

# 55

# FOR LEASE BRAND NEW RETAIL SUITES FRANKLIN STREET SOUTH, KITCHENER



## AVAILABILITY

**UNIT 1 - 1,800 SQ FT**  
**UNIT 1A - 1,000 SQ FT**

## LEASE RATE

**UNIT 1 - \$20.95/SQ FT NET**  
**UNIT 1A - \$25.95/SQ FT NET**

## ADDITIONAL RENT

2024 EST. **\$12.00/SQFT**

## ZONING

**COM-2**

## FEATURES:

- \* Located on Franklin Street S and Eighth Avenue, near King Street E, just off Kingsway Road
- \* "Vanilla Box" street level retail space in a 6 storey apartment building
- \* Fully Air Conditioned/ Glass frontage
- \* Close to Fairview Mall, Expressway and Hwy 8 to 401 interchange
- \* steps from multiple GRT stops
- \* Free on-site parking
- \* COM-2 zoning allows for many uses
- \* Possession of building 2 - Q3 2024; additional buildings still scheduled to be built
- \* Located beside Franklin Plaza
- \* Neighbouring tenants include: Wings-up, Love Shop, Pizzeria, Tropical Supermarket, Hair Salon, Short Stop

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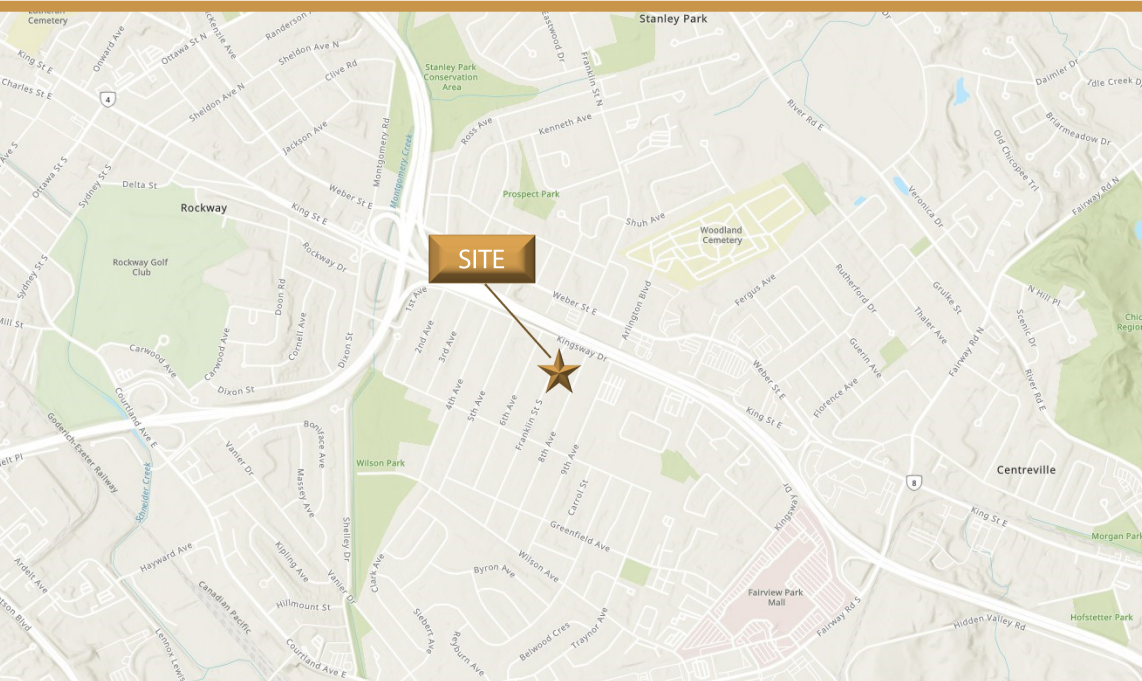


[www.coupalmarkou.com](http://www.coupalmarkou.com)



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