

FOR LEASE - PRIME OFFICE SPACE
ORLÉANS MEDICO-DENTAL CENTRE
2555 St. Joseph Blvd., Orléans, ON K1C 1S6



Property Highlights...

Property: **Landmark Property In Orléans**
 Modern Lobby with Cafeteria, Pharmacy, Medical Laboratory, Radiology Clinic, Family / Specialist Physicians, Walk-In Clinics, General & Dental Specialist (ie Oral Surgeons, Orthodontist, Periodontist), Physiotherapy, Massage Therapy, and other Professionals (Lawyers, Bankruptcy Trustee, Lawyers, etc)

Parking: **FREE Patient / Client Parking**

Availability: 3 Units Available – approx 1,500 sf (ground floor), 1,587 sf (2nd floor), and 610 sf (2nd floor)

Base Rate: **Base Rate starting at \$11.00 per sq. ft.**

Operating: \$16.50 per sq. ft. (estimated 2006)

Financing: Fit-up financing available.



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