FOR LEASE | RETAIL | OFFICE

545-565 NORTH RIVERMEDE ROAD

Concord, ON

Exposure to Highways 7 & 407. Mixture of automotive, office and retail uses.

STATS & FACTS

AVAILABLE UNIT: UNIT B-01 | 1,461 SQ FT. , UNIT 201-A | 2,157 SQ FT. , UNIT 200 | 1,583 SQ FT. , UNITS 201-202 | 2,733 SQ FT.

Gross Leasable Area :	Intersection :	Average Household Income Benchmark (for Ontario) :	
53,978 sq. ft	North Rivermede Road at Centre Street	$106,524.04	N/A

Demographics	Radius		
	≤ 1km	≤ 3km	≤ 5km
Population	1,603	54,029	177,232
Total # of Households	498	18,282	61,633
Avg. Household Income	$130,196.55	$130,836.12	$113,452.3

(Source: Environics Analysis, Demostats 2023)



CONTACT

CONDOR PROPERTIES

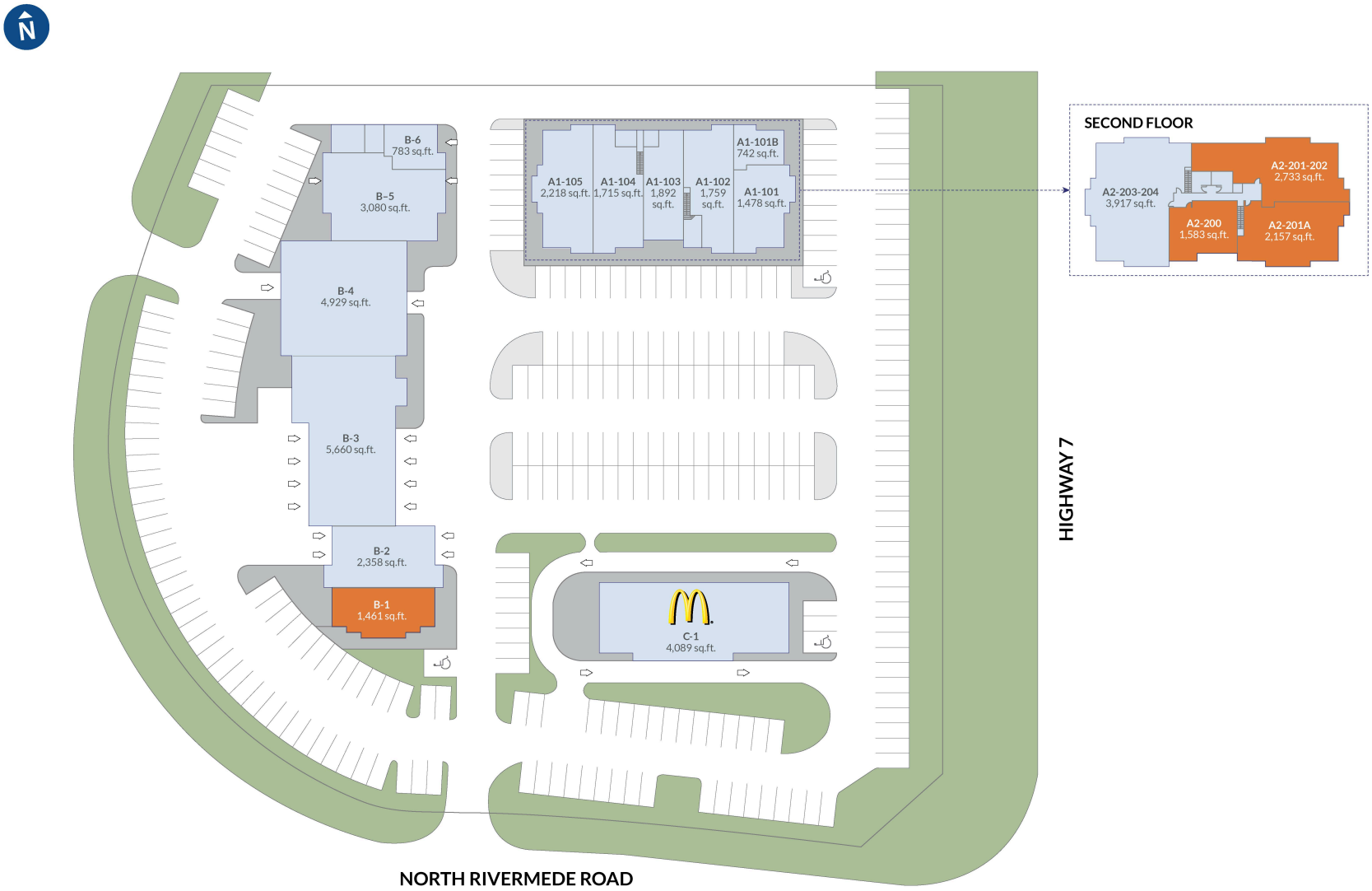
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1500 Highway 7
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SITEPLAN



LEGEND

LEASED

AVAILABLE

TENANT LIST

BUILDING A

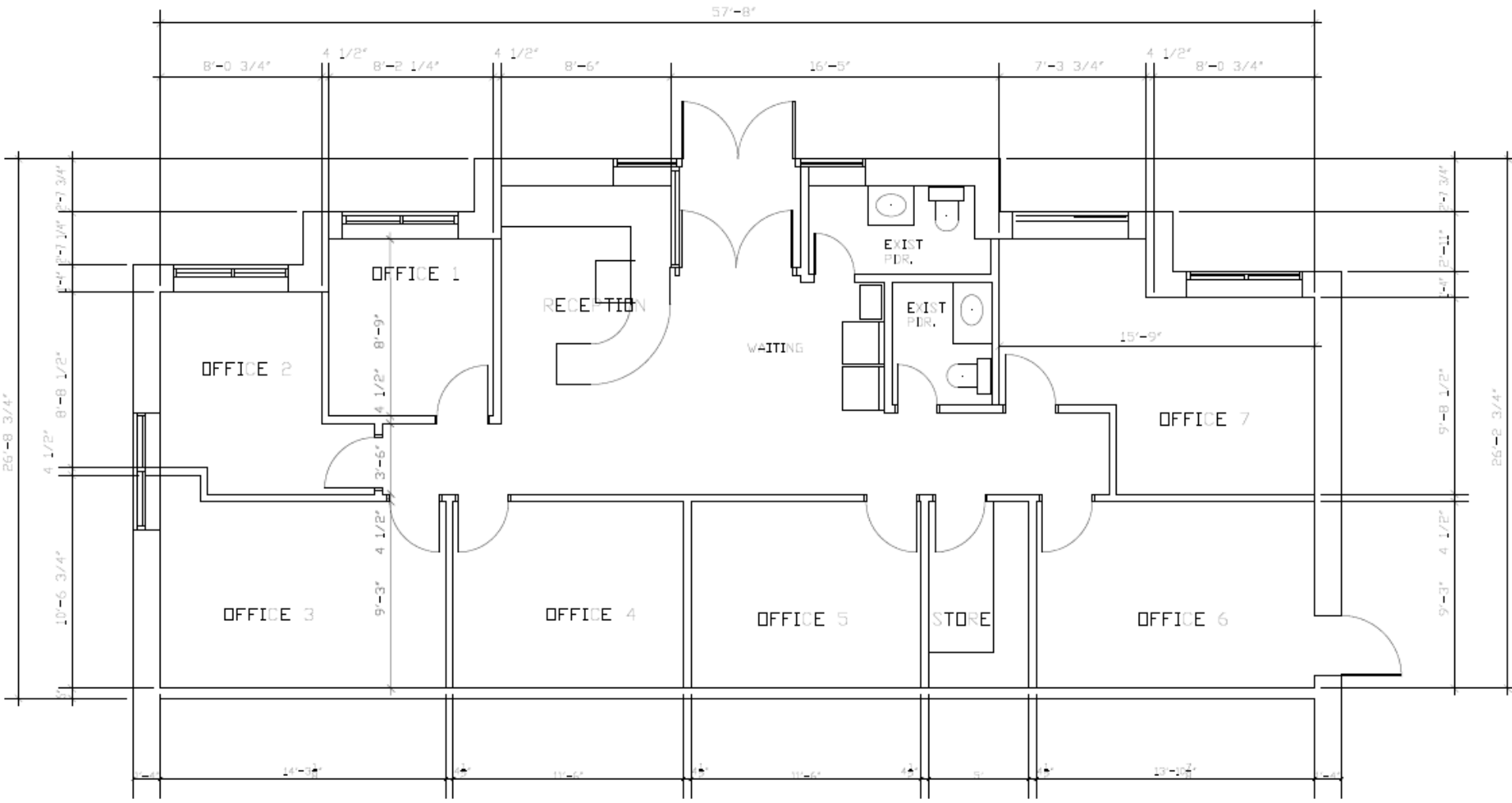
A1–101 Star Salon & Med Spa
A1-101B Times Realty
A1-102 30 Minute Hit
A1-103 Vaughan Pool Supplies
A1-104 Concord Veterinary Animal Hospital
A1-105 The Womb

BUILDING B

B-1 Available
B-2 Hairpin AutoSpa
B-3-8 Bay Auto Service
B-4 The Chef Upstairs
B-5 Manaf Auto Sales
B-6 The Womb

OFFICES

A2-200 Available
A2-201A Available
A2-201-202 Available
A2-203-204 Wiz Kidz Learning Centre



UNIT B-01 | OFFICE | RETAIL

Rentable Area:	1,461 sq. ft.*
Operating Costs:	$8.39 per sq. ft.*
Realty Taxes:	$2.89 per sq. ft.*
Availability:	Available immediately. EM1-Zoning. HVAC Charge: $1.40 psf. 5-ton RTU.

*Estimated for 2026

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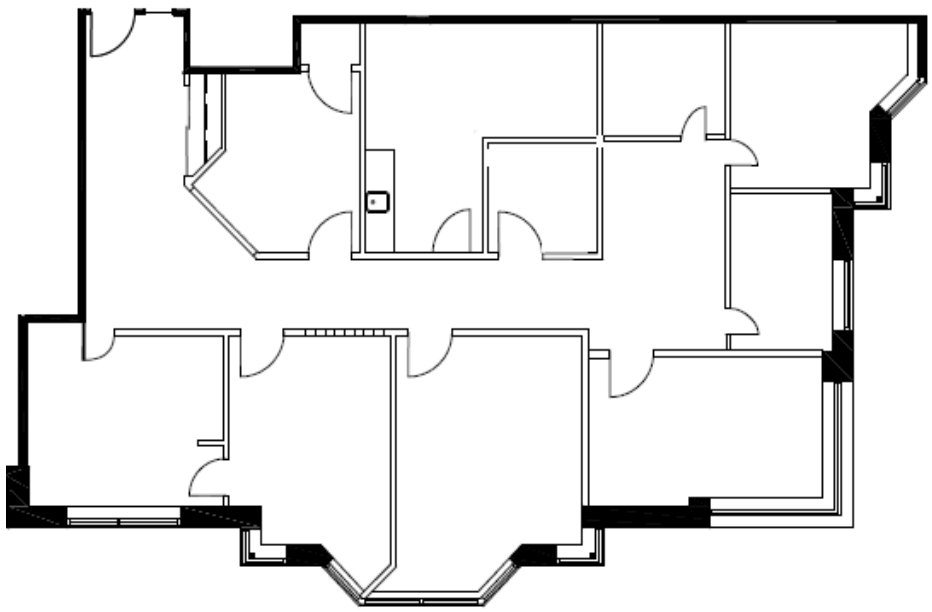
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KEY PLAN





SUITE 201A
RENTABLE AREA = 2,157 SF

UNIT 201-A | OFFICE

Rentable Area:	2,157 sq. ft.*
Operating Costs:	$12.46 per sq. ft.*
Realty Taxes:	$2.99 per sq. ft.*
Availability:	Available Immediately. HVAC Charge: $0.90psf. 100% Office Space, Second Floor Unit. Staircase access only. Hydro and Water included in Operating Costs. Gas separately metered.

*Estimated for 2026

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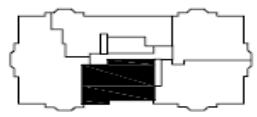
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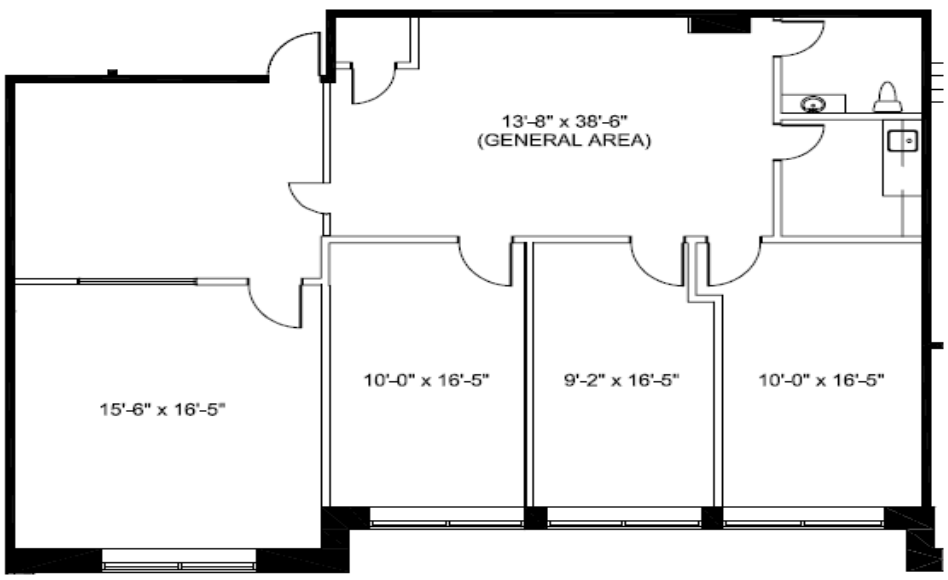
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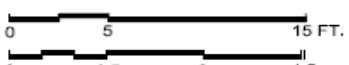
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KEY PLAN





SUITE 200
RENTABLE AREA = 1,583 SF
ABOVE INFORMATION ESTABLISHED ACCORDING TO BOMA / ANSI Z65,1 1996

UNIT 200 | OFFICE

Rentable Area:	1,583 sq. ft.*
Operating Costs:	$12.46 per sq. ft.*
Realty Taxes:	$2.99 per sq. ft.*
Availability:	Available immediately. Operating Costs include hydro & water. Gas separately metered. Staircase access only. HVAC Charge: $1.21 psf.

*Estimated for 2026

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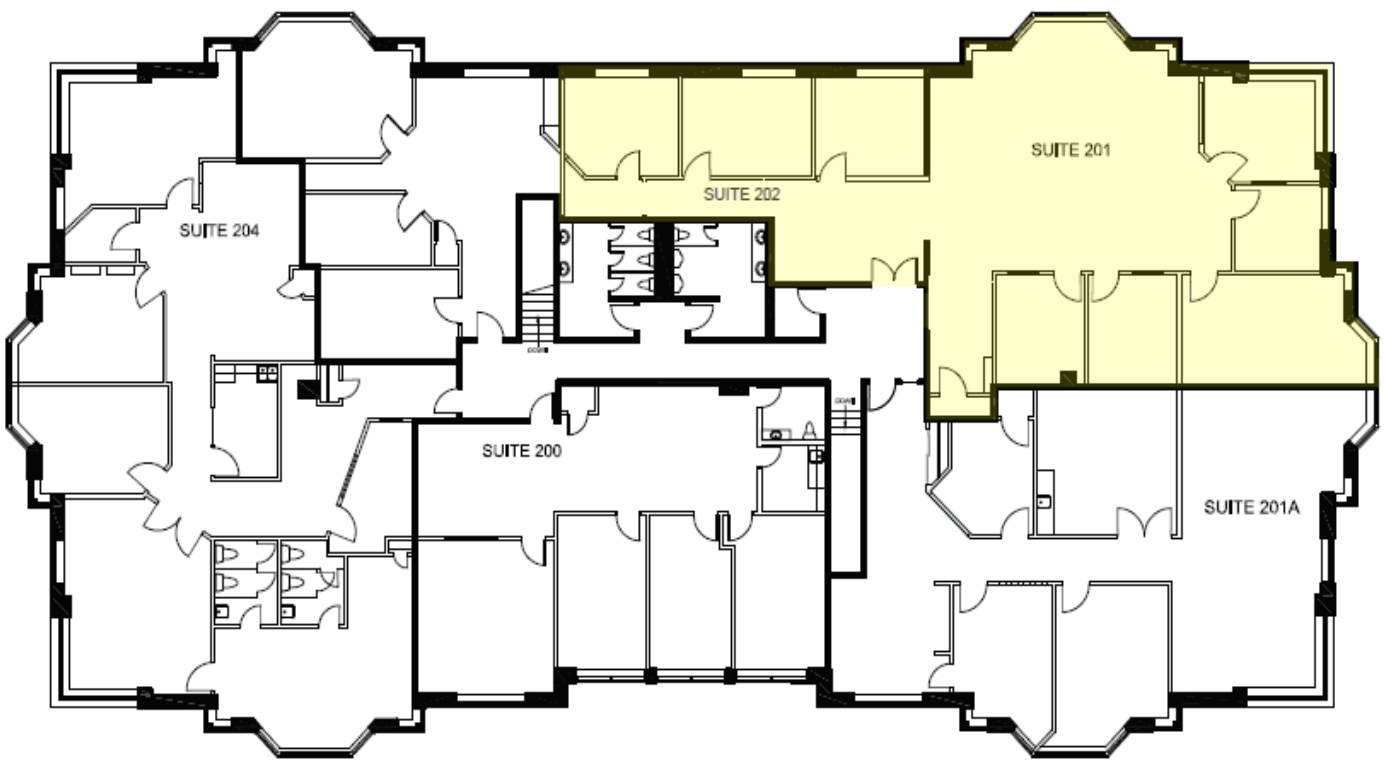
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UNITS 201-202 | OFFICE

Rentable Area:	2,733 sq. ft.*
Operating Costs:	$12.46 per sq. ft.*
Realty Taxes:	$2.99 per sq. ft.*
Availability:	Available immediately. Operating Costs include hydro & water. Gas separately metered. Staircase access only. HVAC Charge: $1.32 psf.

*Estimated for 2026

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