



Danforth Road

For Sale

299 Danforth Road

Scarborough | ON

Quinn O'Reilly

Sales Representative
+1 289 685 4149
quinn.oreilly@colliers.com

George Siotas*

Senior Vice President
+1 416 618 7321
george.siotas@colliers.com

David Hoffman*

Senior Vice President
+1 416 832 7939
david.hoffman@colliers.com

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Property Overview

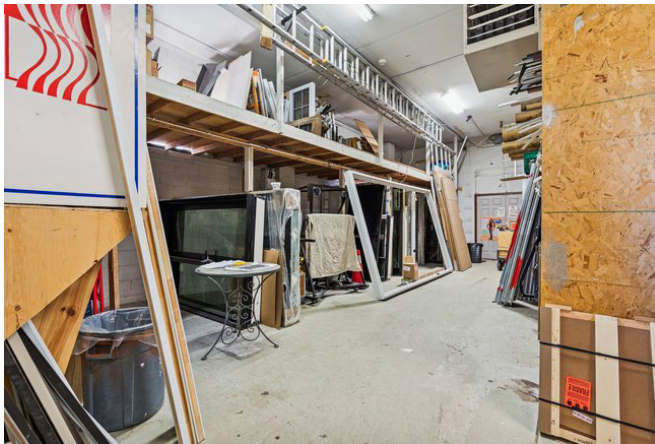
299 Danforth Road, Scarborough

Seller willing to offer VTB financing. Rare small freestanding building located near Danforth and St. Clair with flexible zoning that allows for a wide variety of industrial and commercial uses ranging from automotive, recreational, and places of worship to many other service based and commercial or industrial uses. The warehouse area can be opened up further to accommodate many different operational layouts. Finished office space, with the ground floor consisting largely of open showroom space, portions of which can be converted back to warehouse if required by a buyer. Large rear yard provides excellent functionality for shipping, outside storage, or additional parking. Strong frontage and exposure along Danforth Road make this a unique owner user opportunity in a tightly held pocket of Scarborough.

Total Area	9,161 SF
Office Area	10%
Clear Height	13'
Shipping	1 TL / 3 DI
Zoning	M & MC
Asking Price	\$3,950,000
Taxes (2025)	\$20,017.05
Occupancy	Immediate



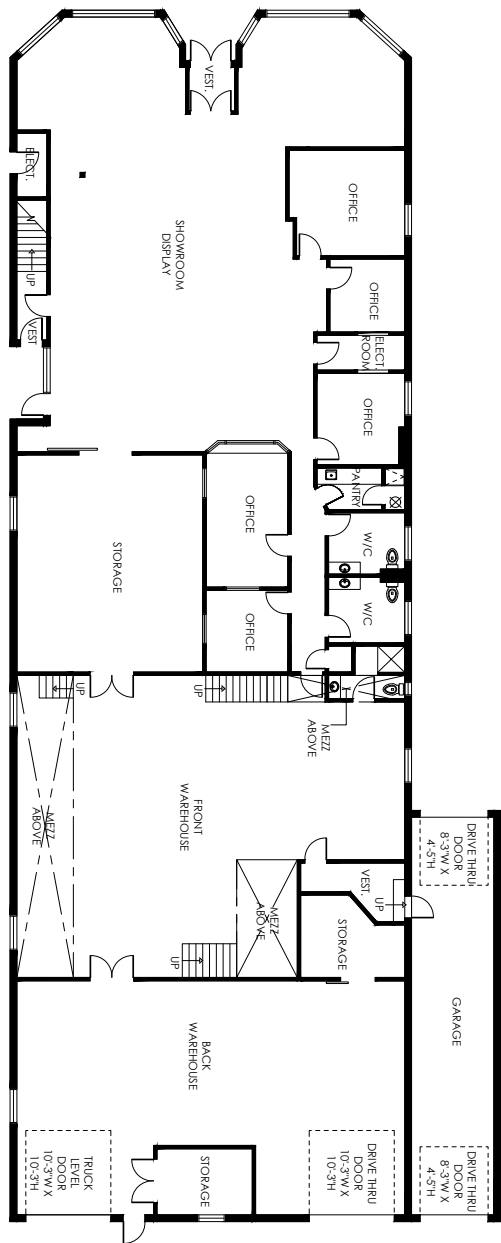
Photos



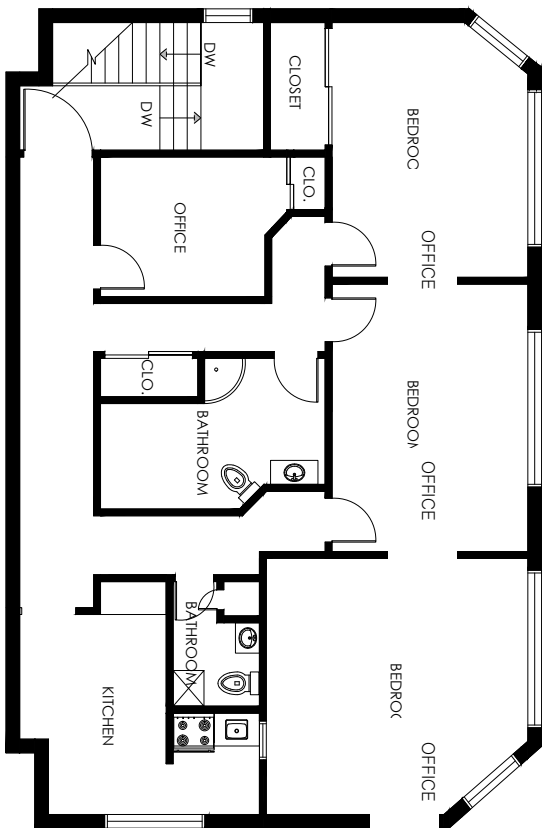
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Floor Plan

First Floor



Second Floor



Zoning (M & MC)

Industrial Zone (M)

- › Day Nurseries
- › Educational and Training Facility Uses
- › Industrial Uses
- › Marihuana Production Facility
- › Offices, excluding Medical and Dental Offices
- › Places of Worship
- › Recreational Uses

Industrial Commercial Zone (MC)

- › Day Nurseries
- › Machinery Sales and Service
- › Offices
- › Places of Worship
- › Plumbing Supplies
- › Printing Shops
- › Restaurants
- › Vehicle Repair Garages
- › Vehicle Sales Operations
- › Vehicle Service Garages
- › Vehicle Service Stations

Additional Permitted Uses:

- › Open storage in the rear yard, provided that it is incidental to and a part of the principal enclosed use

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*Sales Representative. **Broker



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