

Office | For Lease

CBRE

# 21 Lewis Road

Guelph, ON

[www.cbre.ca](http://www.cbre.ca)

±3,300 Sq. Ft Office Space Available in Two-Storey Building





\$15.50

Lease Rate per Sq. Ft.

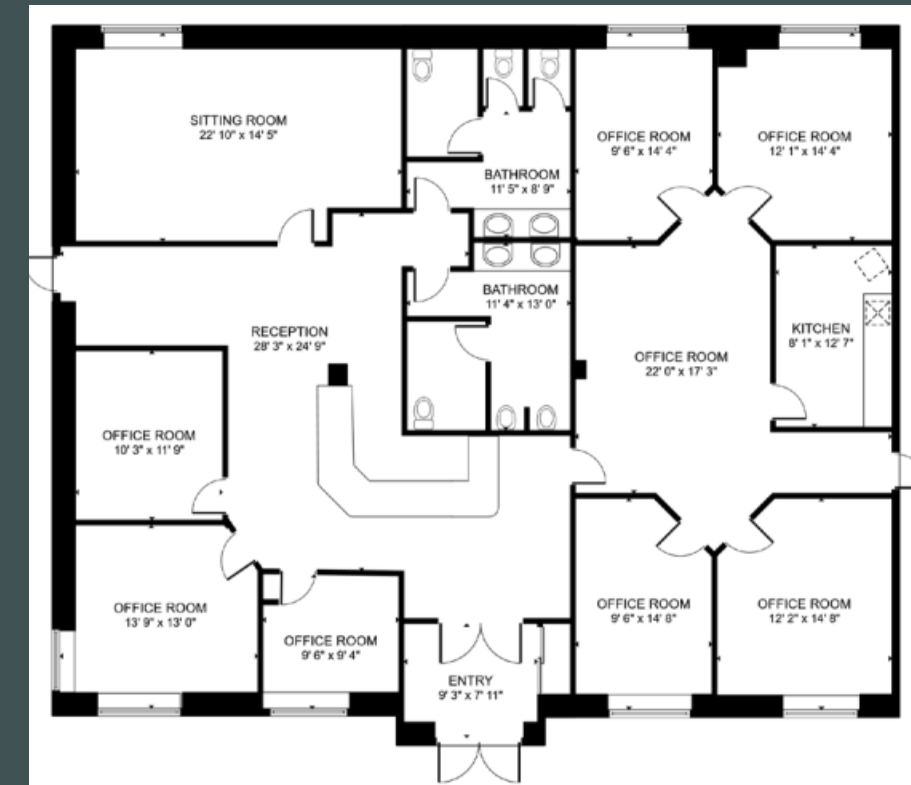
2

Storey Building

±3,300

Sq. Ft. Available

### Floor Plan



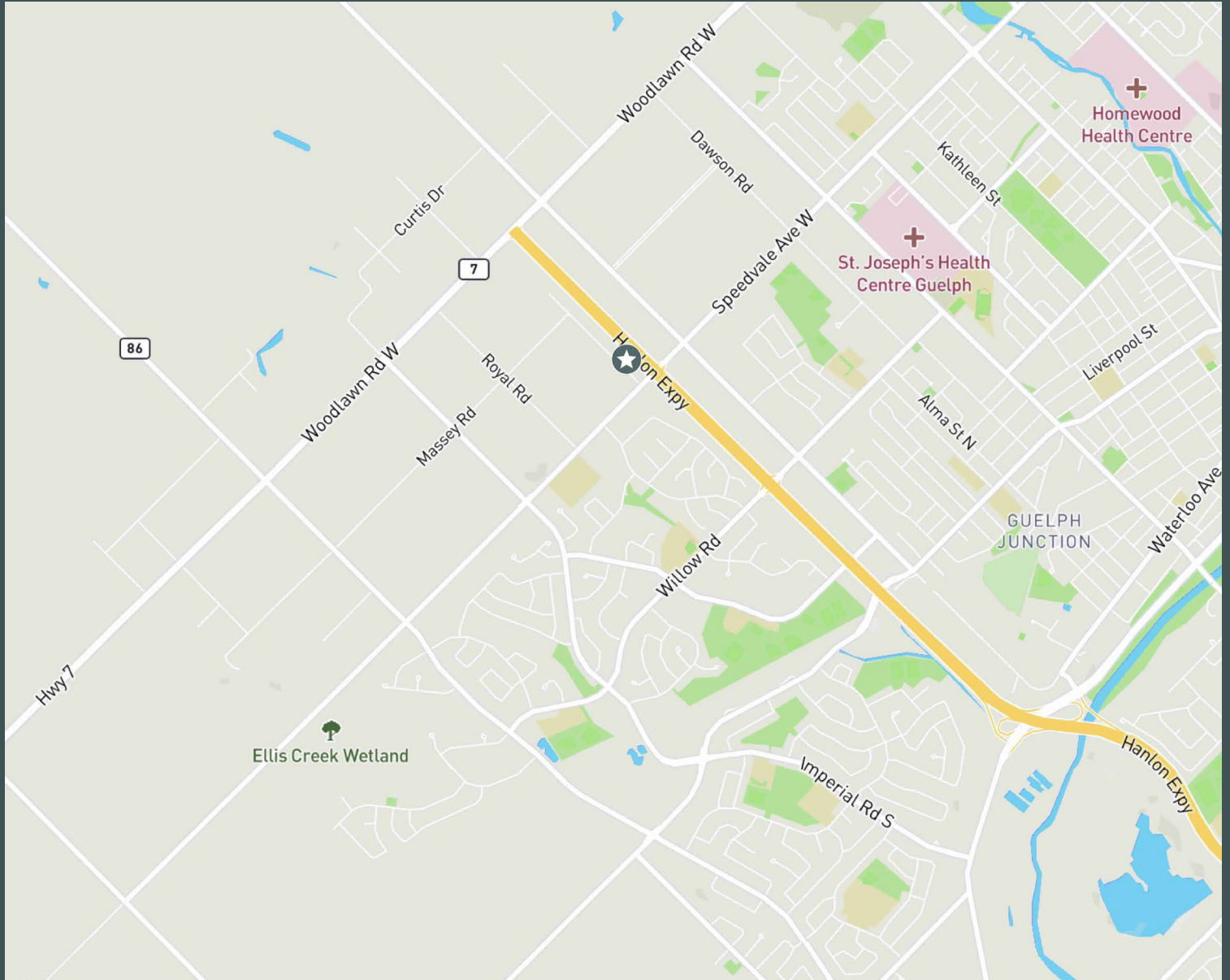
#### Property Details

Total Size	±3,300 Sq. Ft.
Unit Available	Unit 100
Lease Rate	\$15.50 per Sq. Ft.
Additional Rent	\$11.00 per Sq. Ft.
Zoning	B- Employment
Parking	Ample On Site

# Professional Office Space

Unit 100, consisting of 3,200 Sq. Ft. of office space, is available for lease in Guelph located on the ground floor of this well maintained, two-storey building. The building offers high exposure onto HWY 6 (Hanlon Parkway) and plenty of parking. The space is well built out with a mix of furnished private offices and open work areas. There are many amenities within walking distance of the building at the intersection of HWY 6 and Speedvale Avenue West, including shopping, grocery, cafes, and restaurants.





## Contact Us

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