

FOR LEASE

 **CUSHMAN &
WAKEFIELD**
Waterloo Region



100 MCGOVERN DRIVE
CAMBRIDGE, ON

**14,165 SF Freestanding
Industrial Building on 2.3 Acres**

100

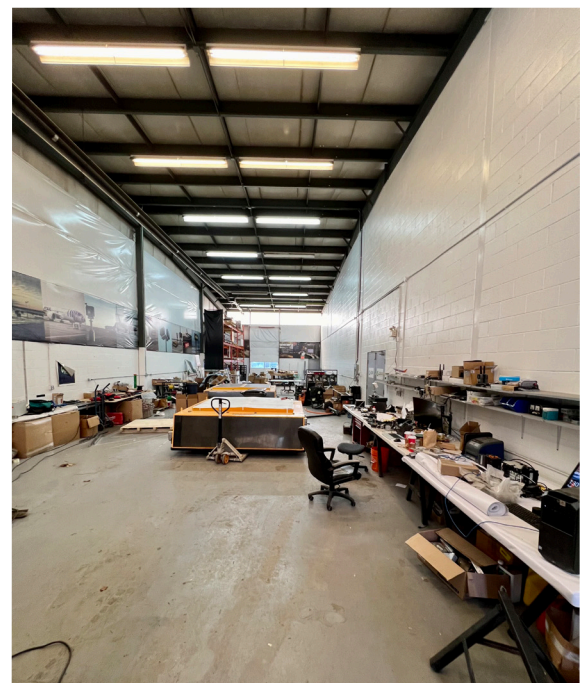
McGovern Drive
Cambridge, ON



PROPERTY DETAILS

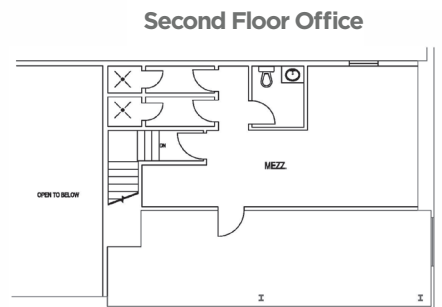
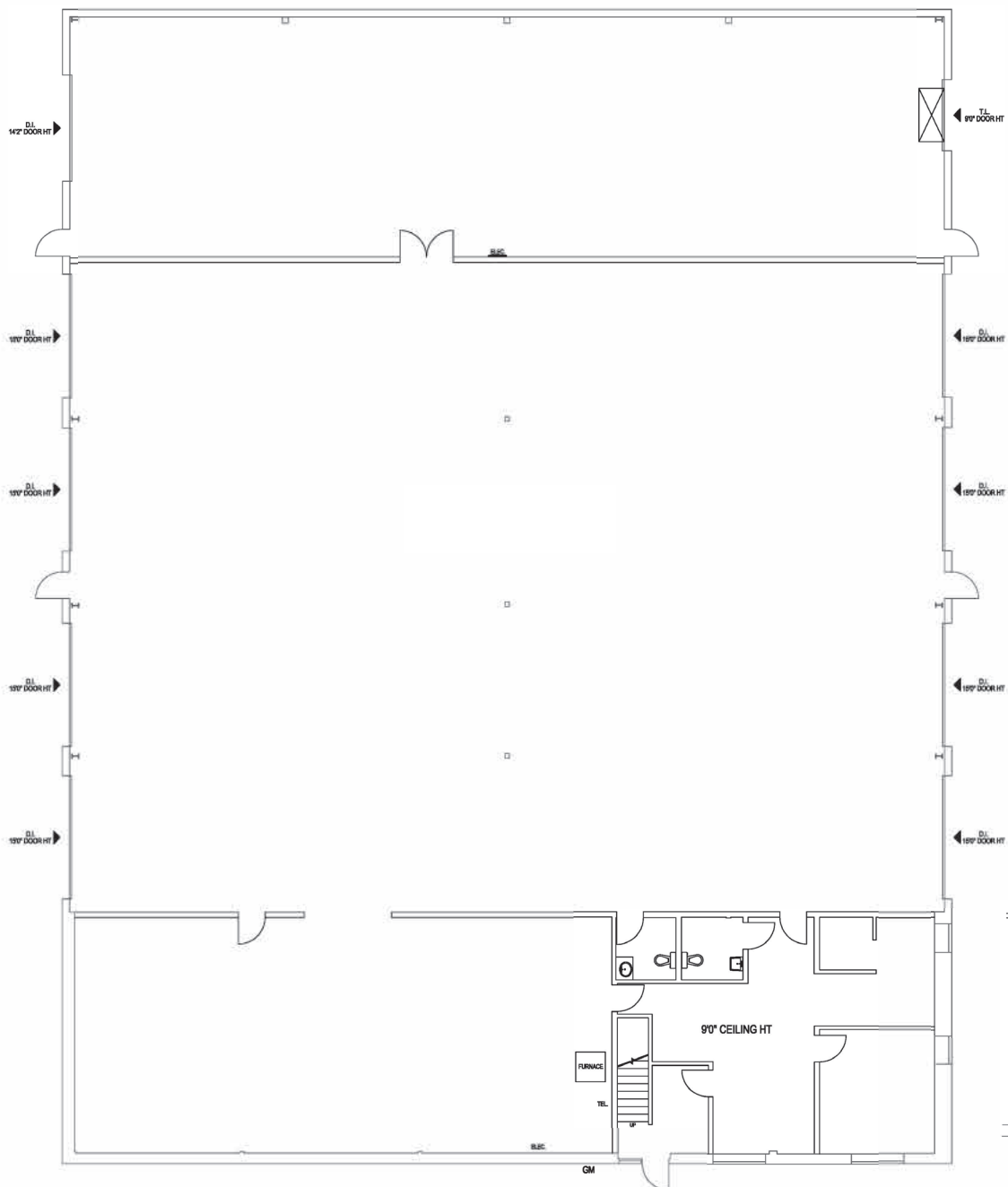
14,165 SF freestanding industrial building on 2.305 acres for lease. Includes 8 - 15' x 13'11" drive-in doors, 1 - 14' x 12' drive-in door, 1 - 8' x 9' truck level door and a metal roof. Located within minutes from the Highways 24 and 401. General Industrial (M1) zoning permits a wide range of uses (no outside storage).

Total Building Area: 14,165 SF	Loading: 1 - 12' x 14' Drive-In 8 - 14' x 15' Drive-in 1 - 8' x 9' Truck Level
Industrial Area: 11,982 SF	Power: TBC
Office Area: 2,183 SF	Zoning: M1 *click link for zoning information
Land Area: 2.305 acres	TMI: \$4.00 psf
Clear Height: 16'	Lease Rate: \$18.95 psf



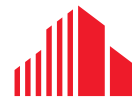


FLOOR PLAN



100

McGovern Drive
Cambridge, ON



**CUSHMAN &
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Waterloo Region

LOCATION OVERVIEW



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