\$ - 65 Larch Street Unit# Unit 206, Sudbury

MLS® #2120270

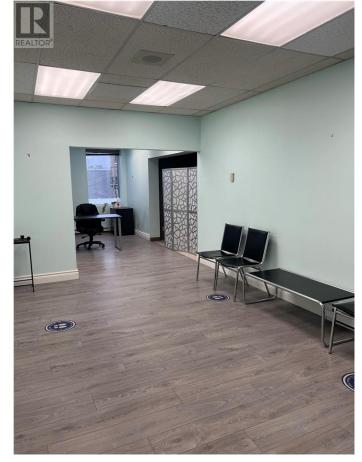
\$

0 Bedroom, 0.00 Bathroom, Office on 0.00 Acres

N/A, Sudbury, Ontario

Discover a prime leasing opportunity at 65 Larch Street, prominently known as the Medical Building in downtown Sudbury. This building houses various medical and professional office uses, including Rexall Pharmacy, Lifelabs, onsite café, along with offices for general medical practitioners and specialists. Parking in the dedicated lot behind or on the street in front ensures there is never a shortage for patients and staff. Asking base rent starting at \$8.00 makes this space the most competitive in the market. Additional Rent is estimated at \$17.60 for 2024, including utilities. Seize the opportunity to establish your practice or business in this downtown location. Landlord incentives may be available. Unit 207 offers an exceptional 2,420 square feet of rentable space, thoughtfully designed to cater to a variety of professional needs. The layout features three well-appointed kitchenettes complementing the spacious interior. The unit has a private bathroom and a dedicated receptionist area, creating a welcoming atmosphere for guests and clients. Strategically positioned along the perimeter wall, the unit showcases seven examination rooms to provide a comfortable and functional environment. The abundance of natural lighting throughout the space further enhances the overall bright and inviting atmosphere. Formerly utilized as a dentist's office, this unit presents a solution for medical practitioners or can be easily customized to accommodate other professional requirements. (id:6289)





Essential Information

Listing # 2120270

Bathrooms 0.00
Acres 0.00
Type Office

Sub-Type Leasehold

Community Information

Address 65 Larch Street Unit# Unit 206

Subdivision N/A

City Sudbury
Province Ontario
Postal Code P3E1B8

Amenities

Amenities Air Conditioning, Separate Heating Controls

Parking Rear, Shared

Interior

Heating Forced air

Exterior

Exterior Stucco

Roof Membrane

Foundation Concrete

Listing Details

Listing Office ROYAL LEPAGE NORTH HERITAGE REALTY, BROKERAGE





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