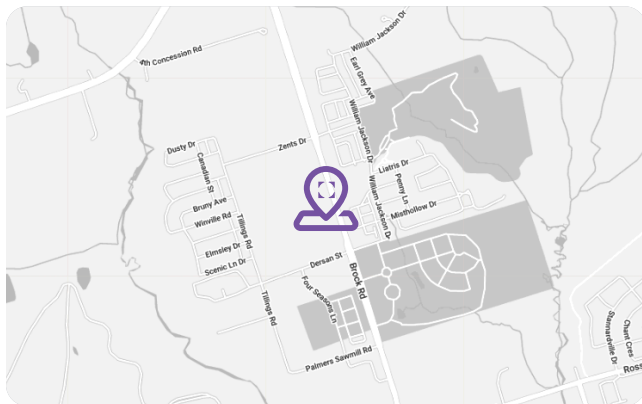




Jerry Coughlan Health & Wellness Centre

1690 Dersan Street, Pickering, Ontario



Location Highlights



Major Intersection

Brock Road and Dersan Street



Nearest Hospital

10km Lakeridge Health Ajax
Pickering Hospital



Public Transit Access

Durham Region Transit - Bus 112
Pickering GO Train Station

Leasing Inquiries



George Bitaxis
Leasing Manager

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1690 Dersan Street, Pickering, Ontario



Property Description

Jerry Coughlan Health & Wellness Centre is a new medical office building completed in 2023. Developed in partnership with anchor tenant Lakeridge Health, the building features a unique surgical space, with four high-volume operatory theatres, where Lakeridge Health will perform a variety of day surgery procedures. To complement Lakeridge Health's surgical and clinical services, the building will be tenanted by a diversified mix of primary care and specialist physicians, an urgent care clinic, and ancillary healthcare services such as a pharmacy, laboratory, and diagnostic imaging.

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Property Highlights

Building Size	67,302 sq.ft.
Floors	4
Asking Rent	Market
Additional Rent (est. 2024)	
Operating Costs	\$10.69
Realty Taxes	\$5.71
In Suite Cleaning Costs	\$1.76
Total	\$18.16 psf
Bike Storage	N/A
Parking	Surface
Electric Vehicle Chargers	N/A
Wired Score	Silver