



26 Bramsteele Rd, Brampton | ON

For Sale

Industrial Freestanding Building with M2 Zoning Permits Outside Storage.

Incredibly unique opportunity, Great value, Functional corner lot, Prime location with great exposure, Easy access from multiple access points from Hale Road & Bramsteele Road, Secured yard, Close to Highways 410 & 407. Zoning permits a wide variety of uses, Motor vehicle repair, Auto body, Trucking uses including outside storage. ESA 1 & Building condition assessment reports were completed by Pinchin (Feb 2015) available upon request. Desirable area of Brampton. The building is 9900 sq ft and sits on 0.747 acres of land. Tentative possession date March 1st, 2024. Vacant possession on closing.



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Param Sidhu
Broker of Record

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Property Overview

26 Bramstele Rd, Brampton | ON

Dir/Cross St:	Rutherford/Steeles/ Hwy 410
Price:	UNPRICED BASIS
Taxes:	\$ 32,088.29/2023/Annual
Total Area:	9,900 Sq Ft
Lot Size:	0.747 Acres
Grade Level Doors:	2: 10' - 1'8
Height:	12 Feet
Heat:	Gas Forced Air
Washroom:	7
A/C:	Partial
Sprinklers:	Partial
Zoning:	M2 - Permits Outside Storage
Possession Date:	May 31st, 2024
Occupancy:	Vacant on Closing.

Key Highlights



Freestanding Building With Functional Corner Lot, Multiple Access Points.



Close to Major Highways 410 & 407.



Surrounded by many amenities.



Public Transit Nearby.



Outside Storage permits, Fenced Yard.



Local Amenities

26 Bramstele Rd, Brampton | ON

Restaurants

Abbys Grill And Cafe 13 Hale	.05km
Wendy's 70 Biscayne Crescent	.5km
Casey's Bar & Grill 50 Biscayne Cres	.5km
Shoeless Joe's 50 Biscayne Cres.	.5km
Shoeless Joe's Restaurant 7700 Hurontario St	.5km
Tim Hortons 15 Resolution Drive	.5km
Spot One 289 Rutherford Rd S	.5km

Groceries

Kennedy Supermarket 124 Kennedy Rd S	1.4km
Nicey's Food Mart 107 Kennedy Road South	1.5km
Mian Grocer 38 Dean Street	1.6km
Seasons Foodmart 50 Kennedy Road South	1.7km
Durcca Supermarket 86 Kennedy S	1.8km
Om India Food Centre 71 West Drive	2.2km
food Basics 1 Bartley Bull Pky	2.3km

Schools

Turner Fenton School 7935 Kennedy Rd S	1.1km
Peel Alternative School North 315 Bartley Bull Pky	1.2km
Peel District School Board 215 Orenda Road	1.5km
Canada Christian Academy Brampton Inc 22 Abbey Rd	1.8km
Helen Wilson Public School 9 Abbey Road	1.9km
William G Davis Public School 491 Bartley Bull Pky	1.9km
Alpha Day Care & Nursery Schl 3 Cathedral Rd	2km

Coffee

Second Cup 543 Steeles Ave E	.8km
Starbucks 80 Resolution Drive	.8km
Playfair Coffee Distributing 1625 Steeles Ave E	2.2km
Timothy's World Coffee 499 Main St S	2.3km
Coffee Time 171 Advance Blvd	2.3km
Second Cup 7700 Hurontario St #504	2.8km
Second Cup Coffee Co. featuring Pinkberr... 7700 Hurontario Street	2.8km

Errands

Scotiabank 543 Steeles Avenue East	.8km
Gray Tools Canada Inc 299 Orenda Rd	1.6km
Guardian - Nathan's Pharmacy 147 Clarence St	1.9km
Bolts Plus Inc 53 Rutherford Rd S	1.9km
Muro North America Inc 7 Tilbury Crt	1.9km
Brafasco 93 Heart Lake Service Rd S	2km
TD Bank Financial Group 8125 Dixie Rd	2km

Bars

Club Kaos 107 Kennedy Rd S	1.5km
Up Yer Kilt Pub & Club 284 Orenda Road	1.8km
Glasgow Rangers Supporters 185 Advance Blvd	2.2km
St. Louis Bar & Grill 100 Peel Centre Drive	3.1km
Tracks Brew Pub 60 Queen Street East	3.2km
Walkers Brew 14 Lisa Street	3.3km
Flowertown Pub 12 Flowertown Avenue	4.9km

Shopping

The Shoe Club Inc 547 Steeles Avenue East	.7km
Clorox Company of Canada 150 Biscayne Cres	.8km
Mark's Work Wearhouse 547 Steeles Ave E	.8km
Wallace Workwear 2 Wilkinson Rd	1.3km
Naveen Fashions 116 Kennedy Rd Sud	1.4km
Todays Sportswear 50 Kennedy Road South	1.7km
Bram Knit Ltd 207 Wilkinson Rd	2km

Parks

Peel Village Park 1-67 Melville Crescent	1.5km
Westchester Park 2-24 Langford Ct	1.7km
Charles F. Watson and Family Gardens 229 Main St S	2.2km
Centennial Park 64-80 Mary St	2.6km
Norton Place Park 170 Clark Blvd	2.8km
McLoughlin Park 65-83 Queen St E	3km
Gage Park 30-56 Elizabeth St S	3.1km



Walk Score

26 Bramsteele Rd, Brampton | ON

Walk Score
51

Somewhat Walkable

Some errands can be accomplished on foot

Transit Score
52

Good Transit

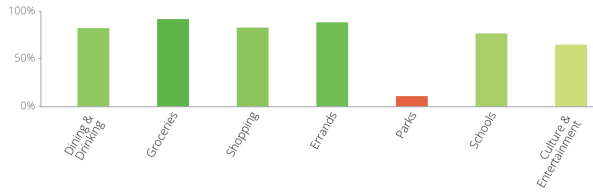
Many nearby public transportation options

Bike Score
47

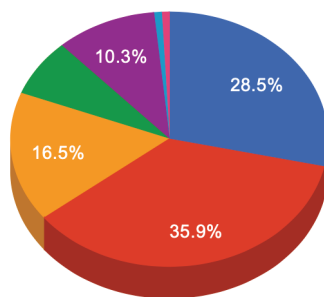
Somewhat Bikeable

Minimal bike infrastructure

The Walk Score here is 51 out of 100 based on these categories. [View a map](#) of what's nearby.

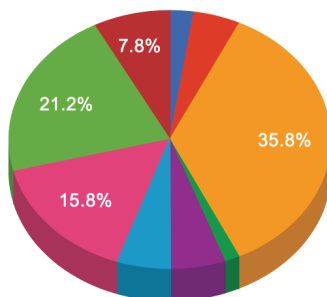


Household Income



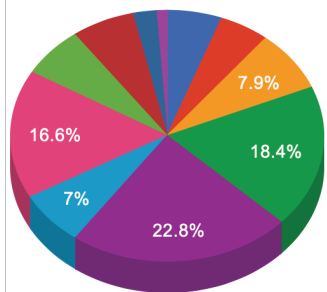
- \$0 - \$29,999 (180)
- \$30,000 - \$59,999 (227)
- \$60,000 - \$79,999 (104)
- \$80,000 - \$99,999 (46)
- \$100,000 - \$149,999 (65)
- \$150,000 - \$199,999 (5)
- \$200,000+ (5)

Occupations



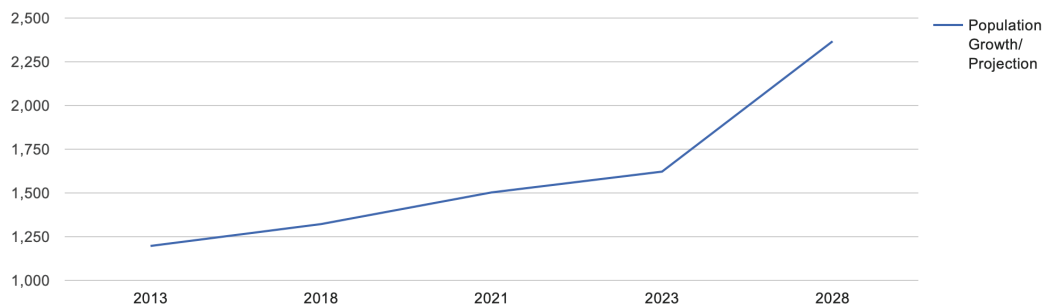
- Not Applicable (19)
- Management (37)
- Business, Finance, Admin (282)
- Sciences (12)
- Health (43)
- Social Sciences, Education, Government, Religion (42)
- Sales and service (124)
- Trades, Transport, Operators (167)
- Manufacture and Utilities (61)

Population by Age Group



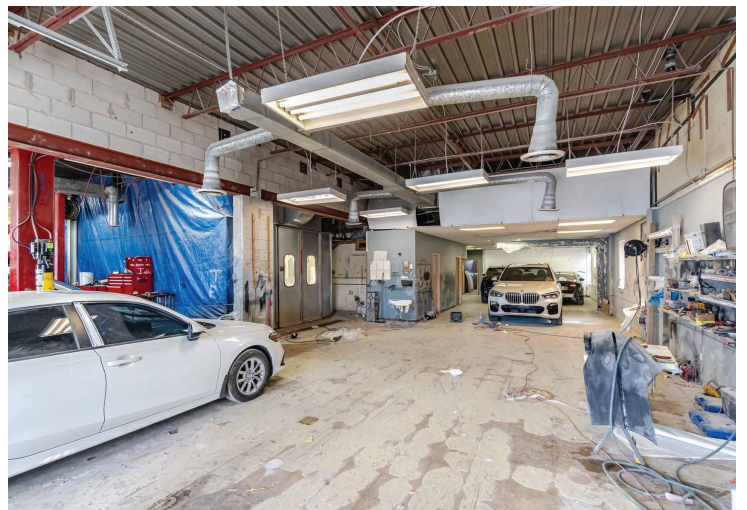
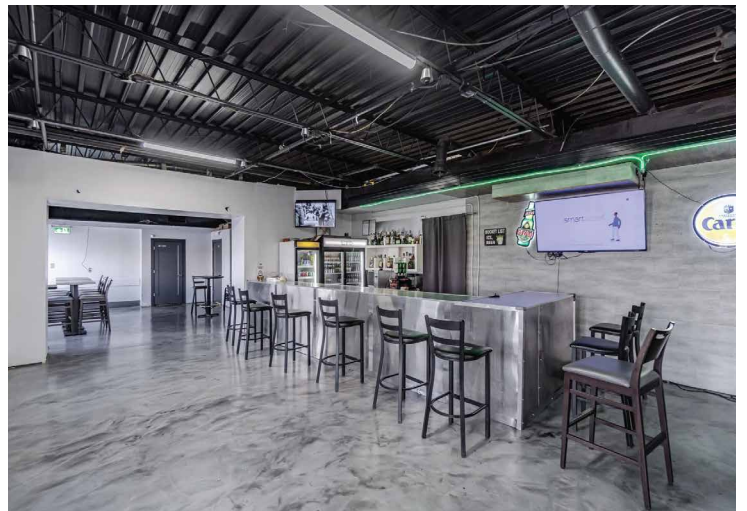
- 0 - 4 years old (75)
- 5 - 9 years old (68)
- 10 - 19 years old (104)
- 20 - 34 years old (243)
- 35 - 49 years old (302)
- 50 - 54 years old (92)
- 55 - 64 years old (219)
- 65 - 69 years old (86)
- 70 - 79 years old (86)
- 80 - 84 years old (32)
- 85+ years old (15)

Population Growth Projection



Gallery

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