

105

Iron
Street

ETOBICOKE, ON



WAREHOUSING/DISTRIBUTION SPACE WITH GREAT AIRPORT FREIGHT ACCESS

CONTACT
US

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INDUSTRIAL | FOR SUBLEASE



UNIT DETAILS

AVAILABLE SIZE 121,704 SQ. FT.

OFFICE AREA 3,200 SQ. FT.

INDUSTRIAL AREA 118,504 SQ. FT.

SHIPPING DOORS 12 Truck Level

CLEAR HEIGHT 22'

ZONING E1

POWER 400 Amp / 600 Volt

HEAT TYPE Gas, forced air open

SPRINKLERS Yes, throughout

T.M.I. (2025) \$4.03 Per Sq. Ft.

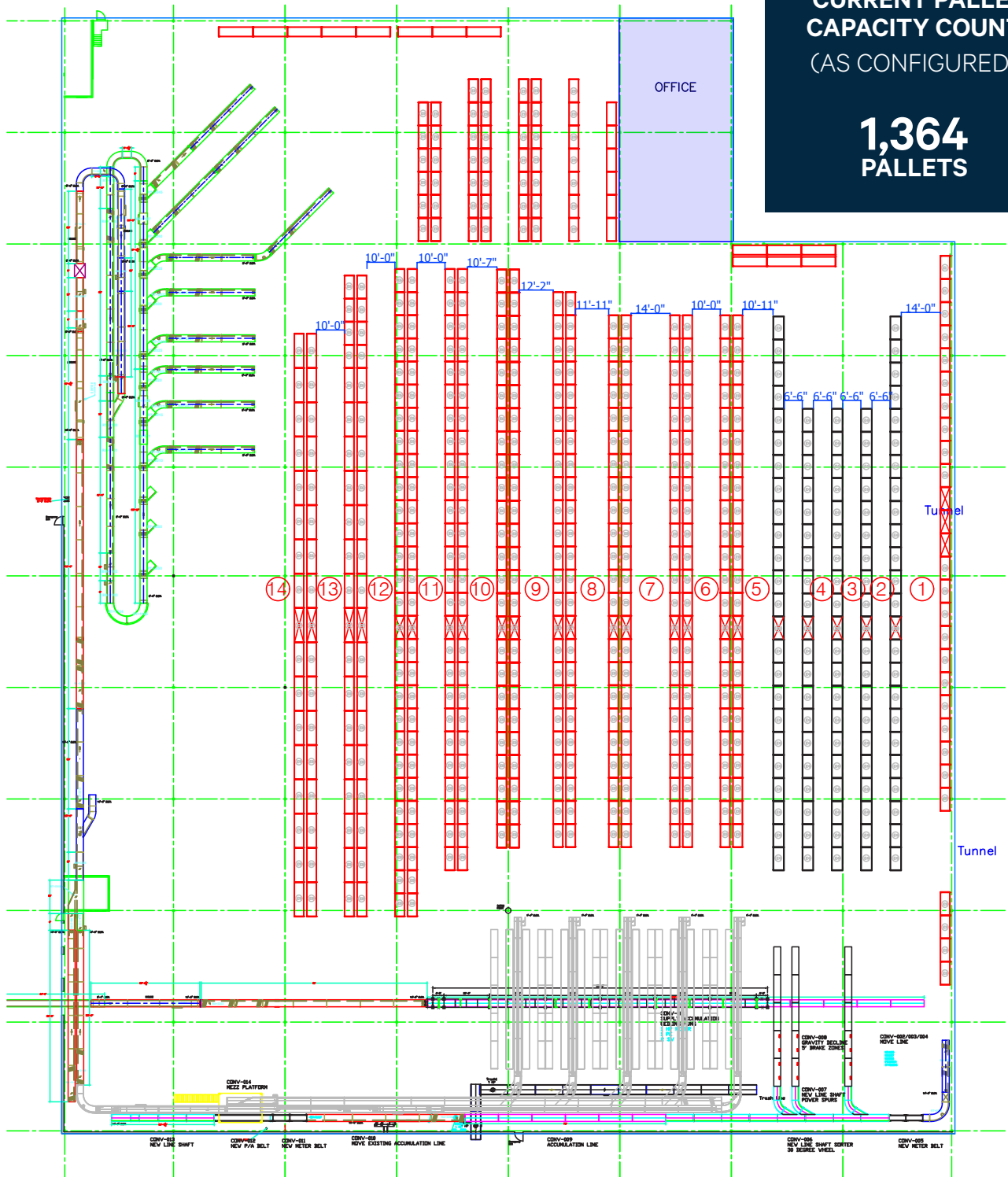
POSSESSION Immediate

COMMENTS

- High visibility along Highway 409.
- Great proximity to 400 series highways, public transit, and many amenities.
- Potential for racking and trailer parking
- Remaining term goes until July 31, 2028.
- Great highway & airport freight access.



FLOOR PLAN



***CURRENT PALLET CAPACITY COUNT (AS CONFIGURED)**

1,364
PALLETS

***EXISTING RACKING SYSTEM IS CONFIGURED FOR ACTIVE PICKING AT GROUND LEVEL WITH PALLET STORAGE ABOVE.**

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