

# Freestanding industrial facility available for lease

**2420 Anson Drive**  
Mississauga, ON



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**AVISON  
YOUNG**



TOBRAM ROAD

# 2420

Anson Drive

Mississauga, ON

## Property details

### TOTAL AVAILABLE AREA

42,000 sf

### INDUSTRIAL AREA

94%

### OFFICE AREA

6%

### LOT SIZE

1.96 acres

### CLEAR HEIGHT

18' 6"

### SHIPPING

5 TL / 1 DI

### ZONING

E2

### POWER

800 amps

### POSSESSION

June 1, 2024

### ASKING NET RENT

\$17.50 psf

### ADDITIONAL RENT

\$4.00



ANSON DRIVE

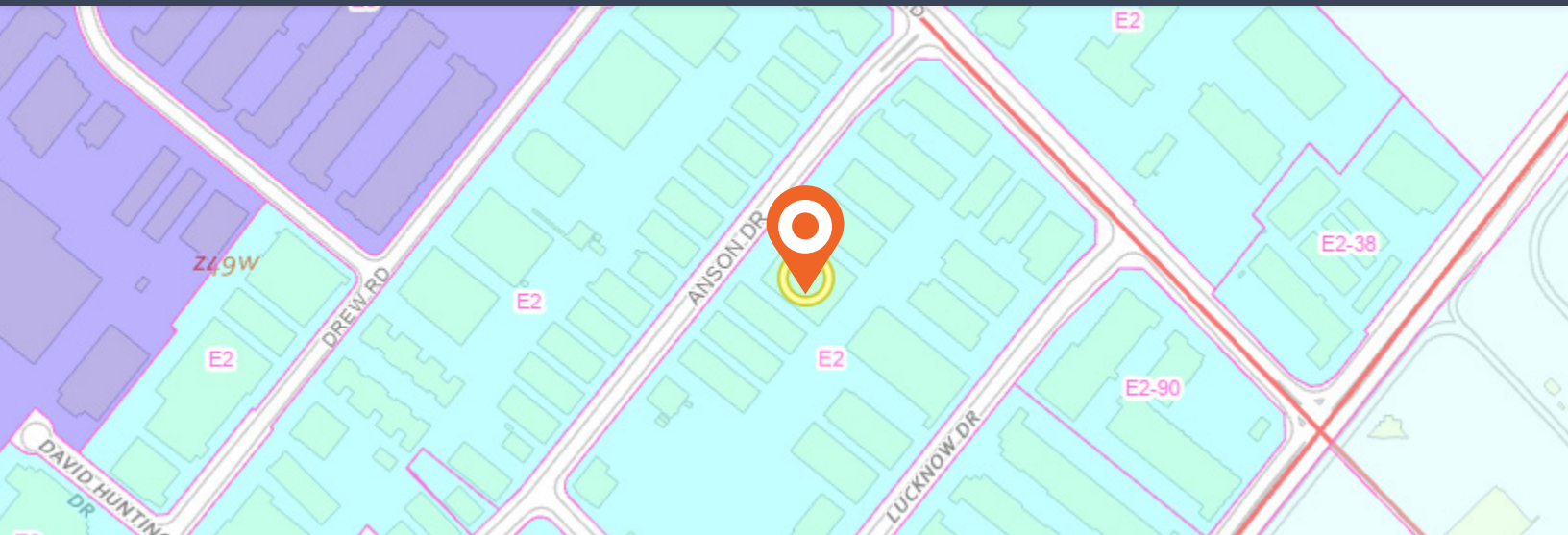
## Features

- Located just north of Pearson International Airport
- Heavy power supply available
- Shipping apron can accommodate 53' trailers
- 5 minutes to Highway 407 and 10 minutes to Highways 410 and 427
- Clean uses only



# For Lease

# 2420 Anson Drive, Mississauga, ON



## Zoning

Mississauga | E2 | Employment

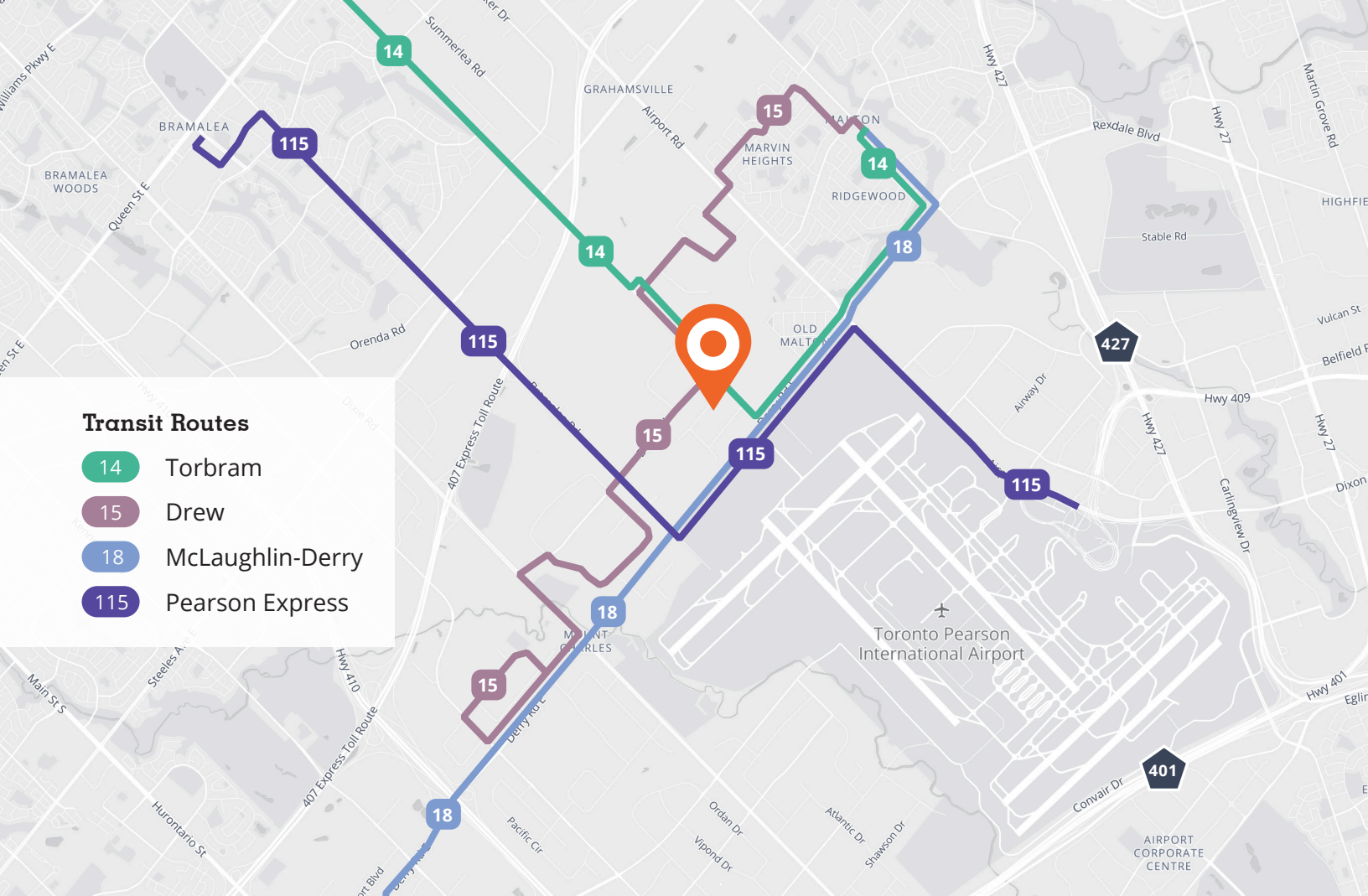
### Permitted Uses

- Medical Office
- Office
- Broadcasting/Communication Facility
- Manufacturing Facility
- Science and Technology Facility
- Truck Terminal
- Warehouse/Distribution Facility
- Wholesaling Facility
- Self Storage
- Contactor Service Shop
- Banquet hall/Conference Centre/Convention Centre
- Overnight accommodation
- Active Recreational Use
- Beverage/Food Preparation Establishment
- Truck Fuel Dispensing Facility
- Entertainment Establishment
- Recreational Establishment
- Private Club
- Repair Establishment
- Parking Lot
- University/College
- Courier/Messenger Service

### Permitted Uses – With Conditions

- Waste Processing Station (1)
- Waste Transfer Station (1)
- Composting Facility (1)
- Medicinal Product Manufacturing (14)
- Restaurant (1)
- Convenience Restaurant (1,13)
- Take-out Restaurant (1)
- Financial Institution (13)
- Gas Bar (1,2,13)
- Motor Vehicle Service Station (13)
- Motor Vehicle Sales, Leasing and/or Rental Facility – Commercial Motor Vehicles (1)
- Night Club (1,3)
- Adult Video store (1)
- Adult Entertainment Establishment (1)
- Animal Boarding Establishment (1)
- Body Rub Establishment (1)
- Funeral Establishment (4)





## Amenities within 5KM



202

RESTAURANTS



6

FITNESS CENTRES



23

BANKS



24

HOTELS



33

GAS STATIONS

## 2420 Anson Drive North York, ON

### Get more information

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