

\$800 - 18 Weber Street W Unit# Office 3, Kitchener

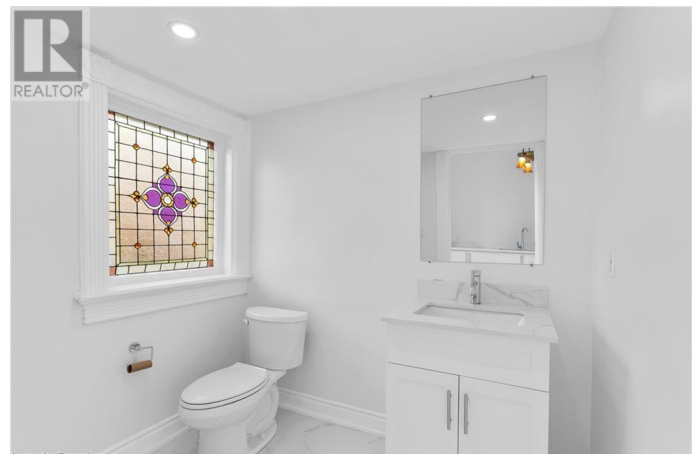
MLS® #40701341

\$800

0 Bedroom, 0.00 Bathroom, 209 sqft
Office on 0 Acres

212 - Downtown Kitchener/East Ward, Kitchener, Ontario

Single private office for lease available in this standalone building with commercial-residential zoning (CR-3) on a large lot with ample parking in the heart of downtown Kitchener. This building offers a flexible range of options in terms of use and how the building is divided up. Includes parking, wifi, use of common amenities, client waiting area, office cleaning services, etc. Prime downtown location with great exposure. Yes, internet and cleaning are included in the rent and there is ample parking. The main floor has 2 additional offices and there are five offices on the second floor of the building. One spot is included and guaranteed in the parking lot at the building. However, at certain times of day, you are free to use more of the parking lot if it's available. Lots of parking is available on the evenings and weekends. There is street parking on Ontario & Queen Streets. There is also a paid parking garage right at Duke & Ontario (one block away). This property in downtown Kitchener is only minutes from LRT stops, the GO station, Google and so many more amenities. Previously used as a law office, CR-3 Zoning means there are extensive possibilities for this property, including a day care, a health clinic/health office, medical laboratory, law office, psychiatry/counselling, a financial establishment plus so many more options! This building has maintained much of its historic charm, with ornate original doors, wood accents, and architectural detailing you simply don't see anymore. There are no



additional CAMs, TMI fees. Feel at ease with a responsive, caring landlord. The pictures do not do this beautiful building justice! of Kitchener's most desirable locations! Schedule a viewing right away and see it for yourself; it will not last long. (id:6289)

Essential Information

Listing #	40701341
Price	\$800
Bathrooms	0.00
Square Footage	209
Acres	0.00
Type	Office

Community Information

Address	18 Weber Street W Unit# Office 3
Subdivision	212 - Downtown Kitchener/East Ward
City	Kitchener
Province	Ontario
Postal Code	N2H3Z2

Amenities

Amenities	Hospital, Public Transit, Schools
Features	Visual exposure

Interior

# of Stories	2
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Listing Details

Listing Office	ROYAL LEPAGE CROWN REALTY SERVICES INC. - BROKERAGE 2
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