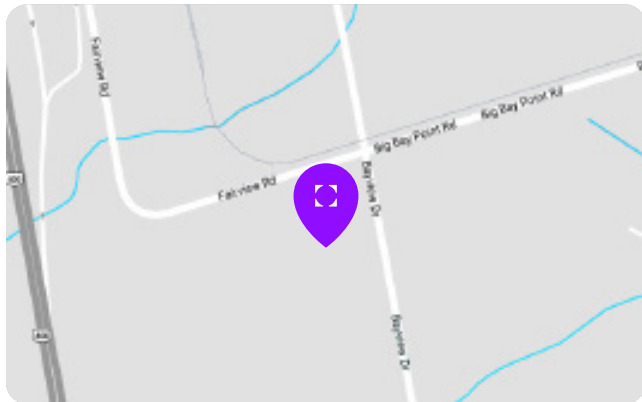




# Barrie Primary Care Campus

370 Bayview Drive, Barrie, Ontario



## Leasing Inquiries



**George Bitaxis**  
Leasing Manager

C +1 416 708 1107  
E [george.bitaxis@nwhreit.com](mailto:george.bitaxis@nwhreit.com)  
W [nwhproperties.com](http://nwhproperties.com)

## Location Highlights



### Major Intersection

Bayview Drive and  
Mapleview Drive East



### Nearest Hospital

11.1km Royal Victoria Regional  
Health Centre



### Public Transit Access

Barrie Transit - Bus 3A/B



# Barrie Primary Care Campus

370 Bayview Drive, Barrie, Ontario



**Barrie and Community  
Family Health Team**



## Property Description

Barrie Primary Care Campus is a three-storey medical office building built in 2016. The building features a diversified tenant mix of family physicians, specialists, and ancillary healthcare services such as a pharmacy, laboratory, physiotherapy, and audiology clinic. The Barrie and Community Family Health Team occupies the third floor of the building for a variety of its community-based programs and services including the Prenatal Well Baby, Lung Health, and Diabetes clinics. The property is easily accessed by car and public transit and offers ample free surface parking.

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## Property Highlights

<b>Building Size</b>	79,230 sq.ft.
<b>Floors</b>	3
<b>Asking Rent Starting At</b>	\$16.00 psf
<b>Additional Rent (est. 2024)</b>	
Operating Costs	\$8.74
Realty Taxes	\$6.08
In Suite Cleaning Costs	\$1.64
<b>Total</b>	\$16.46 psf
<b>Bike Storage</b>	Outdoor
<b>Parking</b>	Surface
<b>Electric Vehicle Chargers</b>	N/A
<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.