



For Lease

396-400 Canarctic Drive
North York, ON



Turnkey industrial end-cap unit in North York

Get more information:

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396-400

Canarctic Drive
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Property details

BUILDING SIZE

16,810 sf

INDUSTRIAL

85%

CLEAR HEIGHT

18'

SHIPPING

3 T/L

ZONING

EH1

POSSESSION

Immediate

ASKING RATE

\$15.95 net psf

TAXES (2026)

\$5.50 psf

POWER

225A/600V

Features



Easy access to Highway 400 & 407 and the Allen Expressway



Steps to public transit and Finch West Subway Station.



Many amenities nearby



Accommodates 53' Trailers for experienced drivers



Excellent Shipping Court & Ample parking



Plenty of natural light

Zoning

North York | EH1 | Employment Heavy Industrial Zone

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

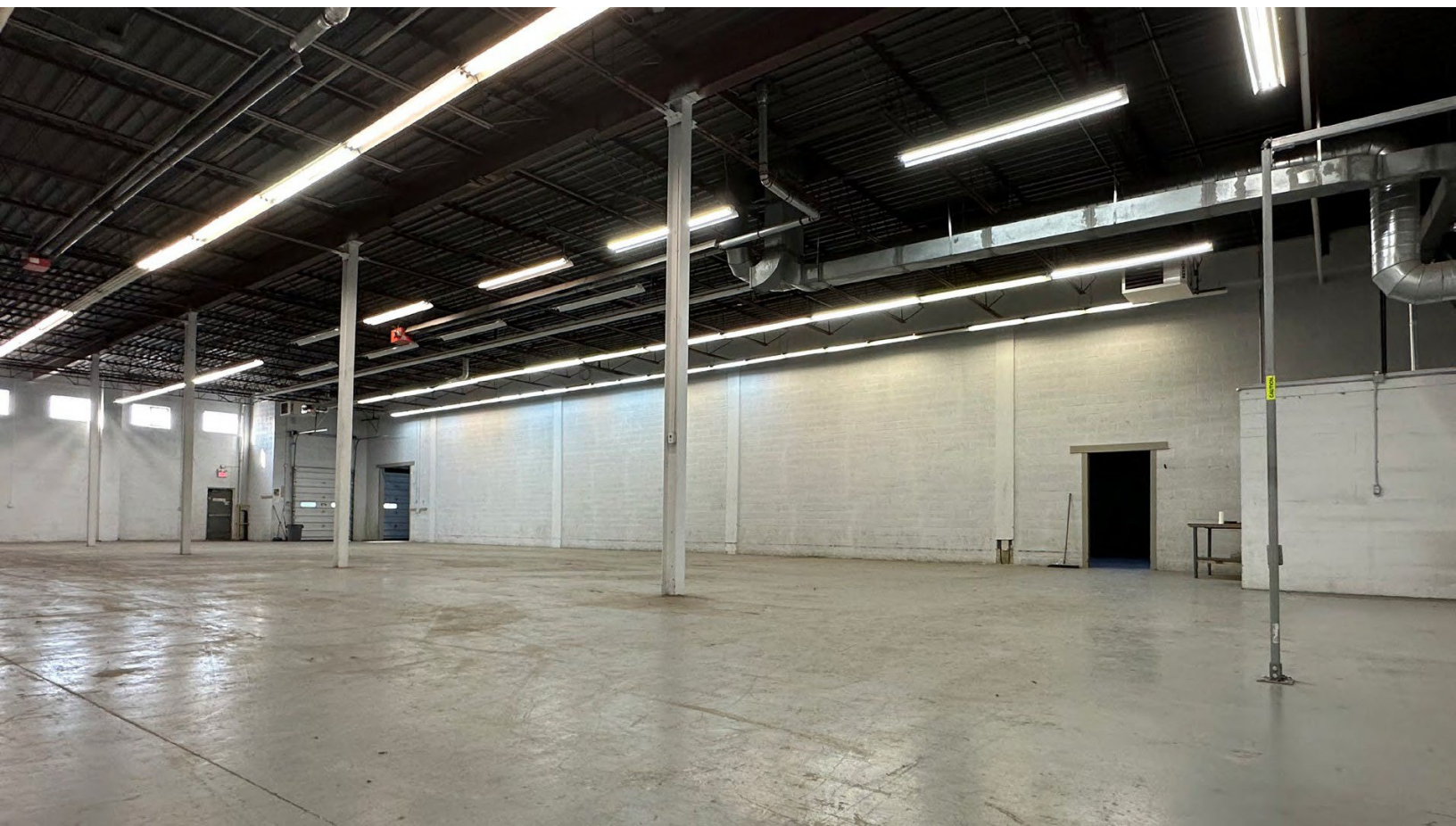
All Manufacturing Uses except:

- Ammunition, Firearms or Fireworks Factory;
- Crude Petroleum Oil or Coal Refinery;
- Explosive Factory;
- Tannery

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

Permitted Uses - With Conditions

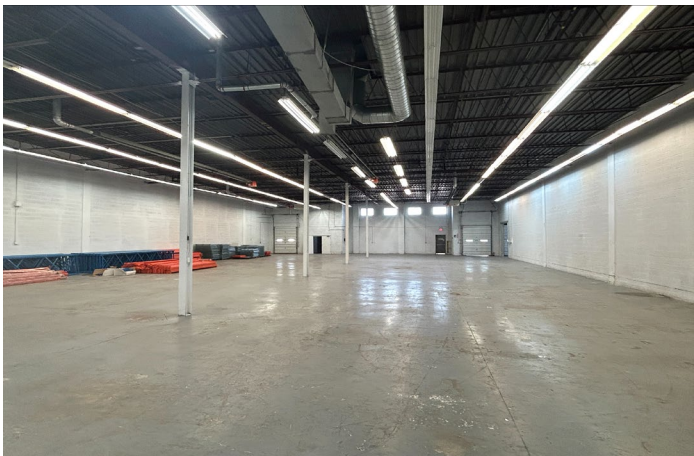
Cogeneration Energy
Crematorium
Marihuana production facility
Open Storage
Outside Operations
Propane Transfer, Handling and Storage Facility
Renewable Energy
Transportation Use
Vehicle Service Shop



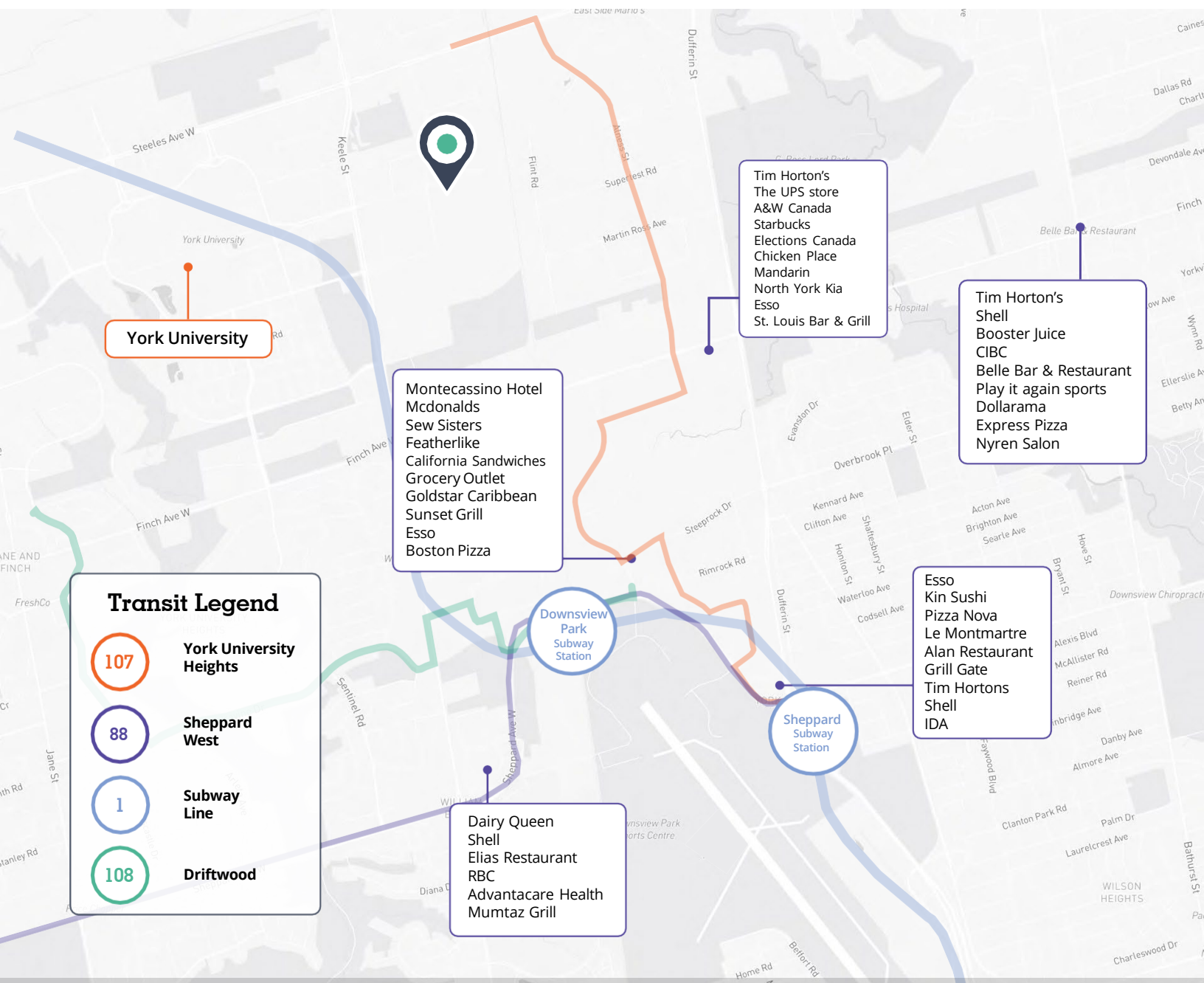
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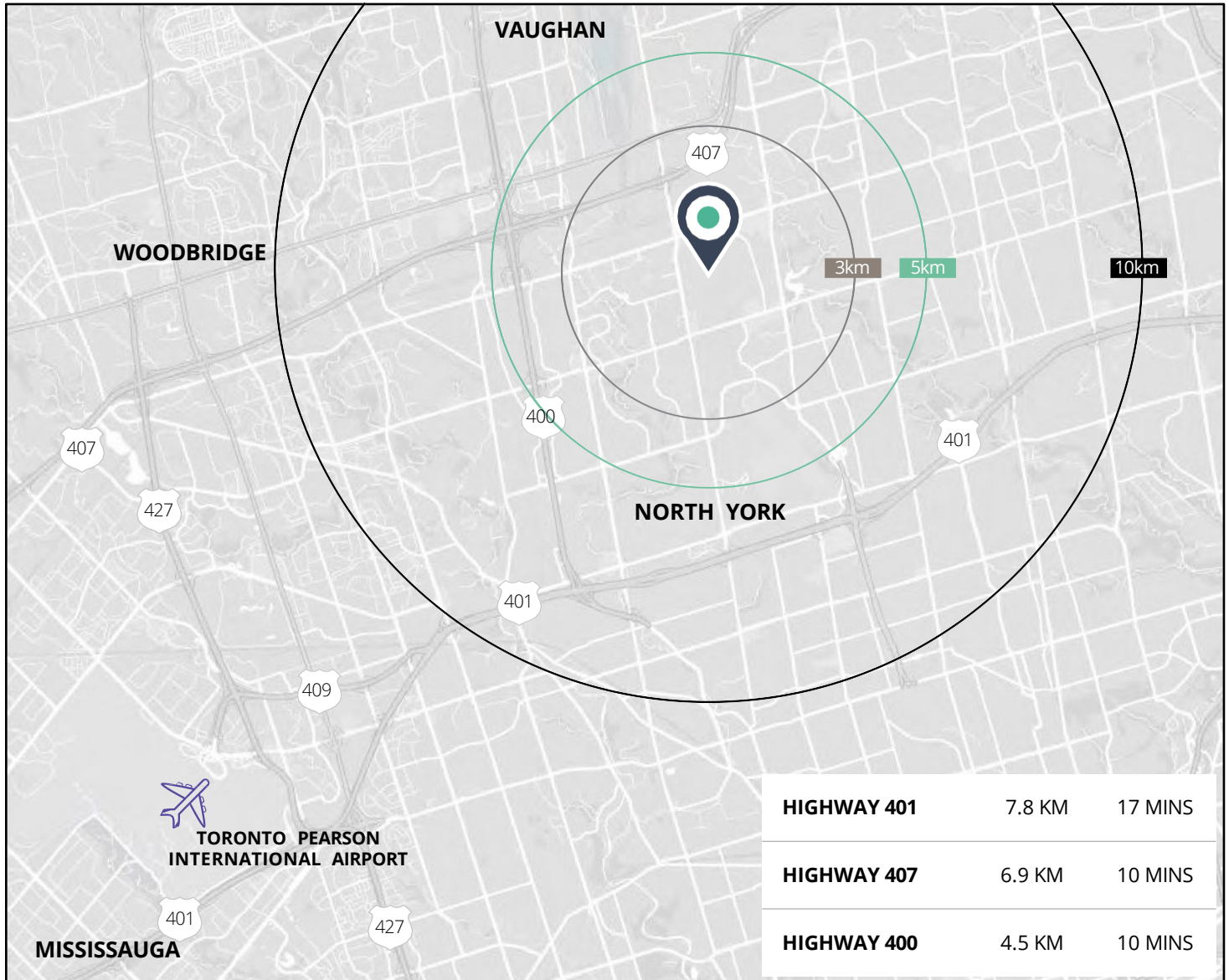
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Photos



Amenities & Transit





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