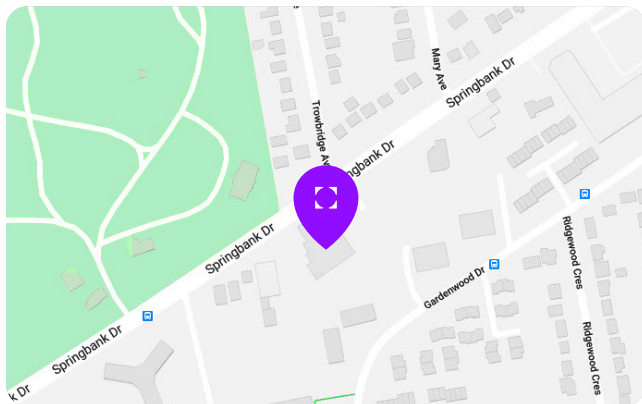




# Springbank Medical Centre

460 Springbank Drive, London, Ontario



## Location Highlights



### Major Intersection

Springbank Drive and  
Wonderland Road South



### Nearest Hospital

5.6km St. Joseph's Hospital



### Public Transit Access

London Transit - Bus 05 Byron  
via Gardenwood

## Leasing Inquiries



**Kasia Mnich**  
Leasing Manager

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460 Springbank Drive, London, Ontario



## Property Description

Springbank Medical Centre is a three-storey, 58,572 square foot medical office building centrally located in London. The building is tenanted by a diversified mix of medical professionals and healthcare support services including over 20 family physicians associated with the Thames Valley Family Health Team, dental services, a laboratory, diagnostic imaging, pharmacy, and a variety of medical specialists. The property is easily accessed by car and public transit and features ample surface parking for tenants and visitors, as well as tenant-only underground parking.

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## Property Highlights

<b>Building Size</b>	58,572 sq.ft.
<b>Floors</b>	3
<b>Asking Rent Starting At</b>	\$15.00 psf
<b>Additional Rent (est. 2024)</b>	
Operating Costs	\$10.80
Realty Taxes	\$4.21
In Suite Cleaning Costs	\$1.47
<b>Total</b>	\$16.48 psf
<b>Bike Storage</b>	Outdoor
<b>Parking</b>	Underground and Surface
<b>Electric Vehicle Chargers</b>	Yes
<b>Wired Score</b>	Yes

NOTE: Asking Rent listed above is based on a standard medical office. Additional Rent listed above is an estimate and is subject to change.