

# 874 SINCLAIR ROAD

OAKVILLE, ON



## USER/INVESTOR OPPORTUNITY FOR SALE

**Lindsay Sparks\***

Vice President

905 315 3687

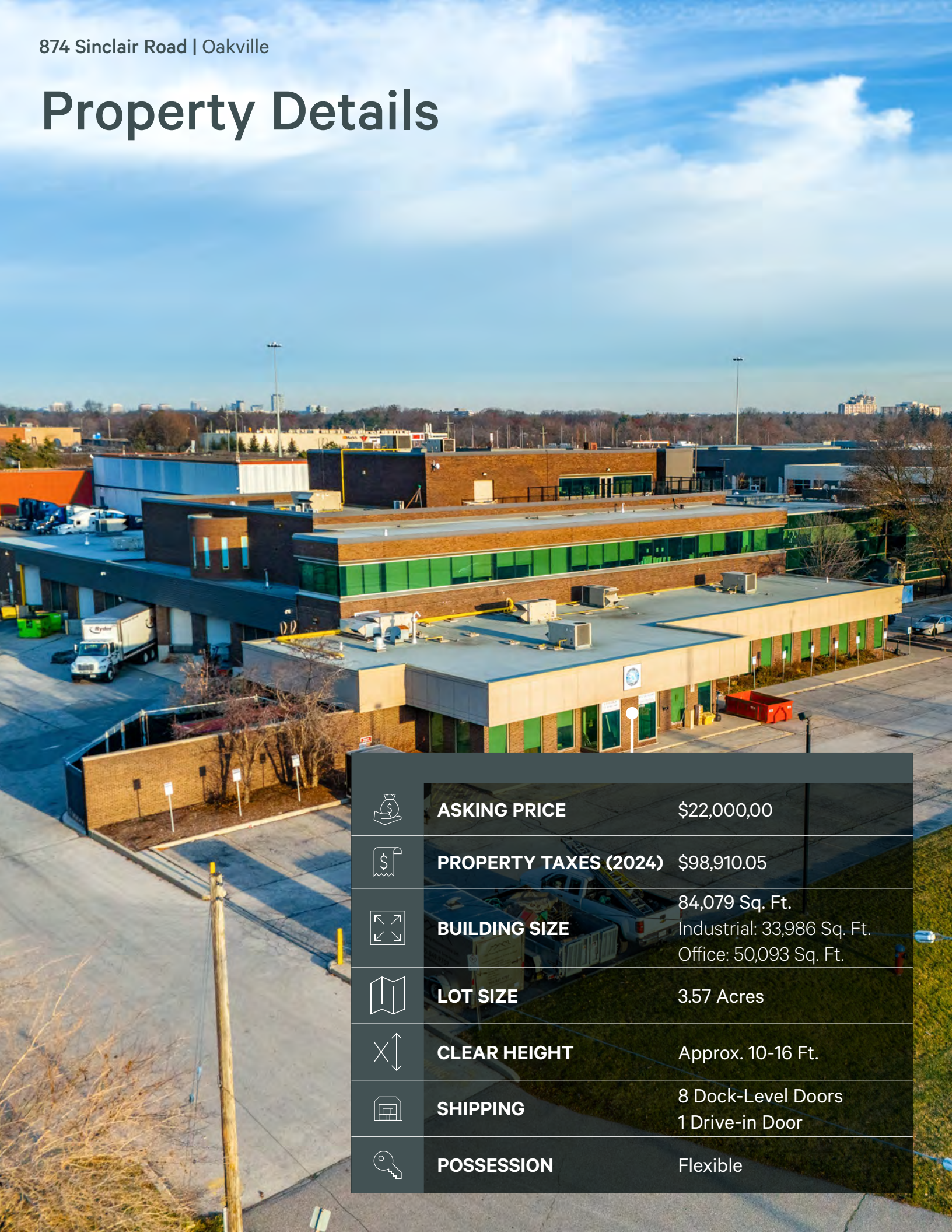
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**CBRE**



874 Sinclair Road | Oakville

# Property Details



	ASKING PRICE	\$22,000,00
	PROPERTY TAXES (2024)	\$98,910.05
	BUILDING SIZE	84,079 Sq. Ft. Industrial: 33,986 Sq. Ft. Office: 50,093 Sq. Ft.
	LOT SIZE	3.57 Acres
	CLEAR HEIGHT	Approx. 10-16 Ft.
	SHIPPING	8 Dock-Level Doors 1 Drive-in Door
	POSSESSION	Flexible







# Zoning

## E2 SP. 6



## Notable Permitted Uses






- Warehouse and Logistics
- Manufacturing
- Business Office
- Medical Office
- Public Hall
- Private School
- Training Facility
- Sports Facility (9)
- Wholesaling



# Amenities and Transit Map



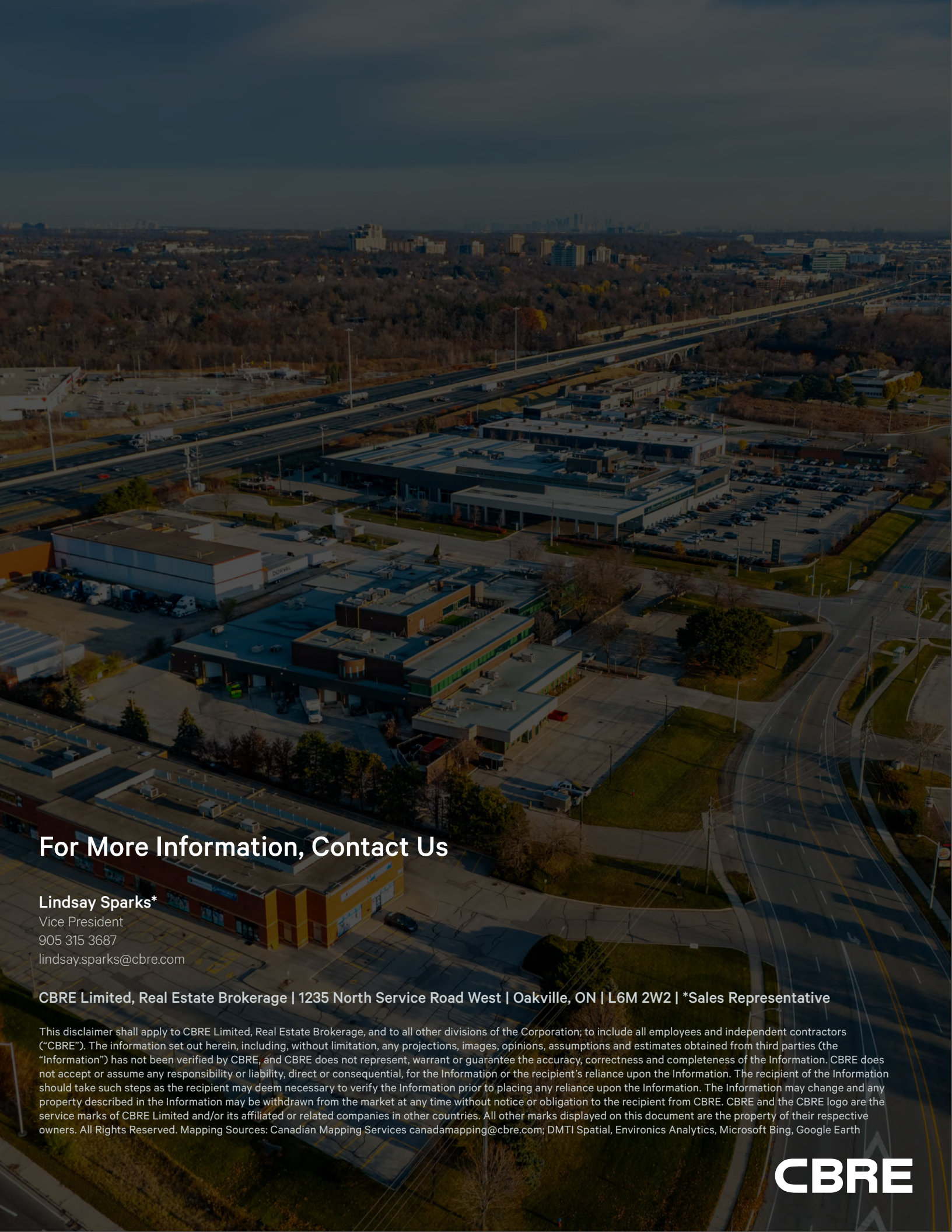
## DRIVE TIMES

	<b>QEW/403</b> 4 Mins 1.8 KM		<b>407</b> 15 Mins 10.9 KM		<b>Oakville GO</b> 5 Mins 2 KM		<b>Bronte GO</b> 8 Mins 5 KM		<b>Pearson Airport</b> 32 Mins 37.3 KM
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## OAKVILLE TRANSIT ROUTES

<b>4</b> SPEERS-CORNWALL	<b>17</b> KERR	<b>18</b> GLEN ABBEY SOUTH
<b>10</b> WEST INDUSTRIAL	<b>15</b> BRIDGE	<b>28</b> GLEN ABBEY NORTH





## For More Information, Contact Us

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