

**180 7 HWY W
BRAMPTON**

PIN 142490063

GeoWarehouse Property Report



Property Details

GeoWarehouse Address:

180 7 HWY W

BRAMPTON

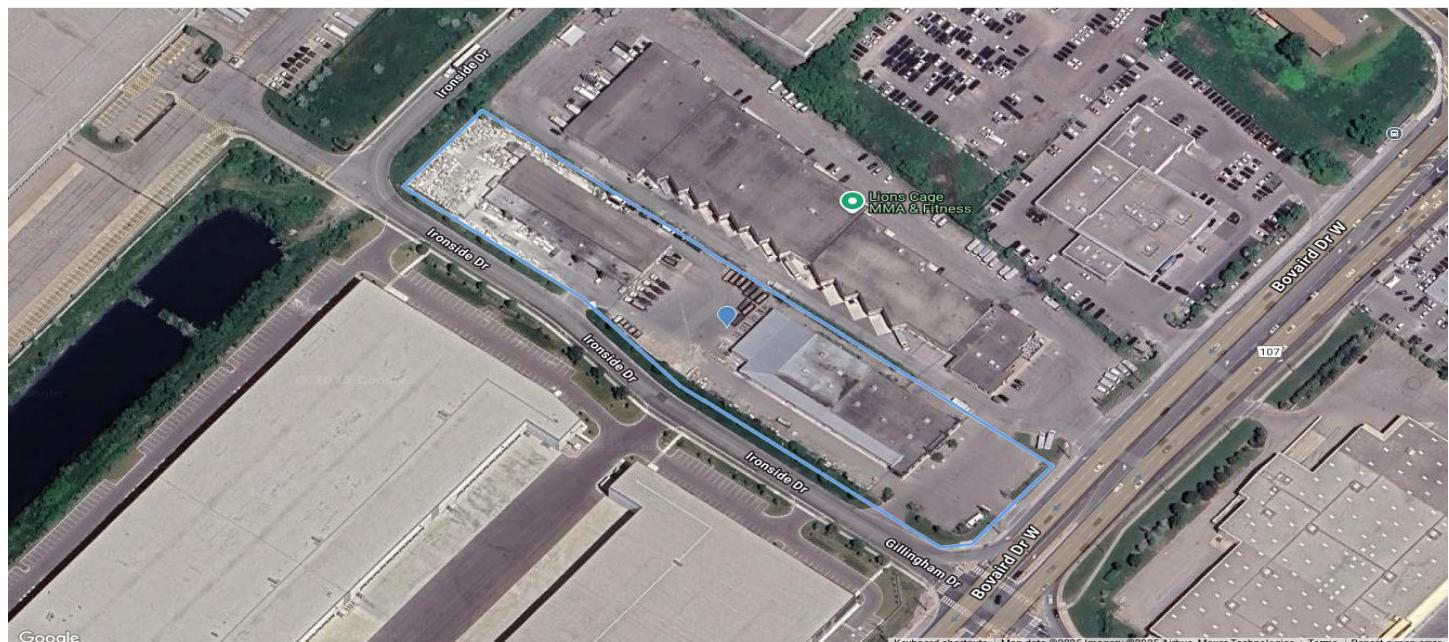
PIN: 142490063

Land Registry Office: PEEL (43)

Land Registry Status: Active

Registration Type: Certified (Land Titles)

Ownership Type: Freehold



Ownership

Owner Name:

A. & V. CAVALLO INVESTMENTS LTD.

Party To:

A & V CAVALLO INVESTMENTS LTD.

Legal Description

PT LT 11 CON 1 WHS CHINGUACOUSY AS IN RO1105529, EXCEPT PTS 1 & 2, 43R9856; T/W RO624302 ; BRAMPTON

Lot Size

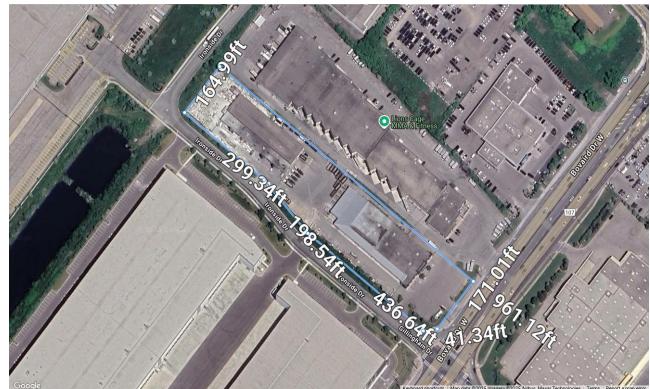
Area: 177905.74 sq.ft (4.084 ac)

Perimeter: 2270.34 ft.

Measurements: 164.99ft. x 299.34ft. x 198.54ft. x 436.64ft. x 41.34ft. x 171.01ft. x 961.12ft.

Lot Measurement Accuracy : LOW

These lot boundaries may have been adjusted to fit within the overall parcel fabric and should only be considered to be estimates.



Assessment Information

* The Current Assessed Value indicated reflects the current state and condition of the property today, and may not be the same value returned to the local municipality for the current tax year. Please contact propertyline@mpac.ca if you have any questions about the difference between the assessed value and the value based on the current state and condition.

** The Phased-in Assessment reflects the property in the current state and condition and may not be the same value the local municipality used for taxation in the year indicated. Please contact propertyline@mpac.ca if you have any questions about the difference between the assessed value, phased-in value, and the value based on the current state and condition.

ARN	Taxation Year	Previous Assessment	N/A
211006000306100	2026	Phased-In Assessment**	
	2025	\$6,174,000	
	2024	\$6,174,000	
	2023	\$6,174,000	
Frontage: 200.0 ft.		Description: Retail - one storey, generally over 10,000 s.f.	
Depth: 960.0 ft.		Property Code: 409	
Based On:January 1, 2016		Current Assessment* :\$6,174,000	

Enhanced Site & Structure

Structures:

Assessment Roll Legal Description: CON 1 WHS PT LOT 11

Property Address: 180 HIGHWAY 7 W BRAMPTON ON L7A0X4

Zoning:	M1
Property Type:	COMMERCIAL
Site Area:	4.41A
Site Variance:	N/A
Driveway Type:	Unspecified/Not Applicable
Garage Type:	N/A
Garage Spaces:	N/A
Water Service Type:	N/A
Sanitation Type:	N/A
Pool:	Indoor : N/A, Outdoor : N/A
RRF Appeal Date:	2023-03-31
About Details:	TRAFFIC PATTERN - HEAVY
Onsite Details:	OFFICIAL PLAN DESIGNATED - EMPLOYMENT, FREE ON SITE, REAR ACCESS - DRIVEWAY, PREDOMINANT EXPOSURE - SOUTH, ZONED FOR COMMERCIAL USE, CORNER LOT
Proximity Details:	REGIONAL CENTRE DISTANCE <10KM
Waterfront Details:	INDIRECT WATERFRONT - NO WFNT OWNSP
Last Property Assessment	2022-11-02
Property Owner Name:	A & V CAVALLO INVESTMENTS LTD
Property Owner Mail:	55 ADVANCE BLVD BRAMPTON ON L6T 4H8

Sales History

Sale Date	Sale Amount	Type	Party To	Notes
Dec 20, 1995	\$0	Transfer	A & V CAVALLO INVESTMENTS LTD.;	

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Parcel Mapping shown on the site was compiled using plans and documents recorded in the Land Registry System and has been prepared for property indexing purposes only. It is not a Plan of Survey. For actual dimensions of property boundaries, see recorded plans and documents.

