

FOR LEASE

WHITNEY
Commercial Real Estate Services

B6, 550 PARKSIDE DR, WATERLOO



3,308 SF OFFICE UNIT FOR LEASE

Fully built-out office space in North Waterloo. The unit features reception area, private offices, boardroom, meeting rooms, kitchenette and bathrooms.

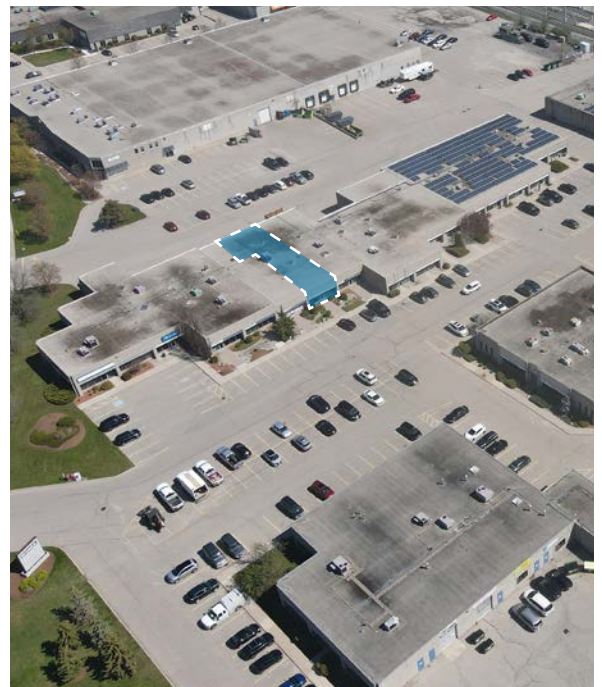
The back section of the unit can be converted to industrial space, with the ability to install a drive-in door. Located within walking distance to new LRT station, Sobey's and many amenities. Benefit from this well located and professionally maintained complex.

BUILDING AREA | 3,308 SF

ZONING | E2-27

LEASE RATE | \$14.00 / SF Net

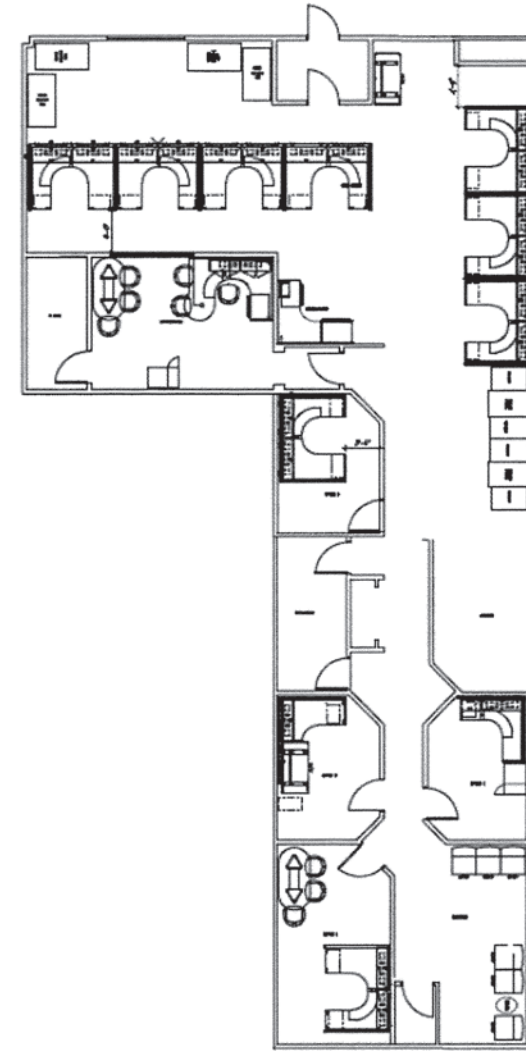
ADDITIONAL RENT | \$7.02 / SF





FLOOR PLAN

3,308 SF



FRONT ENTRANCE



Close Proximity
To HWY 85



Drive-up
Parking



LRT Station
Nearby



Amenities
Nearby



Natural
Light



E2-27
Zoning

PERMITTED USES (Complete list available upon request)

- Advanced Tech
- Business Incubator
- Communication Production
- Data Centre
- Government Use
- "Light" Industrial Assembly
- Related to Advanced Tech
- "Light" Industrial Manufacturing
- Related to Advanced Tech



Contact us for more information



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**Broker *Sales Representative