

385 Carlingview Drive, Unit 1

Etobicoke, ON

STRATEGICALLY LOCATED WITH GREAT HIGHWAY PROXIMITY



Contact Us

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Vice Chairman

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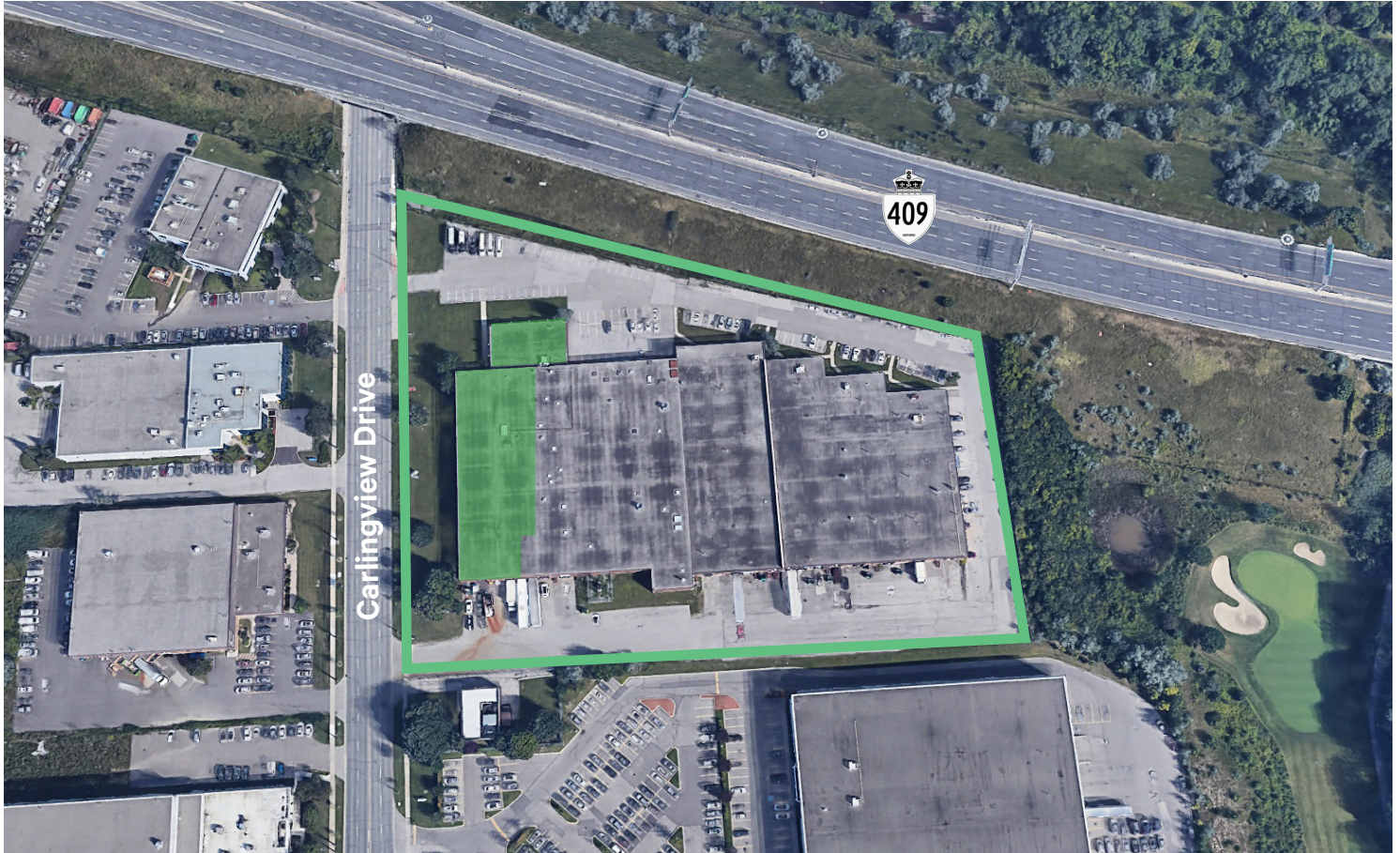
DRAKE LAFONTAINE

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Property Details

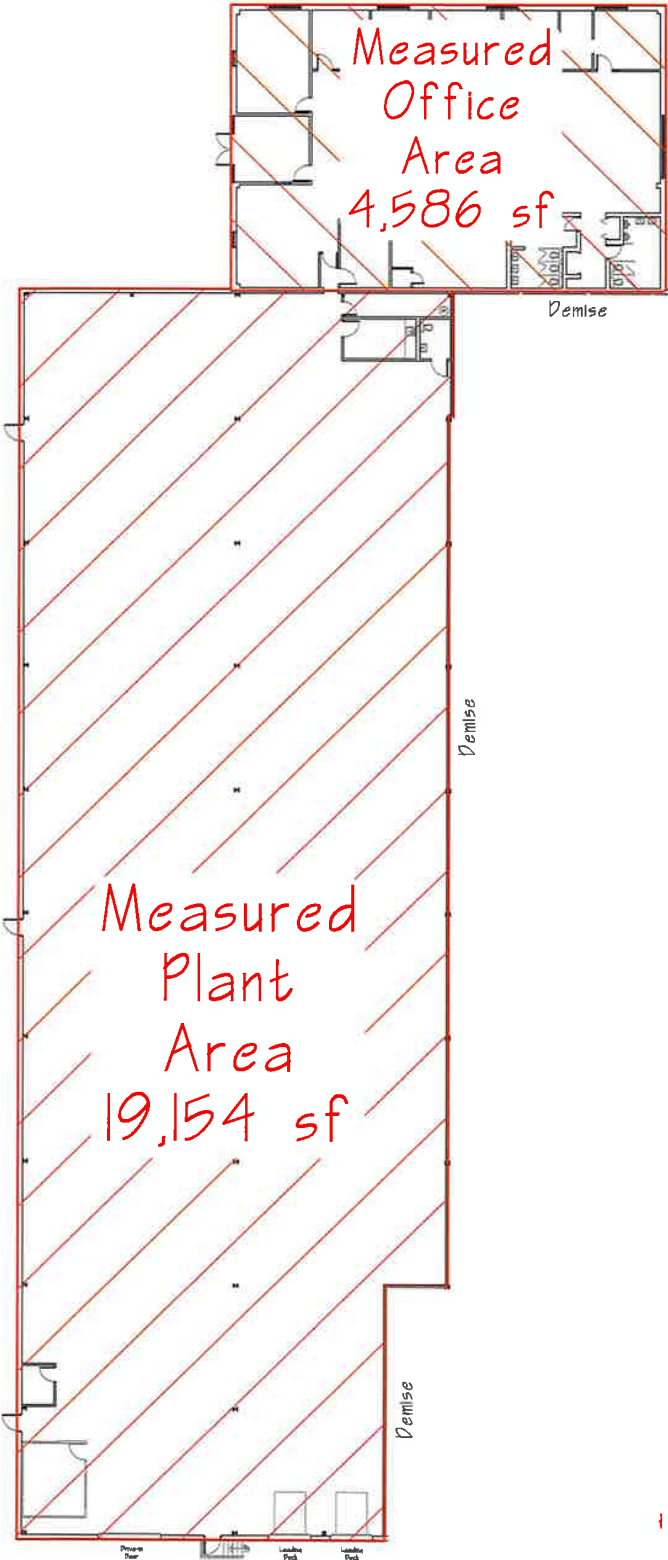


TOTAL AREA	23,740 Sq. Ft.
OFFICE AREA	4,586 Sq. Ft.
WAREHOUSE AREA	19,154 Sq. Ft.
SHIPPING DOORS	2 Truck Level & 1 Drive In
CLEAR HEIGHT	18'
POWER	600 V / 600 A
SPRINKLERS	Yes
HEATING	Gas Forced Air
ZONING	E1.0 (Employment)
POSSESSION	Immediate
ASKING RATE	\$15.00 Net Per Sq. Ft.
T.M.I.	\$3.62 (2025)

COMMENTS

- Truck level doors equipped with levellers
- 2 points of ingress/egress, good separation of car and shipping traffic
- Ample employee parking
- Property provides Hwy. 409 exposure, offering great signage opportunity
- Excellent access to public transit
- Abundance of amenities close by
- Great location to access surrounding labour pool

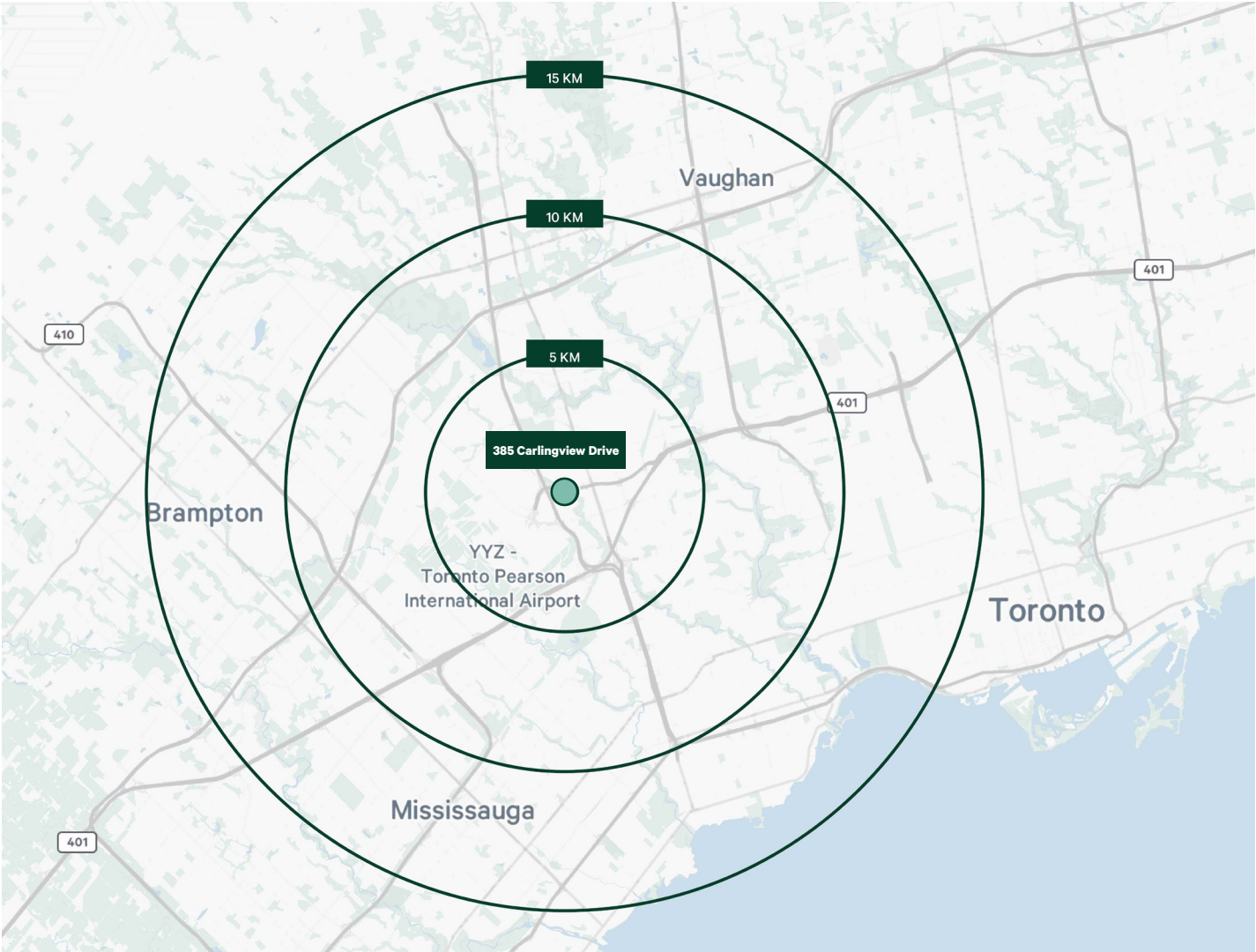
Floor Plan



385-1 Carlingview Drive
Etobicoke | ON

For Lease

Central GTA Location



TRAVEL DISTANCES TO KEY LOCATIONS

HIGHWAY 427

3 MIN • 1.4 KM

HIGHWAY 407

11 MIN • 9.1 KM

TORONTO PEARSON AIRPORT

7 MIN • 3.5 KM

HIGHWAY 409

4 MIN • 1.9 KM

HIGHWAY 410

12 MIN • 9.7 KM

MALTON GO STATION

12 MIN • 5.1 KM

HIGHWAY 27

5 MIN • 2.1 KM

HIGHWAY 403

12 MIN • 9.7 KM

MISSISSAUGA

12 MIN • 6.5 KM

HIGHWAY 401

9 MIN • 3.0 KM

QEW

12 MIN • 10.9 KM

DOWNTOWN TORONTO

34 MIN • 26.0 KM

Transit & Amenities Map



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