

Drive-up office/tech space

Available for lease in North Waterloo

King North Business Centre - Phase 2

Unit 7 — 60 Bathurst Drive, Waterloo

2,580 sq ft

Location: Located off of Northfield Drive
Zoning: I2-A
Available area: 2,580 sq ft
Office area: As per tenant's requirements
Occupancy: Immediate
Utilities: Separately metered
Ceiling height: Approx. 14' clear
Loading: 1 - 12'x12' drive-in door
Hydro: 60 amp; 550/600 volts
Servicing: Municipal water and sewer
Parking: Ample on-site parking
CAM & Taxes: \$5.20/sq ft (2011 estimate)

Features:

- Located next to Waterloo's Northland Business Park
- Close to King Street North and Northfield Drive
- Just seconds to Conestoga Expressway (Hwy 85)
- Ideal for sales, service and high-tech users
- Design space as per your requirements

Peter Kruschen, SIOR

Sales Representative
peter.kruschen@dtzbarnicke.com

Tel: 519 746 6300 x 223

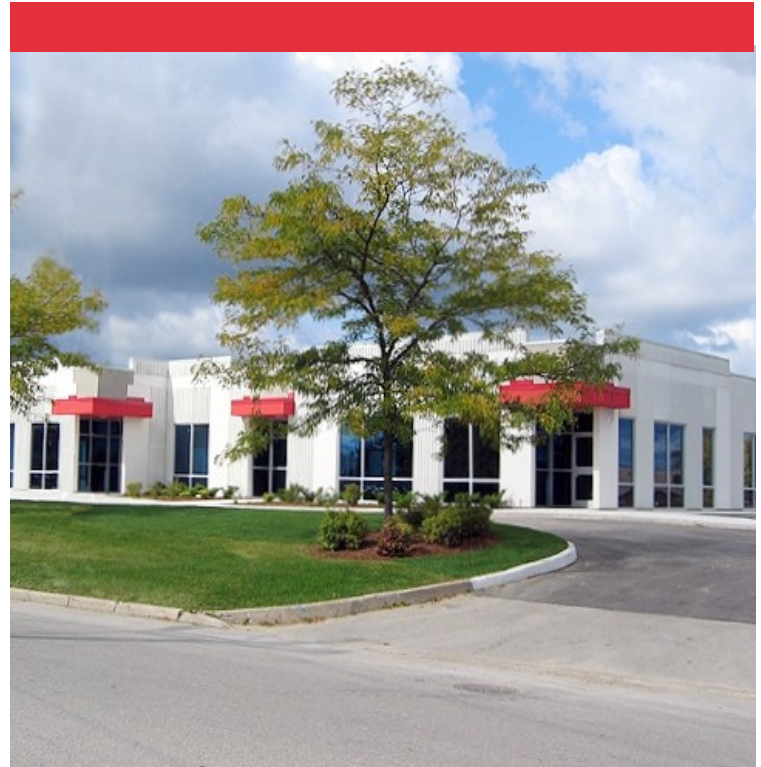
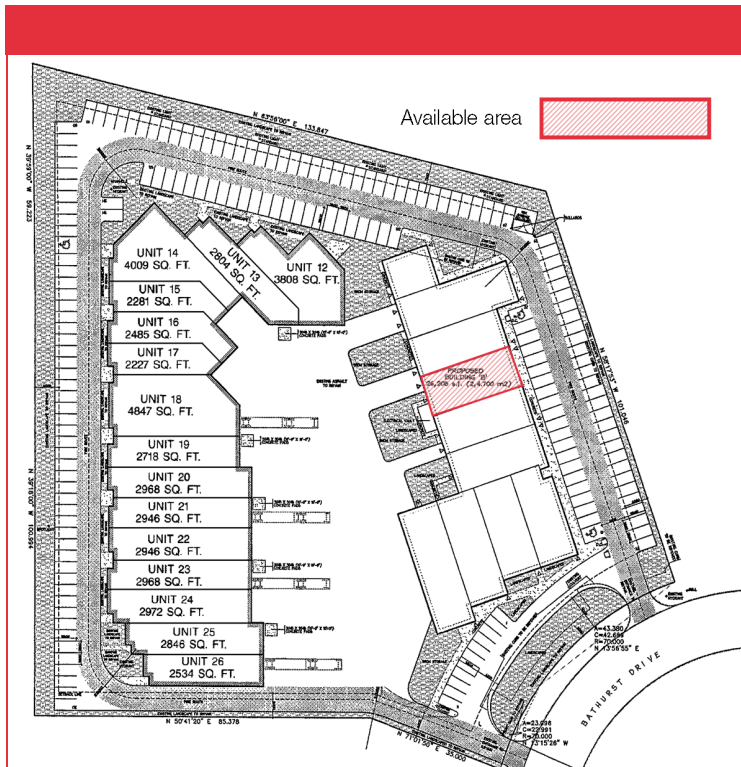
DTZ Barnicke**Waterloo Wellington Ltd.**

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Waterloo, Ontario N2K 4M8

Tel: 519 746 6300

Fax: 519 746 0455

Lease rate: \$11.95/sq ft Net



- Only one unit remaining in Phase 2 of this development
- Located next to Waterloo's Northland Business Park
- Close to King Street North and Northfield Drive
- Just seconds to Conestoga Expressway (Hwy 85)
- Ideal for sales, service and high-tech users

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