

Light Industrial & Rural Countryside **For Sale**

1708 John Quinn Road

Greely, ON - 27.83 acres

Sale Price:

\$2,999,000.00

Derek Parker

Broker, SIOR, CCIM

+1 613 683 2209

derek.parker@colliers.com

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Overview

Total Acreage	27.83 Acres
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Sale Price	\$2,999,000
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Property Taxes	\$9181.98
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Zoning	RG1[45r] - Rural General Industrial
	RU - Rural Countryside

Availability	Immediate
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Comments	<ul style="list-style-type: none">• This is a triangularly-shaped lot of 27.83 acres which fronts on the west side of John Quinn Road, south of Parkway Road and is adjacent to and on the east side of the Osgoode Quarry and is approximately 4.5 KM west of the Greely Industrial Park.• The property is heavily wooded and is adjacent to two residences and an Ontario Hydro facility, which all front on John Quinn Road• This site has the potential for the development of an industrial park.• There is an Ontario Hydro easement running along the western boundary of the property which contains a high voltage line
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Zoning

RG1[45r] - Rural General Industrial

Prohibits all uses except:

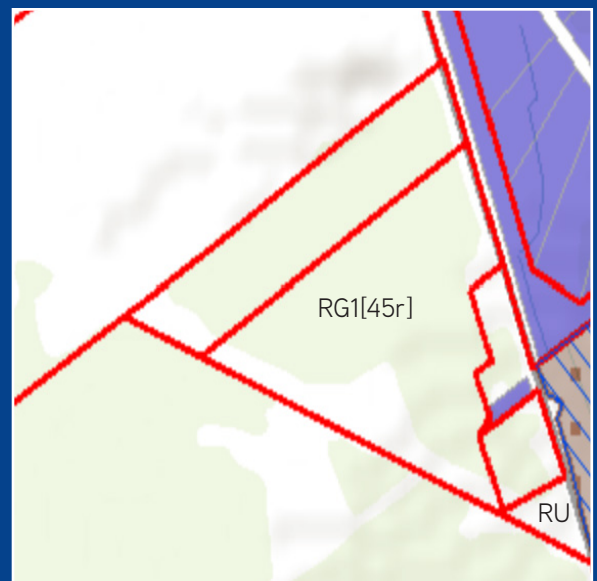
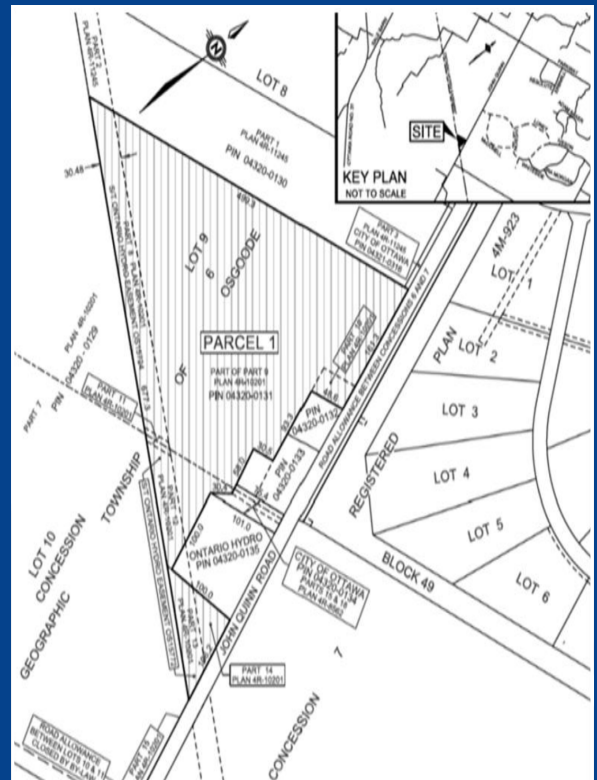
- Light industrial use
- Storage yard is limited to uses other than a salvage operation or scrap yard.

RU - Rural Countryside

Permitted uses:

- (a) The provisions of subsection 227(2) to (5);
- (b) a maximum of 10 guest bedrooms is permitted in a bed and breakfast,
- (c) a maximum of 10 persons are permitted in a group home,
- (d) a maximum of 10 persons are permitted in a retirement home, converted

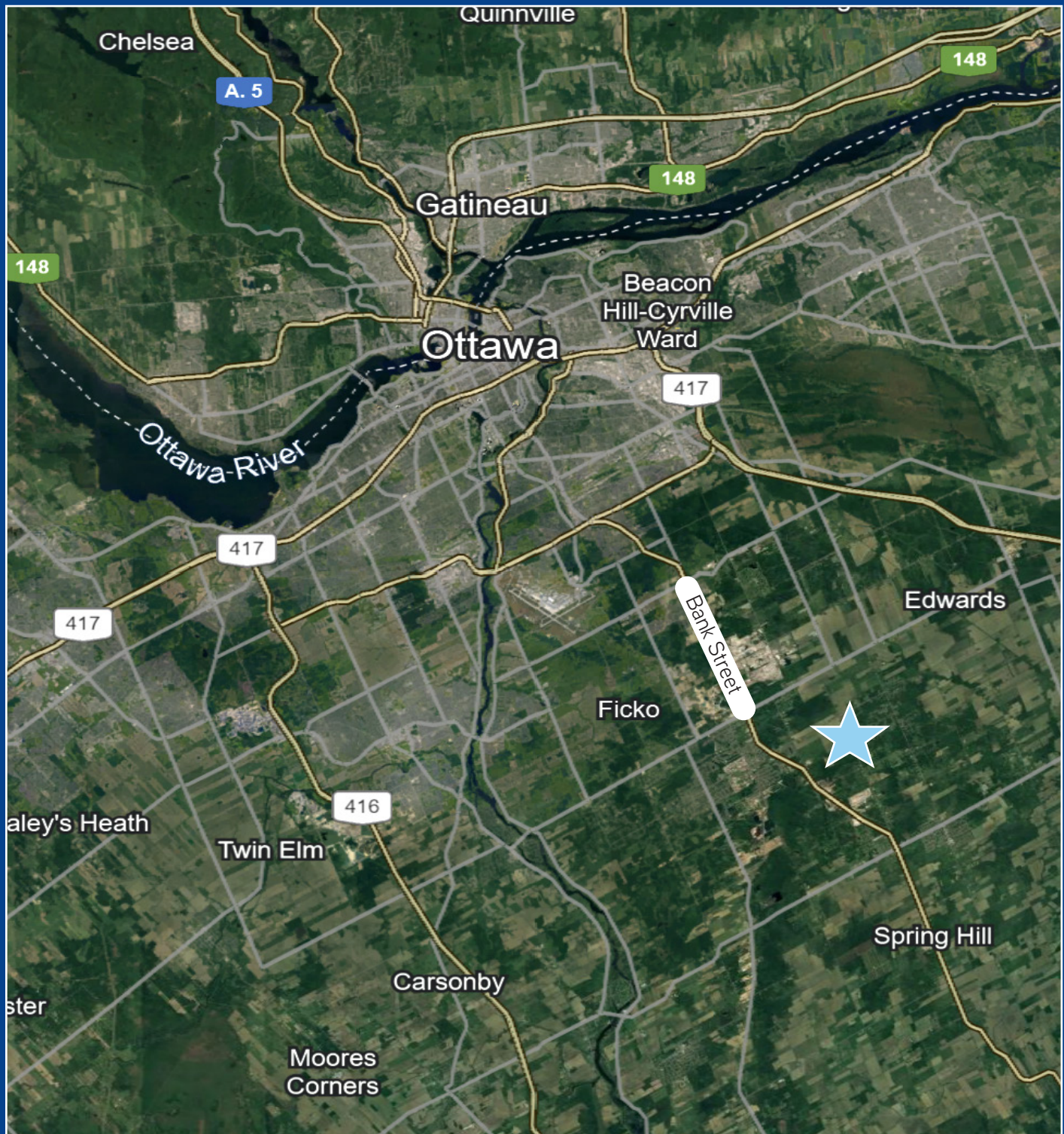
- agricultural use
- agricultural-related use
- animal care establishment
- animal hospital
- artist studio
- bed and breakfast
- Cannabis Production Facility
- cemetery
- detached dwelling
- equestrian establishment
- environmental preserve and educational area
- forestry operation
- group home
- home-based business
- home-based day care
- kennel
- on-farm diversified use
- retirement home, converted
- secondary dwelling unit



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