

FOR LEASE
RETAIL

55 Cork Street, Guelph

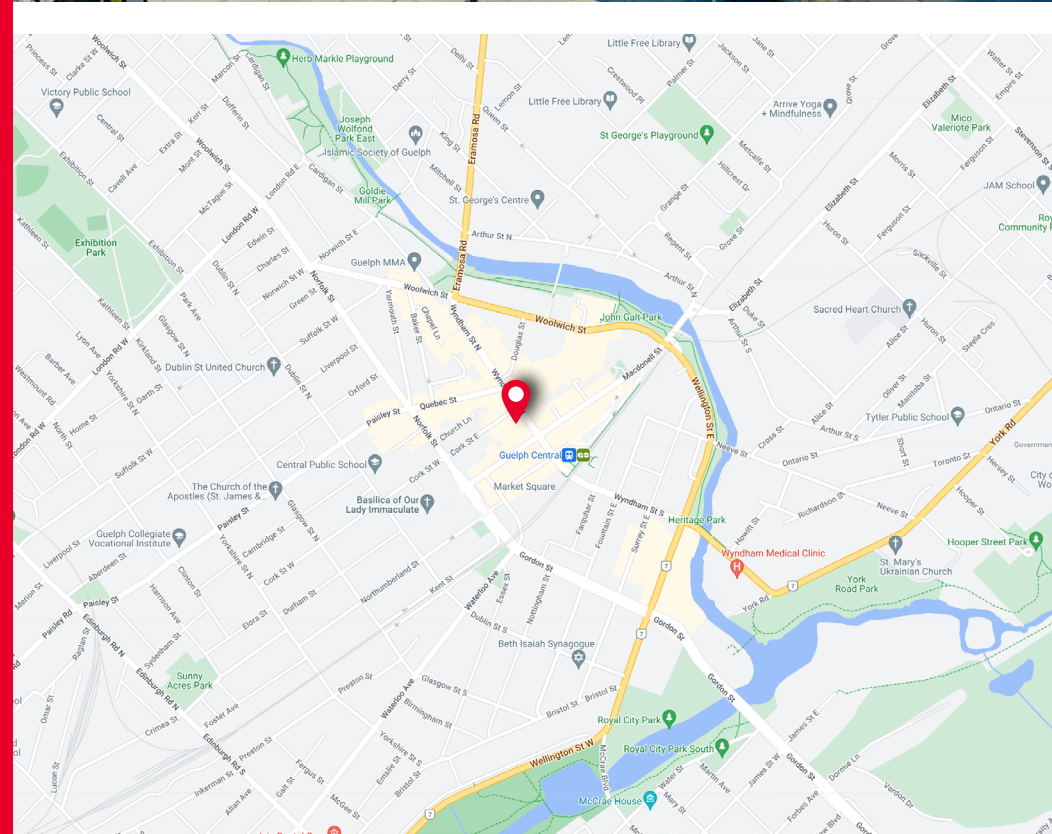
PROPERTY HIGHLIGHTS

- 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 |





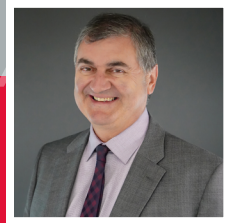
**CUSHMAN &
WAKEFIELD**
Waterloo Region

MEET TEAM BACH VRENJAK



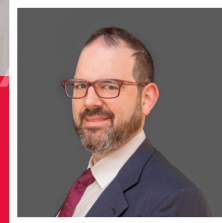
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