

**AVISON
YOUNG**

For Lease

101-103 Brisbane Road
North York, ON



Industrial units available in North York

Get more information

Tessa Compagno
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Tom Clancy
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 **BEST
MANAGED
COMPANIES**
Platinum member

Property Summary



CLEAR HEIGHT
13' 11"



TMI (2024)
\$4.95



Zoning
EH1(x10)



POSSESSION
Speak to LA

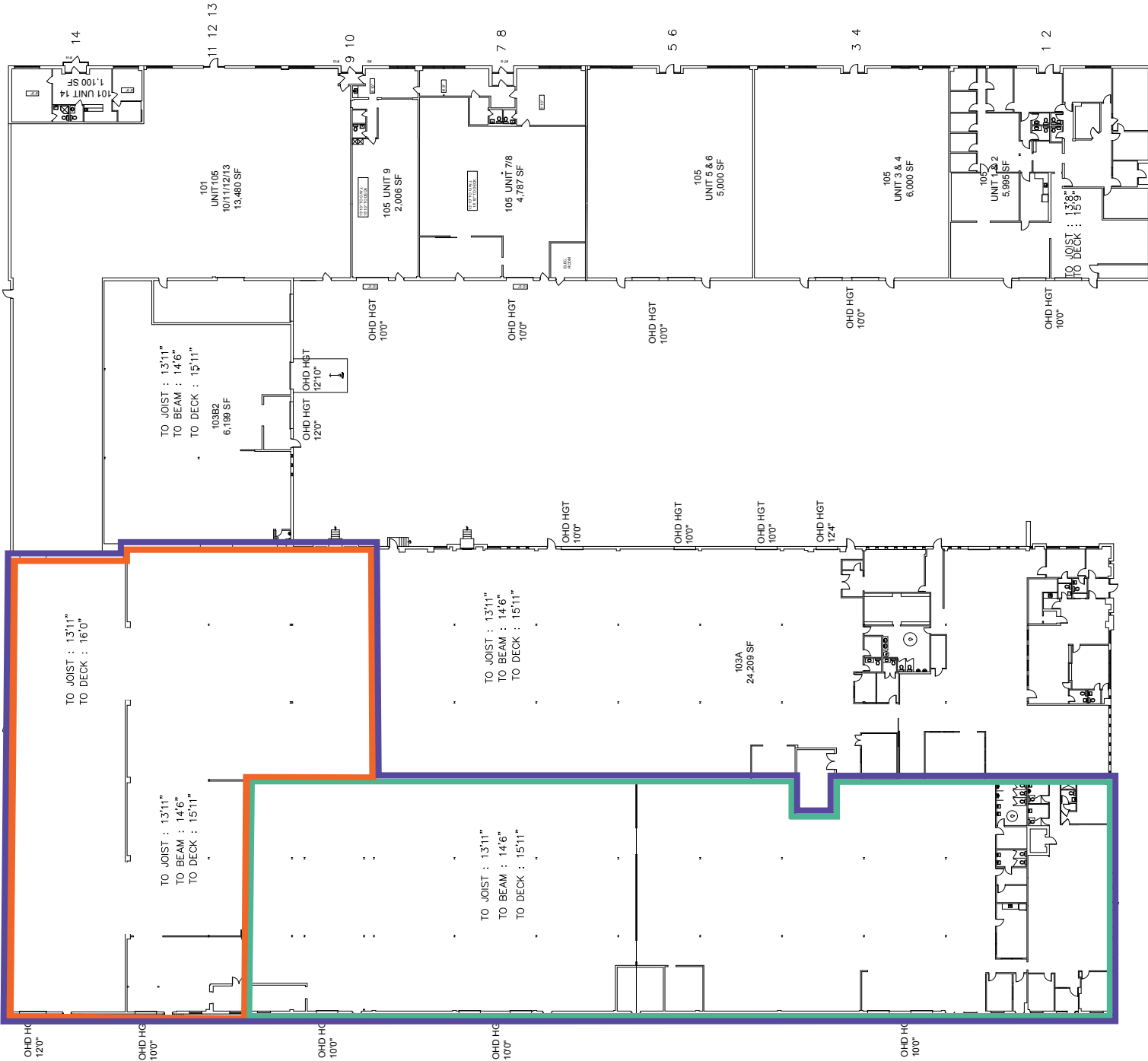
	SIZE	SHIPPING	OFFICE AREA	ASKING NET RENT	Comments
101-103 BRISBANE	47,367 sf	7 T/L	15%	\$14.95 psf	- Partial LED lighting and temperature control in warehouse - Small office component facing Brisbane that includes 3-piece washrooms and kitchenette
101 BRISBANE UNIT A&B	27,977 sf	5 T/L	15%	\$16.50 psf	- LED lighting and temperature control throughout warehouse - Small office component facing Brisbane that includes 3-piece washrooms and kitchenette
103 BRISBANE UNIT B	19,390 sf	2 T/L	5%	\$15.50 psf	- LEDs in part of the warehouse - Ability to add washrooms and office area

Property Highlights

- Industrial warehouse units located in a large multi-tenanted industrial complex
- Ideal for manufacturers, light assembly and traditional warehousing
- Excellent connectivity to public transit and major highways
- Professionally owned and managed
- Easy access for 53' trailers
- Heavy power

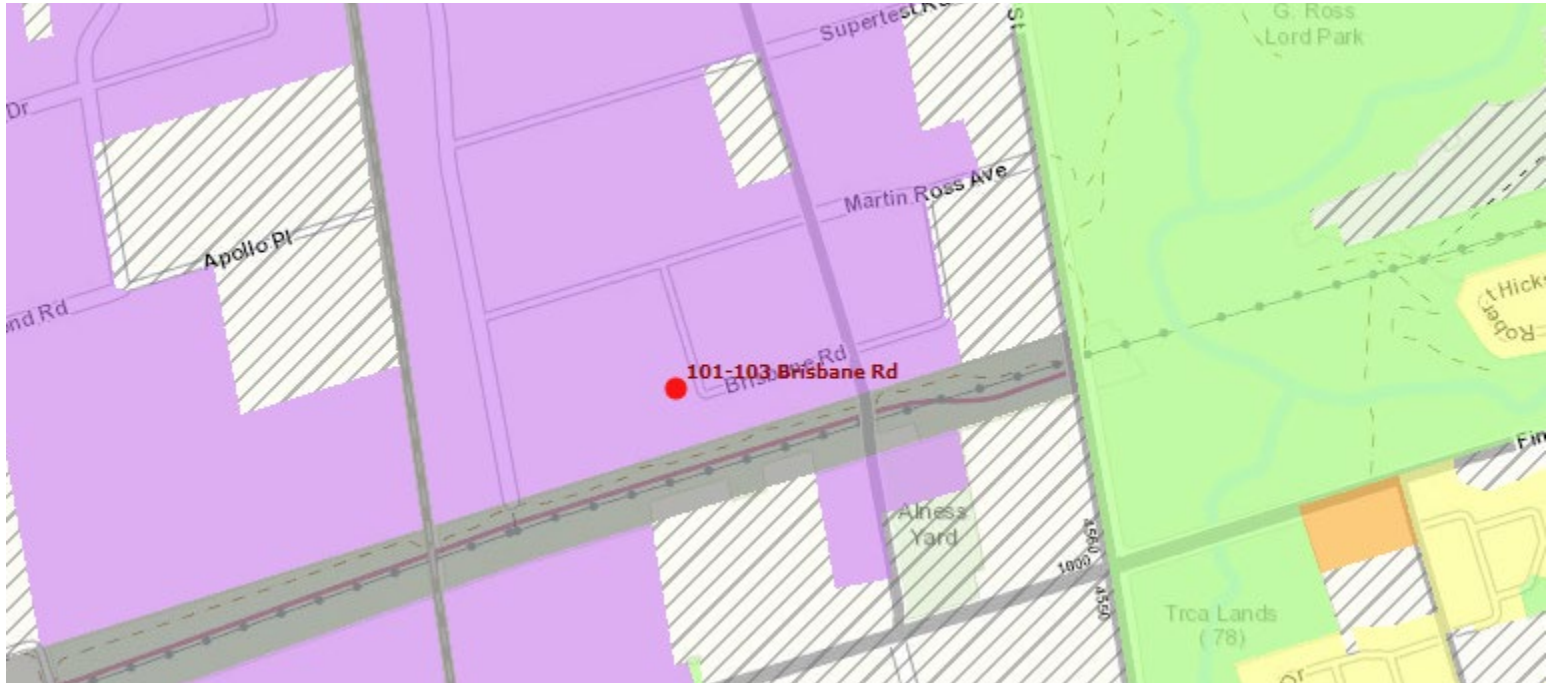


Floor Plan



- 101-103B BRISBANE
- 101 BRISBANE
UNIT A&B
- 103 BRISBANE
UNIT B

Zoning - EH1(x10)



Permitted Uses

Ambulance Depot
Animal Shelter
Bindery
Building Supply Yards
Carpenter's Shop
Chemical Materials Storage
Cold Storage
Contractors Establishment
Custom Workshop
Dry Cleaning or Laundry Plant
Fire Hall
Fuel Storage
Industrial Sales and Service Use
Laboratory
All Manufacturing Uses except:
Ammunition, Firearms or Fireworks
Factory;
Crude Petroleum Oil or Coal Refin-
ery;
Explosives Factory;
Tannery
Police Station
Public Utility
Public Works Yard
Recovery Facility

Service Shop
Shipping Terminal
Vehicle Depot
Vehicle Repair Shop
Warehouse
Waste Transfer Station

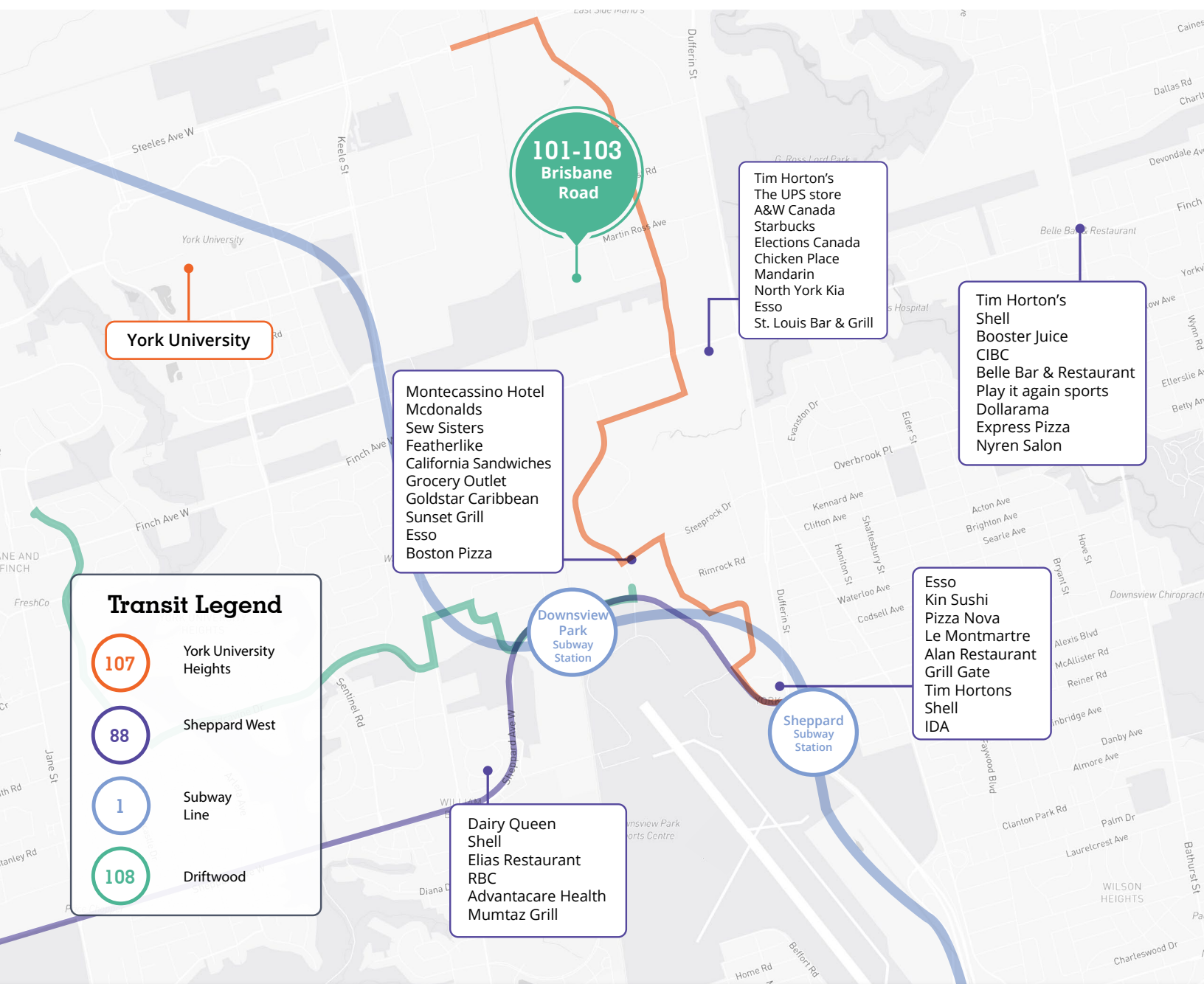
Permitted Uses - With Conditions

Cogeneration Energy
Crematorium
Marihuana production facility
Open Storage
Outside Operations
Propane Transfer, Handling and Storage
Facility
Renewable Energy
Transportation Use
Vehicle Service Shop

Bylaw Exception 45

Prevailing By-laws and Prevailing
Sections:
(A) Schedule 'D' Airport Hazard Map
from City of North York zoning by-
law 7625.

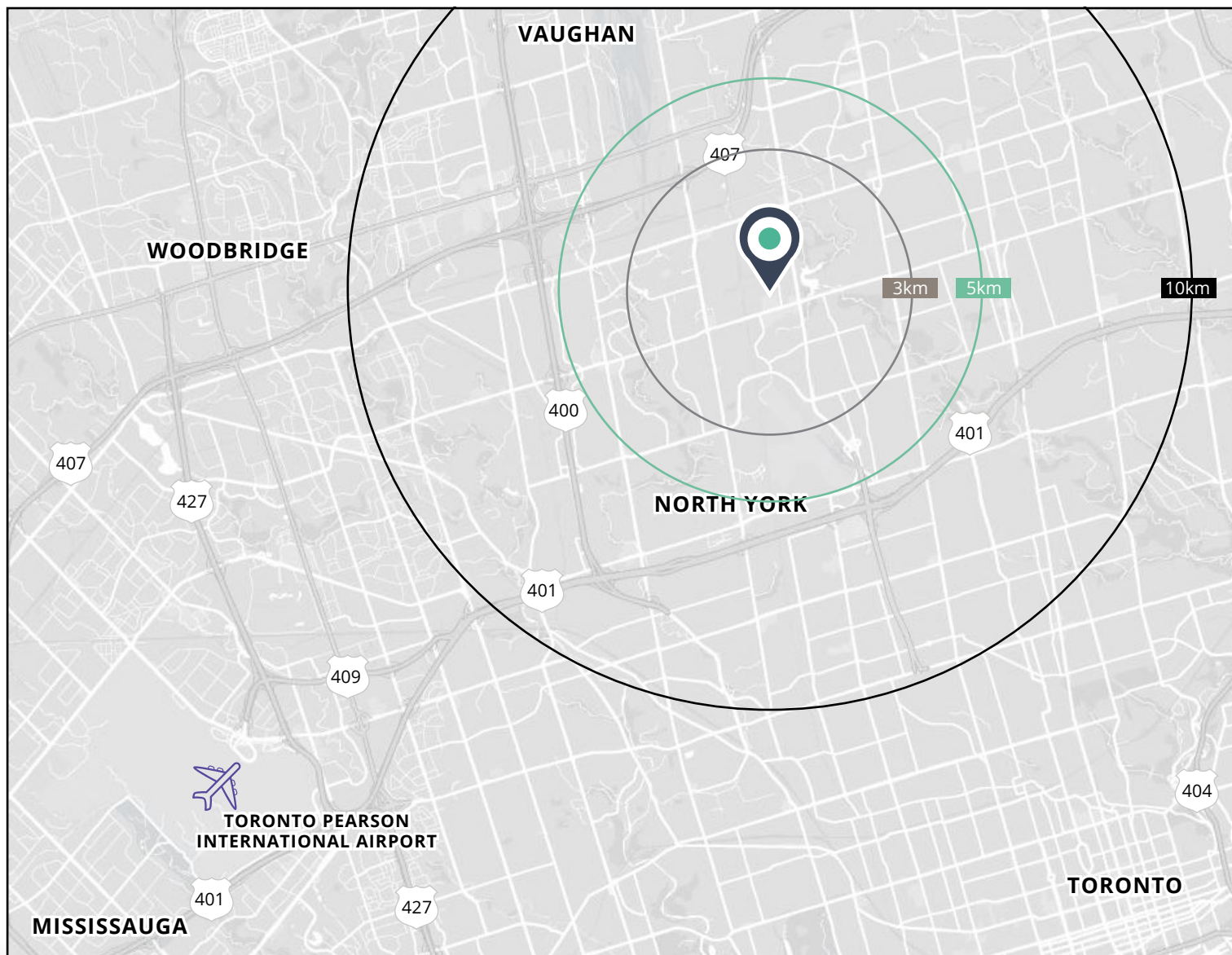
Amenities and Transit Map



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