

RARE FREESTANDING BUILDING
WITH DRIVE THRU

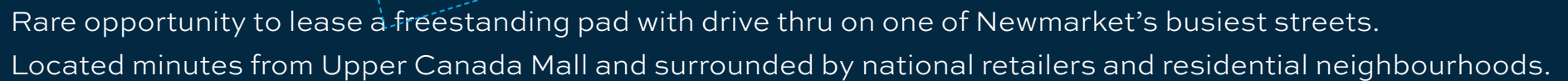
16591 YONGE STREET

NEWMARKET, ON | FOR LEASE



CBRE

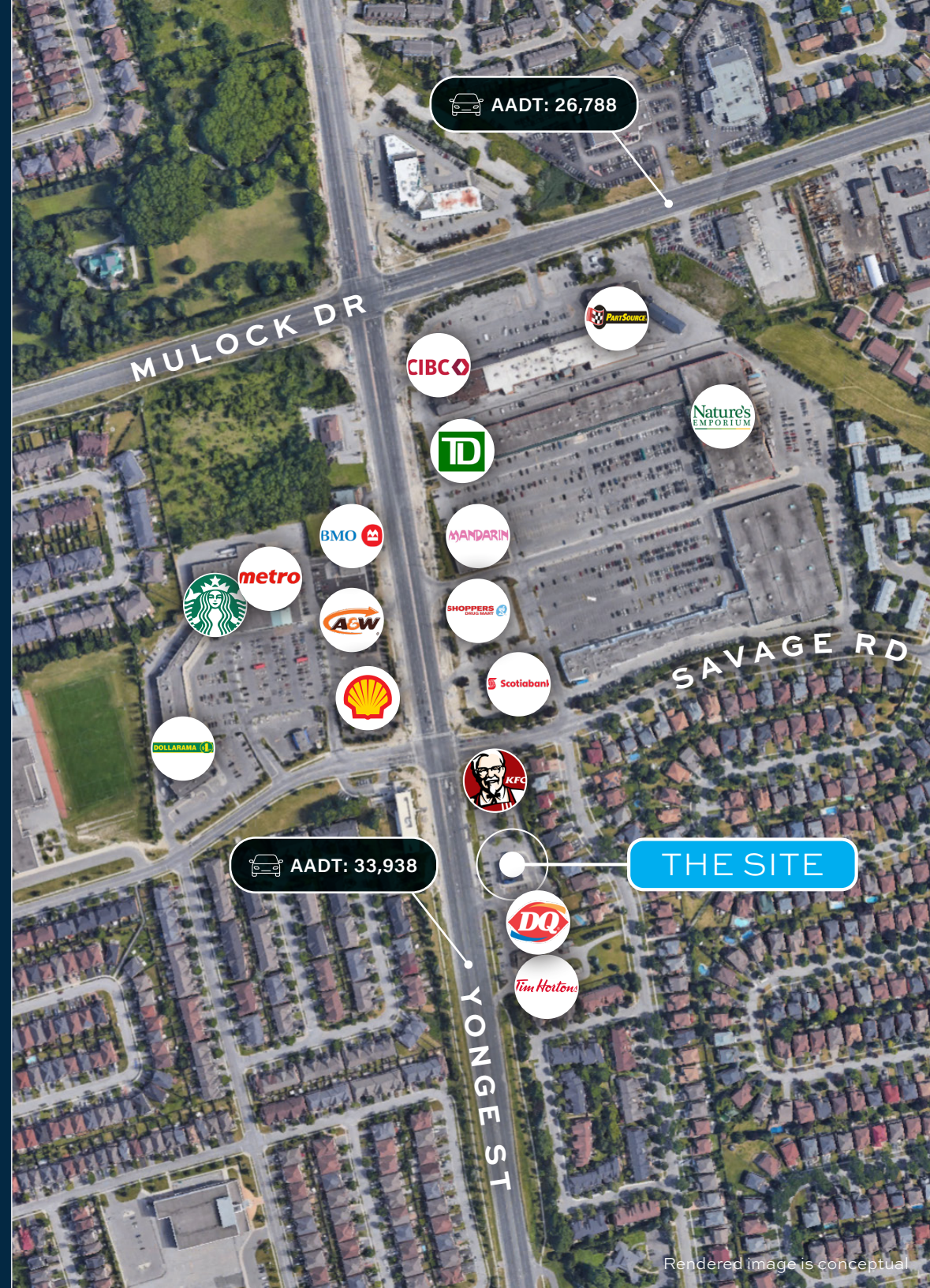
NEW MARKET



PROPERTY DETAILS

- 16591 YONGE STREET
- YONGE STREET SOUTH OF MULOCK DRIVE
- 3,500 SF
- FREESTANDING BUILDING WITH DRIVE THRU
- OCCUPANCY: AUGUST 2026
- ZONING: CR2
- NET RENT: CONTACT LISTING AGENT
- TMI: \$19.22 PSF (ESTIMATE)

AADT: ANNUAL AVERAGE DAILY TRAFFIC (2025)



Rendered image is conceptual

DEMOGRAPHIC SNAPSHOT

94,131

POPULATION

97,869

DAYTIME POPULATION

42.5

MEDIAN AGE

\$158,288

AVERAGE HOUSEHOLD
INCOME

32,470

OF HOUSEHOLDS

BY THE NUMBERS - NEWMARKET WINS

NEWMARKET VS. ONTARIO



\$172,788 / \$157,974

TOTAL SPEND



\$13,289 / \$12,313

FOOD (OVERALL)



\$3,743 / \$3,556

PURCHASED FROM RESTAURANTS



\$9,492 / \$8,723

PURCHASED FROM STORES

NOTE: AVERAGE EXPENDITURES PER HOUSEHOLD (2025)

SITE OVERVIEW

- EXCELLENT VISIBILITY ON YONGE STREET
- DRIVE THRU
- SINGLE DOOR LOADING
- AMPLE SURFACE PARKING
- ADJACENT TO KFC/TACO BELL,
TIM HORTONS & DAIRY QUEEN



AERIAL VIEW

SAVAGE RD

YONGEST ST

SHANAHAN BLVD



THE SITE



NEIGHBOURING TENANTS



FOR MORE INFORMATION, PLEASE CONTACT



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