

647

KING STREET W, KITCHENER

FOR SALE/LEASE
Free Standing Office Building



Sale Price

\$1,195,000

Highlights

Intersection	Wellington St N & King St W
Building Size	2,177 sq ft
Acreage	0.122 acres
Zoning	MU-3
Possession	Immediate
Surface Parking	5 spaces

Lease Price

\$3,500/month net
+ \$7.25/sq ft (CAM & Taxes)

Features

- New floors, trim, ceilings, lighting, HVAC, water heater, roof and stucco exterior
- Main floor – 3 private offices, open reception, kitchenette and bathroom
- Second floor – 3 private offices, open area, kitchenette and bathroom
- Located next to Bus & LRT stop
- High-visibility corner location
- Pristine and ready to occupy
- Utilities in addition to lease price

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519-742-7000 x 103

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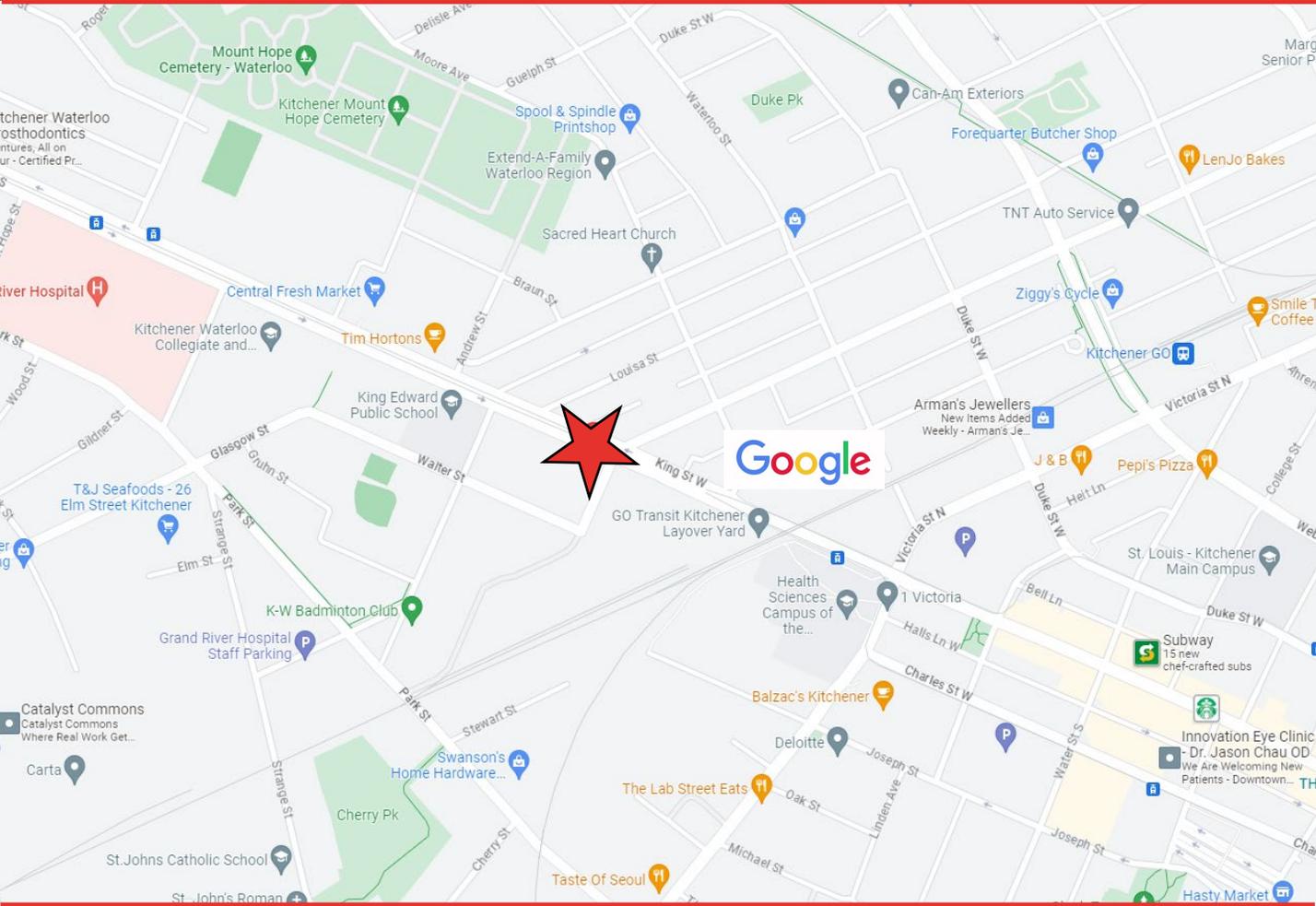
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