



**CUSHMAN &
WAKEFIELD**

Southwestern Ontario

FOR LEASE

566 RIVERVIEW DRIVE UNIT 101 & 102

Chatham, ON



INDUSTRIAL UNITS

ASKING RENT

\$8.50
PSF NET

ADDITIONAL RENT

\$3.50
PSF (Est.)

AVAILABLE SPACE

49,218
SF

JAMESON LAKE
Sales Representative

519 438 8548
jameson.lake@cushwakeswo.com

BRENT RUDELL
Broker of Record

519 438 5608
brent.rudell@cushwakeswo.com

CUSHMAN & WAKEFIELD
SOUTHWESTERN ONTARIO
850 Medway Park Dr, Suite 201
London, Ontario N6G 5G6
www.cushwakeswo.com

©2026 Cushman & Wakefield Southwestern Ontario, Real Estate Brokerage, Independently Owned and Operated. A Member of the Cushman & Wakefield Alliance.
This information has been obtained from sources believed to be reliable but has not been verified. No warranty or representation, express or implied, is made as to the condition of the property (or properties) referenced herein or as to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). Any projections, opinions or estimates are subject to uncertainty and do not signify current or future property performance. All rights reserved.

ABOUT THE PROPERTY

Two industrial units are available for lease: unit 102 is 19,218 SF and features finished office space, and enclosed loading docks. Unit 101 is 30,000 SF and 100% warehouse. Both units feature 24' clear height, heavy power, sprinklers, grade and dock height loading. Outdoor storage is available if needed.

- **Building Area:** 49,218 SF
 - » **Unit 101:** 30,000 SF
 - » **Unit 102:** 19,218 SF
- **Zoning:** M1-1312
- **Clear Height:** 24-42'
- **Grade Level Doors:** 2
- **Dock Level Doors:** 4

Permitted Uses | General Industrial Zone M1-1312

The permitted uses in the M1-1312 Zone shall also include a Cannabis Production Facility

Permitted Uses | General Industrial Zone (M1)

Agricultural Implements Sales and Service Establishment	Animal Grooming	Asphalt and Concrete Batching Plant	Assembly Hall	Automobile Body Shop
Automobile Repair Shop	Automobile Sales and Service Establishment	Automobile Service Station	Builder's Supply Yard	Bulk Fuel Storage
Call Centre	Car Wash, Automatic	Car Wash, Manual	Commercial Entertainment and Recreational Establishment	Commercial School
Construction/Industrial Equipment Sales and Service Establishment	Contractor's Yard	Courier Service	Dry Cleaning Establishment	Eating Establishment
Eating Establishment - Drive-in	Eating Establishment - Take-out	Factory Outlet	Garage, Public	Gas Bar
Grain Elevator or other Storage Facility for Farm Produce	Industrial Mall	Industrial Use, which is not noxious	Laboratory or Scientific Research Facility	Nursery
Office	Public Storage	Rental Establishment	Service or Repair Shop	Service Trade Establishment
Taxi Establishment	Towing Establishment	Train Depot	Truck Terminal	Warehouse

Wholesale Business with Accessories Retail Business

<https://www.chatham-kent.ca/localgovernment/bylaws/Documents/Zoning%20By-law%20216-2009.pdf#search=Zoning%20bylaw>

JAMESON LAKE
Sales Representative

519 438 8548
jameson.lake@cushwakeswo.com

BRENT RUDELL
Broker of Record

519 438 5608
brent.rudell@cushwakeswo.com

CUSHMAN & WAKEFIELD
SOUTHWESTERN ONTARIO
850 Medway Park Dr, Suite 201
London, Ontario N6G 5G6
www.cushwakeswo.com



CUSHMAN & WAKEFIELD

Southwestern Ontario