

**AVISON
YOUNG**

8 Abacus Road
Brampton, ON



Freestanding Industrial Building For Lease

**For additional information,
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For Lease

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Property Details

| | |
|-----------------------------|-------------------------|
| TOTAL AVAILABLE AREA | 64,641 sf |
| OFFICE AREA | 13% |
| LOT SIZE | 3.15 |
| CLEAR HEIGHT | 24' |
| SHIPPING | 5 TL / 2 DI |
| ZONING | M1 |
| POSSESSION | November 1, 2023 |
| ASKING NET RENT | Speak to listing agents |
| TMI | \$4.50 psf |

Property Highlights



Freestanding building on 3.15 acre lot near end of a cul de sac



Oversize drive-in doors, and very functional building with easy access for 53' trailers



Good clear height, and heavy power



Newly renovated office space across two storeys



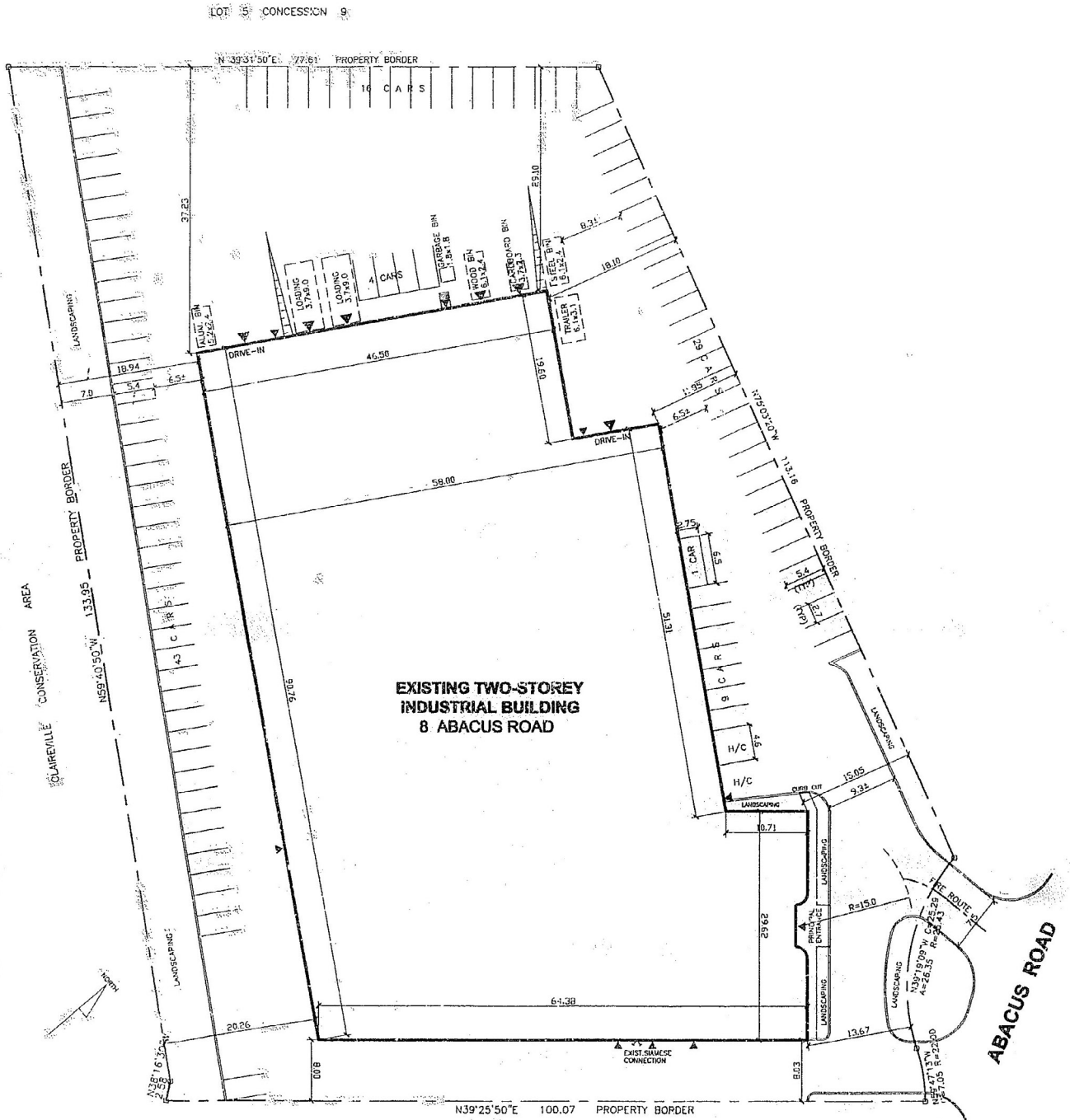
Quick access to major highways

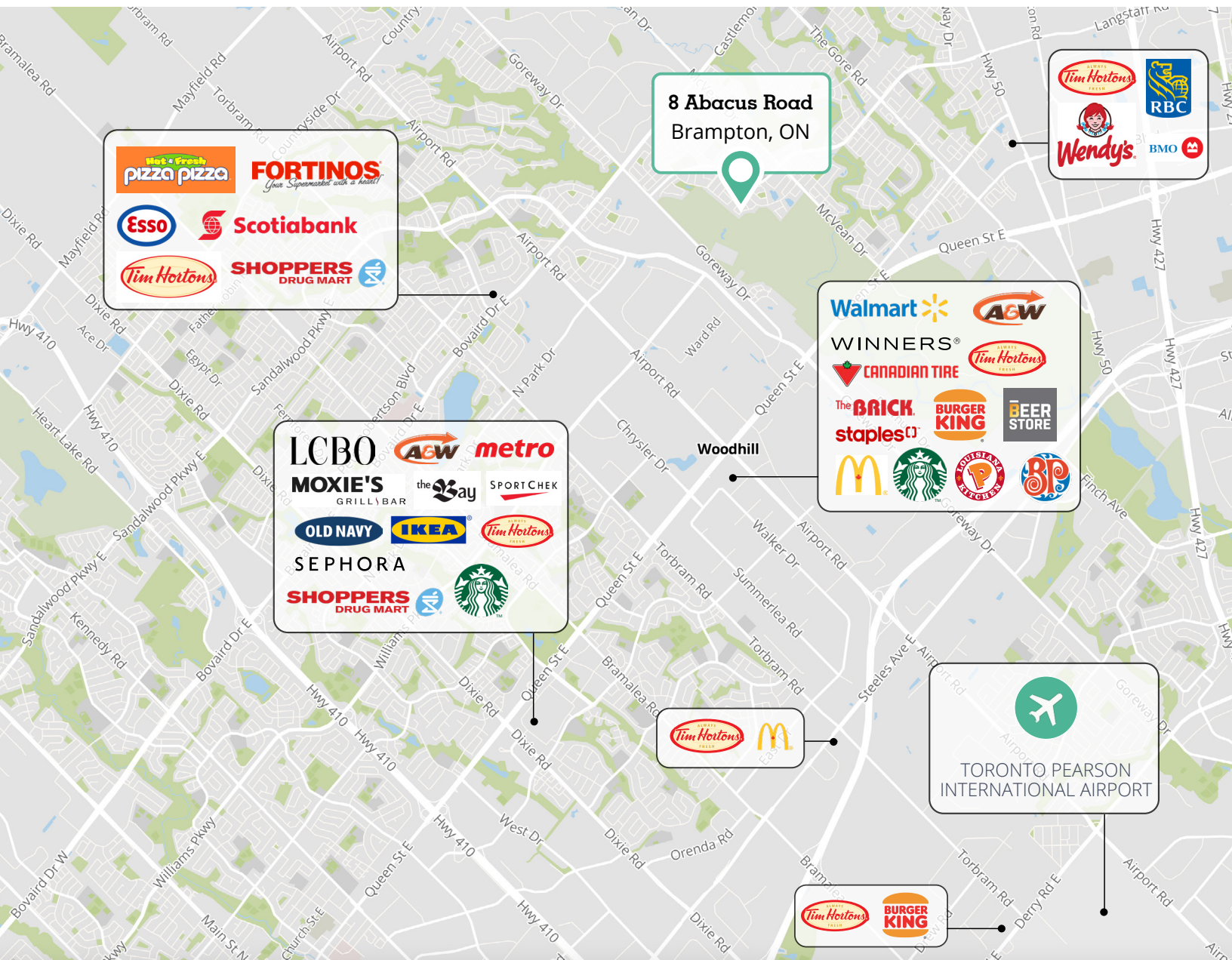


Located in Southeast Brampton near border of Woodbridge, Mississauga, and Etobicoke



Site Plan





For more information:

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