

# BLAIR BLANCHARD STAPLETON

LIMITED, REAL ESTATE BROKERAGE

## RETAIL UNIT FOR LEASE

BBSREALTY.COM

**\$15.50PSF**  
GROSS LEASE RATE

**\$13.22PSF**  
T.M.I. (2025)

**3,000**  
SQUARE FEET



## 170 Silvercreek Parkway North, Unit 4, Guelph, ON

Prominent busy retail plaza with prime exposure along this Silvercreek Pkwy power retail corridor directly across from the Willow West Mall, shadow anchored by many National Tenant. Quick access to the Hanlon Parkway. High traffic location with abundant parking. Former retail store, open concept, ideal for most retail/office uses. Immediate possession.

### John Hryczynski

Broker

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#### HAMILTON OFFICE

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The information contained herein is provided by the building owner or their agents or representatives and although such information has been obtained from sources considered to be reliable, Blair Blanchard Stapleton Limited makes no representation or warranty as to the accuracy or completeness thereof. The information contained herein is subject to change without notice.



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## PROPERTY DETAILS

LEVELS	1
PARKING	Surface
POSSESSION	Immediate

ZONING	MUC- Mixed Use Commercial
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- 3,000 square foot unit
- Located inside busy retail plaza with prime exposure along this Silvercreek Pkwy power retail corridor
- Located across from Willow West Mall
- Quick access to Hanlon Parkway
- High traffic location
- Abundant parking



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