

FOR LEASE

715 WELLINGTON STREET WEST, GUELPH, ON



BUILDING BLOCK D

AVAILABLE
1649 SF & 931 SF



BUILDING BLOCK A

AVAILABLE
977 SF



SERVICE RETAIL OPPORTUNITY

Located along the northeast corner of Wellington Street and Imperial Road in Guelph, this retail centre has excellent exposure and nearby access to the Hanlon. The site also features a busy Tim Hortons and a Pioneer Gas, along with being located within a dense residential area.

Todd Feinstein
Broker
Todd@paracom.ca
416-483-1024

T. 416-483-1553
F. 416-483-7657

info@paracom.ca
www.paracom.ca

1 Eglinton Avenue East, Suite 601
Toronto, Ontario M4P 3A1

Paracom Realty Corporation | Brokerage

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing or withdrawal without notice.

FOR LEASE

715 WELLINGTON STREET WEST, GUELPH, ON



LOCATION

Imperial Plaza– 715 Wellington St W

RENTAL RATES

Minimum Rents: \$15.00psf

CAM: \$3.75(2014 est.)

TAXES: \$6.80psf (2014 est.)

SITE AREA

Service Retail: 15,590 SF GLA

PARKING

115 spaces

AVAILABILITY

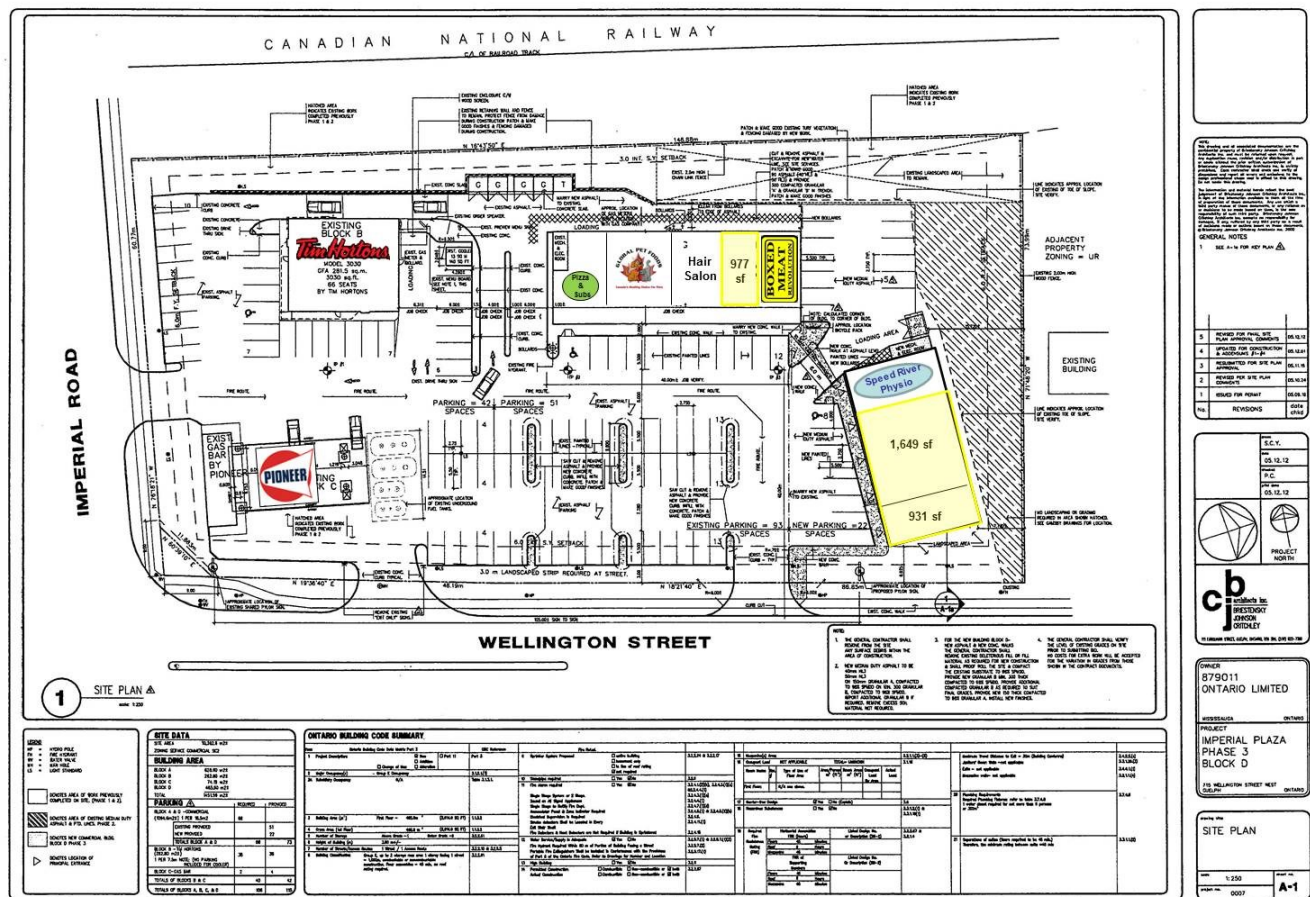
977 SF– Building Block A

931 SF– Building Block D

1,649 SF– Building Block D

DEMOGRAPHICS

2014 (est.)	1 km	3 km	5 km
Total Population	5,451	48,984	86,459
Average House- hold Income	\$98,122	\$82,932	\$84,845



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