### **FOR LEASE**

RETAIL

### **55 Cork Street, Guelph**

### PROPERTY HIGHLIGHTS

- Versatile retail space available for lease in downtown Guelph
- Located in a 3-storey building with both ground floor and basement options
- Sizes range from 2,042 to 12,996 SF to accommodate various businesses
- Zoned as Specialized Downtown, allowing for multiple uses such as day care centers, medical offices, professional offices, restaurants, and retail
- High-traffic location with excellent visibility and accessibility
- Public transit conveniently located across the street
- Central Public School within walking distance, making it an ideal community-oriented location

### PROPERTY **DETAILS**

Type: Retail

Size: 2,042 to 12,996 SF

Lease Price: \$1.00 PSF Net

TMI/CAM: \$16.00 PSF (2023)

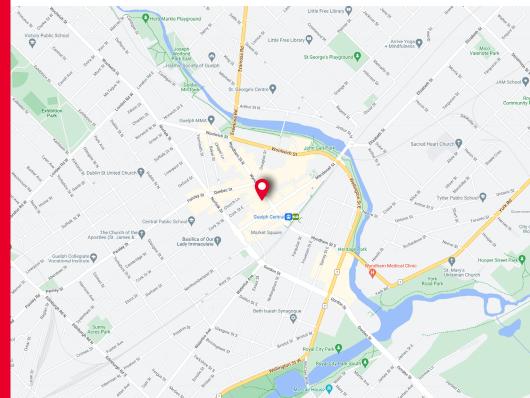
Possession: Immediate

Units Available: GL, 100, 100L, 102, and 103

Lease Term: Minimum 60 months

Unit	SF
GL	12,996
100	6,788
100L	6,208
102	2,042
103	4,684







# MEET TEAM BACH VRENJAK



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