FOR LEASE

WHITNEY
Commercial Real Estate Services

565 MASSEY RD, GUELPH

3,000 SF INDUSTRIAL UNIT

3,000 SF Industrial unit available for lease located between Woodlawn Road West and Speedvale Avenue West.

The unit features private offices, great clear height, 200 amps / 600 volts as well as one 12' x 14' drive-in door. Situated on a corner lot providing quick access to various highways and nearby amenities. B4 Zoning permits various Industrial uses.

Abundance of parking in both the front and back of the unit.

BUILDING AREA | 3,000 SF

ZONING | B4

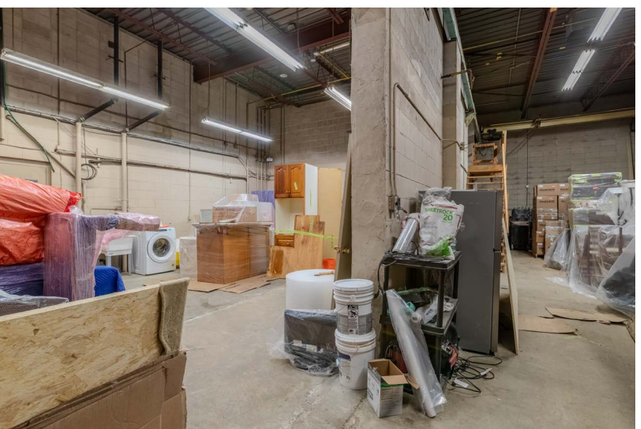
DRIVE-IN DOORS | 1 (12' x 14')

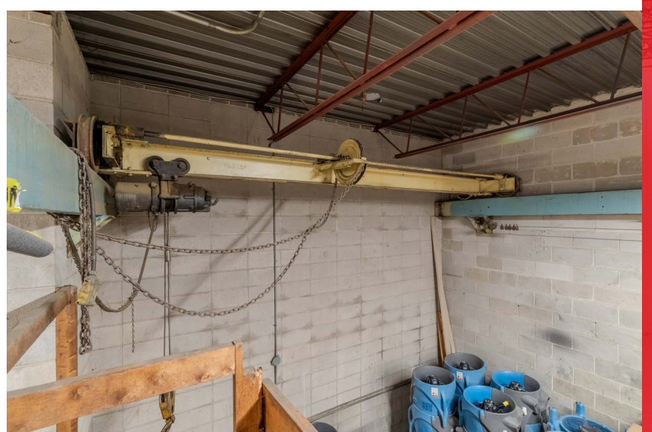
CLEAR HEIGHT | 16'

POWER | 200 Amps / 600 Volts

LEASE RATE | $13.75 / SF Net

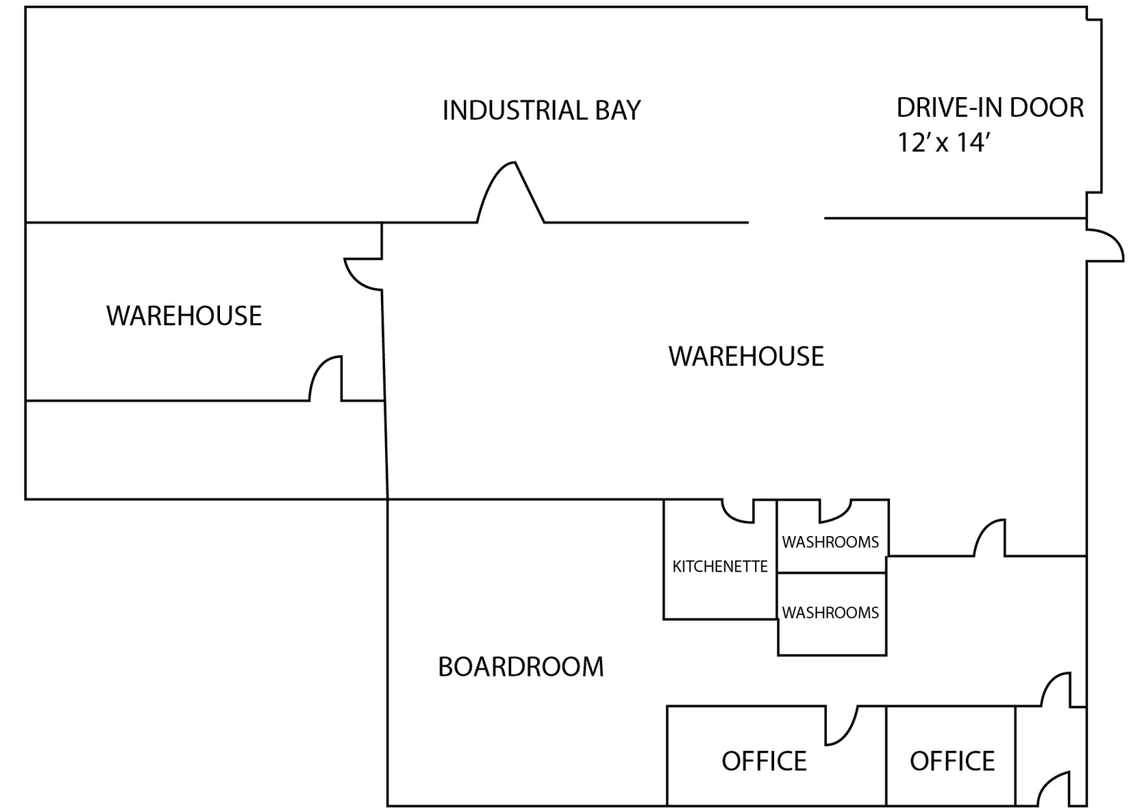
ADDITIONAL RENT | $7.39 / SF





FLOOR PLAN

3,000 SF



Close Proximity to HWY 6

1 (12′ x 14′) Drive-in Door

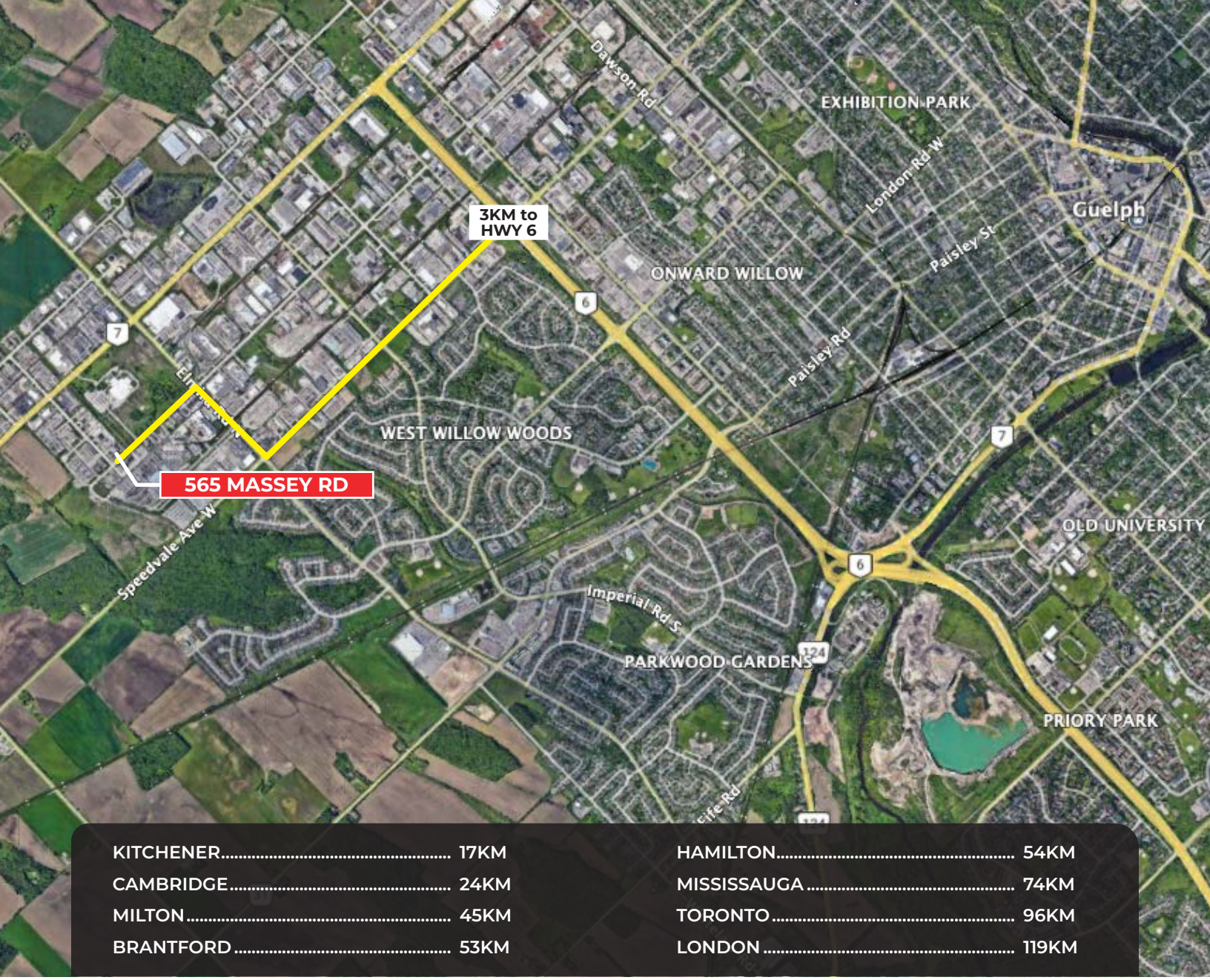
16′ Clear Height

Transit Nearby

PERMITTED USES

(Complete list available upon request)

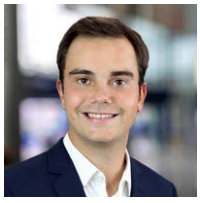
- Catering Service
- Cleaning Establishment
- Contractor's Yard
- Food Vehicle
- Manufacturing
- Repair Service
- Towing Establishment
- Tradesperson's Shop
- Trucking Operation
- Veterinary Service
- Warehouse



KITCHENER	17KM	HAMILTON	54KM
CAMBRIDGE	24KM	MISSISSAUGA	74KM
MILTON	45KM	TORONTO	96KM
BRANTFORD	53KM	LONDON	119KM

Contact us for more information

Matthew Hayward
Senior Sales Representative
519.270.4691
matthew.hayward@whitneyre.com



Xavier Ayora
Sales Representative
226.929.4667
xavier.ayora@whitneyre.com

WHITNEY
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WHITNEY & Company Realty Limited, Brokerage
103 Bauer Place, Suite 2, Waterloo, ON N2L 6B5

519.746.6300 | www.whitneyre.com

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**Broker *Sales Representative