

585

CANARCTIC DRIVE, UNIT #2

NORTH YORK, ON

**1/2 OF FREESTANDING BUILDING
AVAILABLE FOR LEASE**



**CUSHMAN &
WAKEFIELD**

// PROPERTY DETAILS

UNIT SIZE 18,223 SF

SHIPPING 2 DI, 1 TL door

CEILING 16'11"

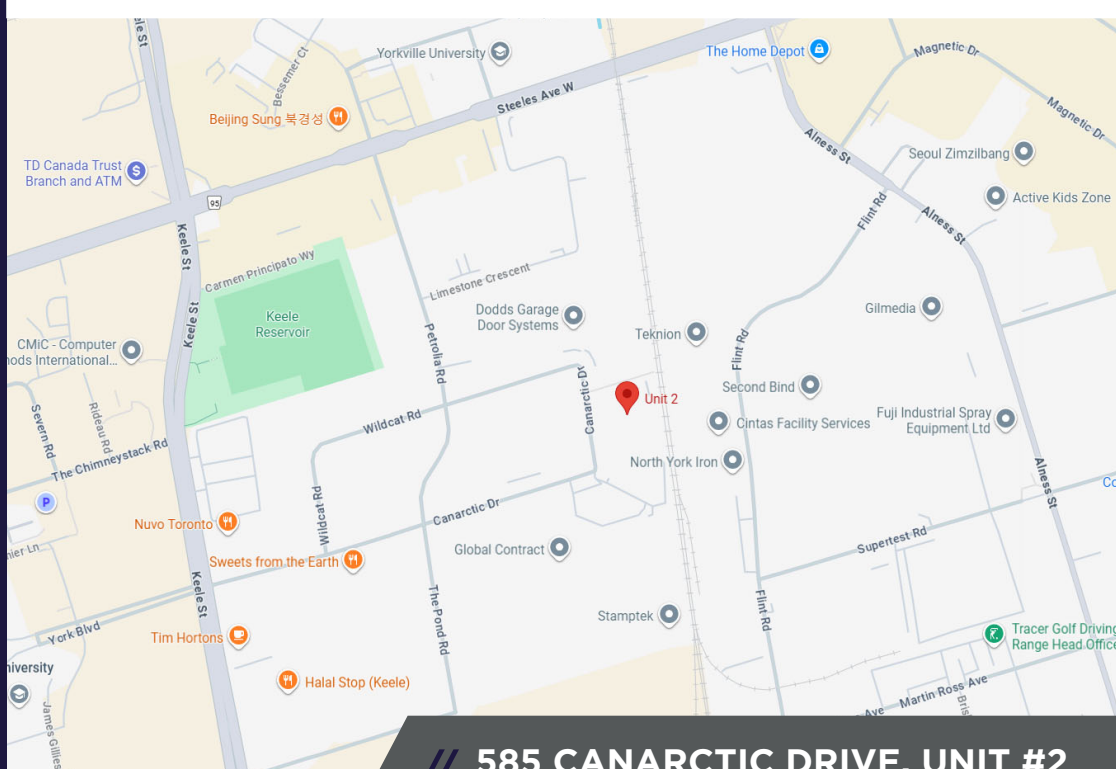
ZONING EH 1.0 zoning

NET RENT \$13.95 PSF

TMI \$4.00 PSF

COMMENTS

- ½ of a freestanding building
- Great location with access to major Highway's 400, 401 & 407
- Access to public transit TTC and GO transit access at the rear of adjacent building
- Unit currently built out with 7,391 sf office area that landlord is willing to reduce if required.



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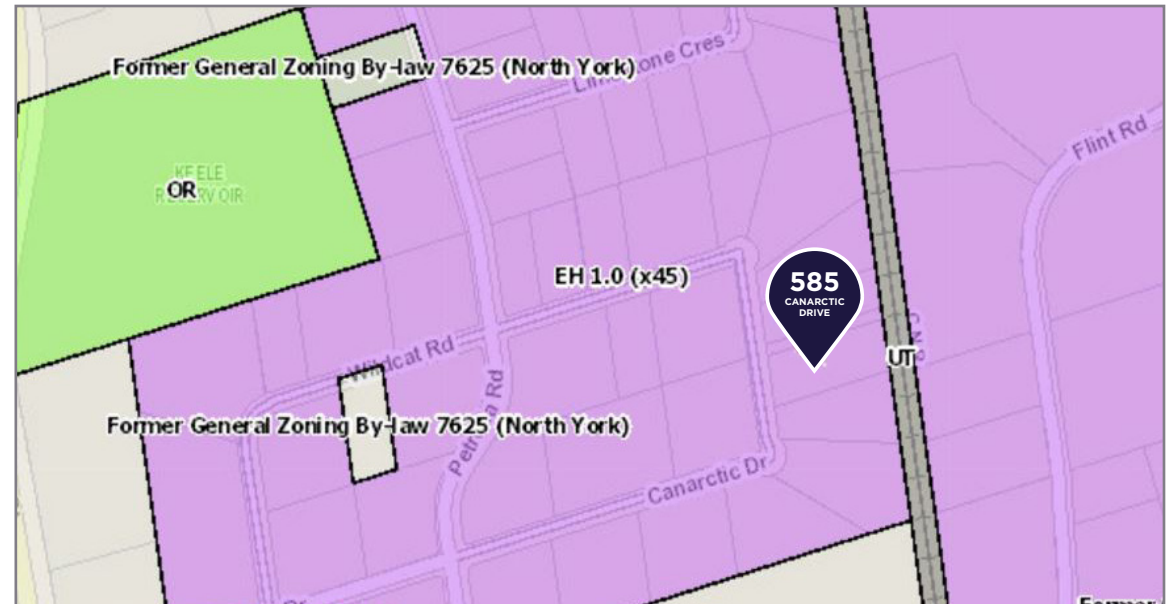
3



// ZONING

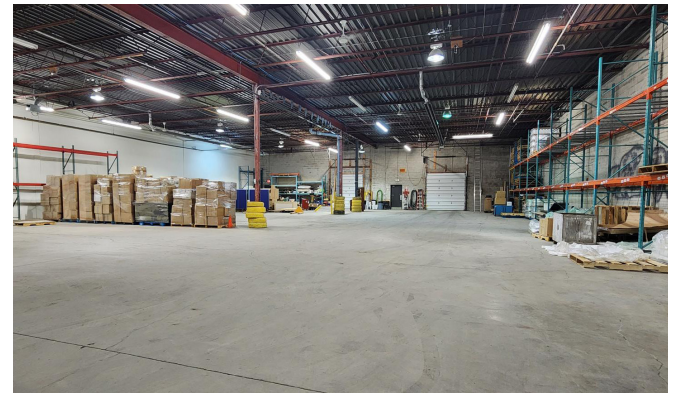
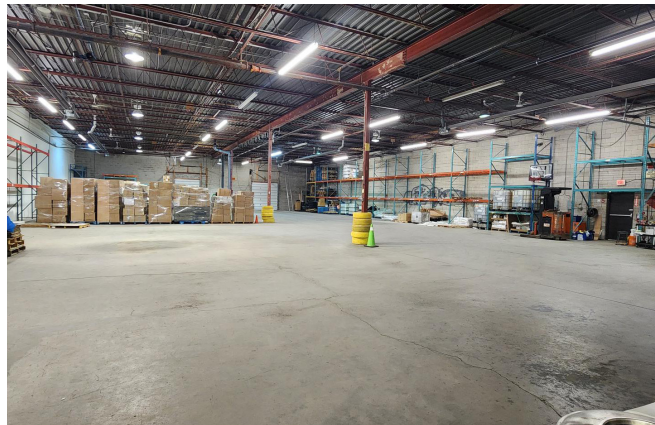
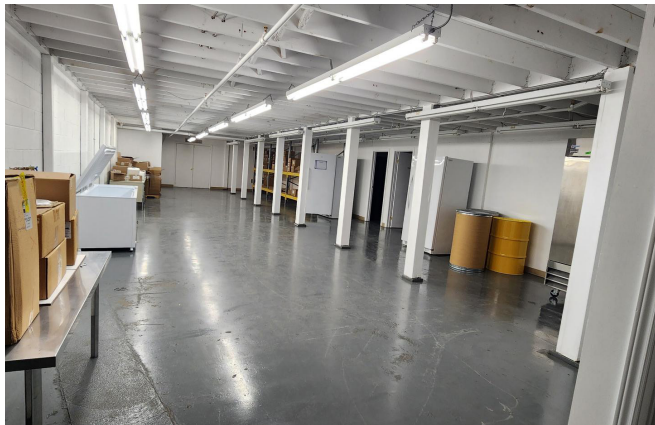
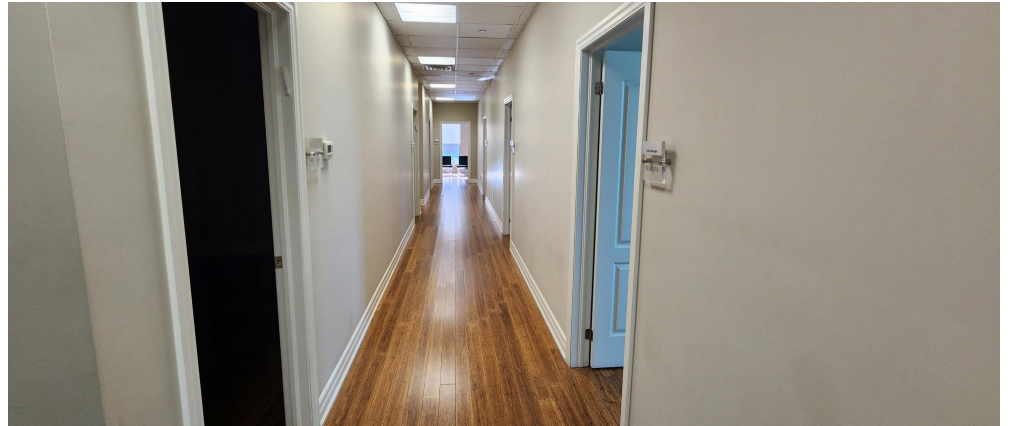
EH 1.0 PERMITTED USES

- Ambulance Depot
- Animal Shelter
- Bindery
- Building Supply Yards
- Carpenter's Shop
- Chemical Materials Storage
- Cold Storage
- Contractor's Establishment
- Custom Workshop
- Dry Cleaning or Laundry Plant
- Fire Hall
- Fuel Storage
- Industrial Sales and Service Use
- Laboratory
- Manufacturing Use
- Police Station
- Public Utility
- Recovery Facility
- Service Shop
- Shipping Terminal
- Vehicle Depot
- Vehicle Repair Shop
- Warehouse
- Waste Transfer Station



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// PROPERTY PHOTOS





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