



Hwy 400

114 Norfinch Drive

110 Norfinch Drive

Norfinch Drive

For Sale

110 & 114 Norfinch Drive

North York | ON

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

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



Property Overview



Attractive multi-tenant industrial investment opportunity in a highly sought-after location with prominent Highway 400 frontage and excellent exposure. The property is anchored by long-term tenants providing stable in-place income, with additional upside through lease-up of vacant space and rental rate growth as existing leases expire. Strategically positioned with close proximity to all major GTA highways and Pearson International Airport, the asset is ideally suited for logistics, distribution, and light manufacturing, offering investors durable cash flow today with strong long-term growth potential.

Property Overview

Total Area 130,290 SF

110 Norfinch Drive 60,366 SF

114 Norhinch Drive 69,924 SF

Clear Height 18'

Shipping 21 TL / 3 DI

110 Norfinch Drive 9 TL / 2 DI

114 Norhinch Drive 12 TL / 1 DI

Zoning E1.0

Asking Price \$43,990,000

Taxes (2025) \$193,339.30

Building/ Site

Good quality building with fantastic 400 frontage and exposure. Brick and block construction, upgraded paving and site work with white vinyl roof system

110 Norfinch Drive

114 Norhinch Drive

Zoning E1.0



Permitted Use

- › Ambulance Depot
 - › Animal Shelter
 - › Artist Studio
 - › Automated Banking Machine
 - › Bindery
 - › Building Supply Yards
 - › Carpenter's Shop
 - › Cold Storage
 - › Contractor's Establishment
 - › Custom Workshop
 - › Dry Cleaning or Laundry Plant
 - › Financial Institution
 - › Fire Hall
 - › Industrial Sales and Service Use
 - › Kennel
 - › Laboratory
 - › Office
 - › Park
 - › Performing Arts Studio
 - › Pet Services
 - › Police Station
 - › Printing Establishment
 - › Production Studio
 - › Public Works Yard
 - › Service Shop
 - › Software Development and Processing
 - › Warehouse
 - › Wholesaling Use
- › All Manufacturing Uses except:
 1. Abattoir, Slaughterhouse or Rendering of Animals Factory;
 2. Ammunition, Firearms or Fireworks Factory;
 3. Asphalt Plant;
 4. Cement Plant, or Concrete Batching Plant;
 5. Crude Petroleum Oil or Coal Refinery;
 6. Explosives Factory;
 7. Industrial Gas Manufacturing;
 8. Large Scale Smelting or Foundry Operations for the Primary Processing of Metals;
 9. Pesticide or Fertilizer Manufacturing;
 10. Petrochemical Manufacturing;
 11. Primary Processing of Gypsum;
 12. Primary Processing of Limestone;
 13. Primary Processing of Oil-based Paints, Oil-based Coatings or Adhesives;
 14. Pulp Mill, using pulpwood or other vegetable fibres;
 15. Resin, Natural or Synthetic Rubber Manufacturing;
 16. Tannery

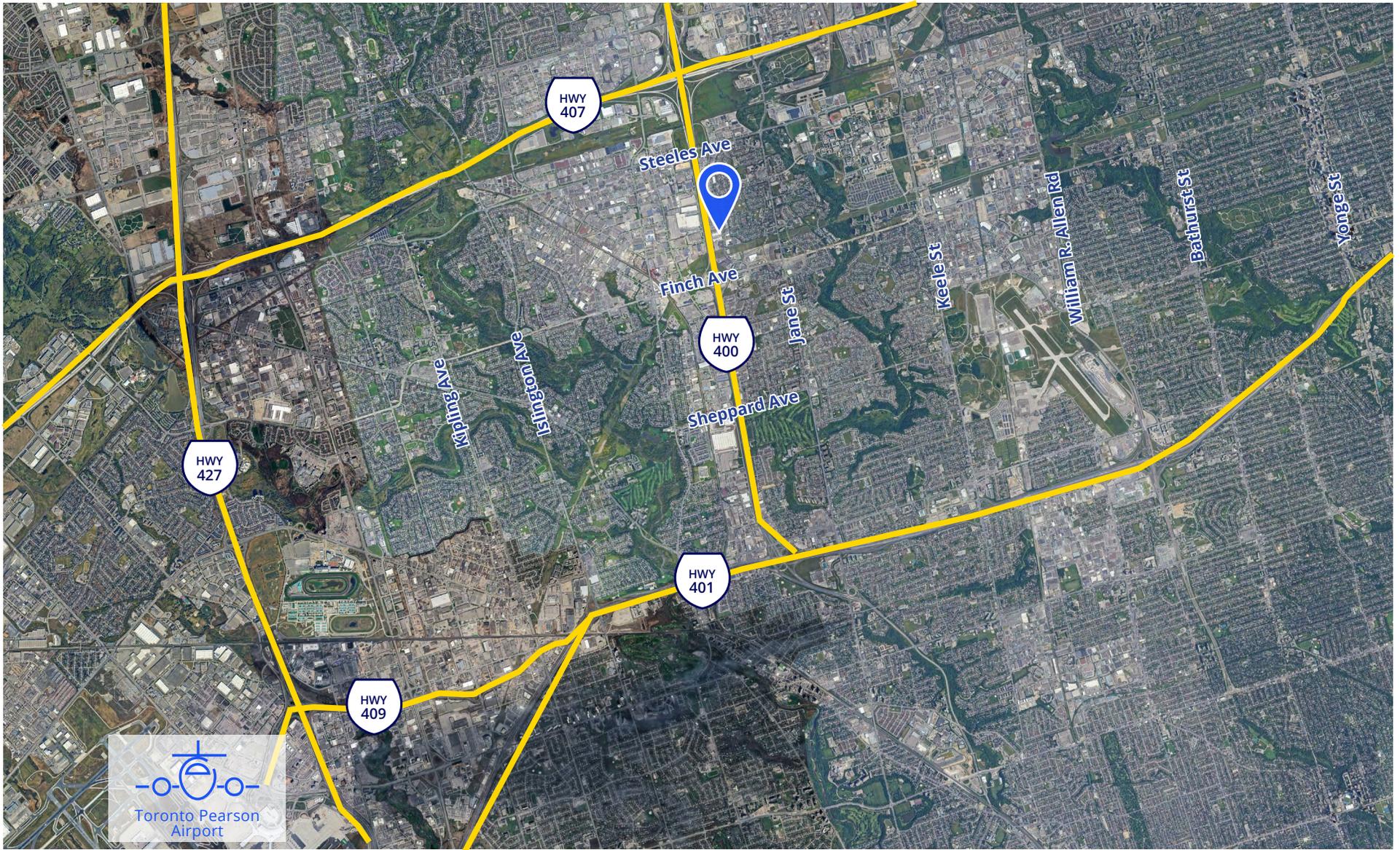
Zoning E1.0



Permitted Use with Conditions

- > Body Rub Service
- > Cogeneration Energy
- > Crematorium
- > Drive Through Facility
- > Eating Establishment
- > Marihuana production facility
- > Metal Factory involving Forging and Stamping
- > Open Storage
- > Outdoor Patio
- > Public Utility
- > Recovery Facility
- > Recreation Use
- > Renewable Energy
- > Retail Service
- > Retail Store
- > Shipping Terminal
- > Take-out Eating Establishment
- > Transportation Use
- > Vehicle Depot
- > Vehicle Fuel Station
- > Vehicle Repair Shop
- > Vehicle Service Shop
- > Vehicle Washing Establishment

Site Access



Amenities



Demographic

3 KM

5KM

20-MINUTE RADIUS

	3 KM	5KM	20-MINUTE RADIUS
Total Population	93,735	232,146	3,876,118
2025-2030 Population Change	664	5,166	145,834
2025-2030 Population Change Rate	0.7%	2.2%	3.8%
Median Age	35.0	36.3	38.3
Total Households	29,876	77,400	1,464,879
Average Household Income	\$90,384	\$85,641	\$128,704
Average Annual Household Food Spend	\$11,764	\$11,918	\$12,501
Employment Rate	88%	89.4%	91.5%

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