

For Sale

CBRE

2851

John
Street

MARKHAM, ONTARIO

33,824 sq. ft. Freestanding Building Offering Turnkey Office Space with National Tenant Retail Income



Property Overview

2851 John Street, Markham, ON

| | |
|-----------------------|--|
| ADDRESS | 2851 John Street, Markham, ON |
| TOTAL BUILDING | 33,824 sq. ft. (+/- 12,931 sq. ft. Retail 20,893 sq. ft. Office) |
| SIZE | 2.65 Acres |
| ASKING PRICE | Please Contact Agents |
| TAXES | \$142,060.80 (2026 Annual Taxes) |
| YEAR BUILT | 1985 |
| STOREYS | 2 (Ground Floor - Retail 2 nd Floor - Office) |
| ZONING | EMP-SE (Employment - Service Employment) |
| PARKING | 197 parking spaces |



Excellent signage opportunity



Accessible via York Region Public Transit



Proximity to Highway 404, 407, 401



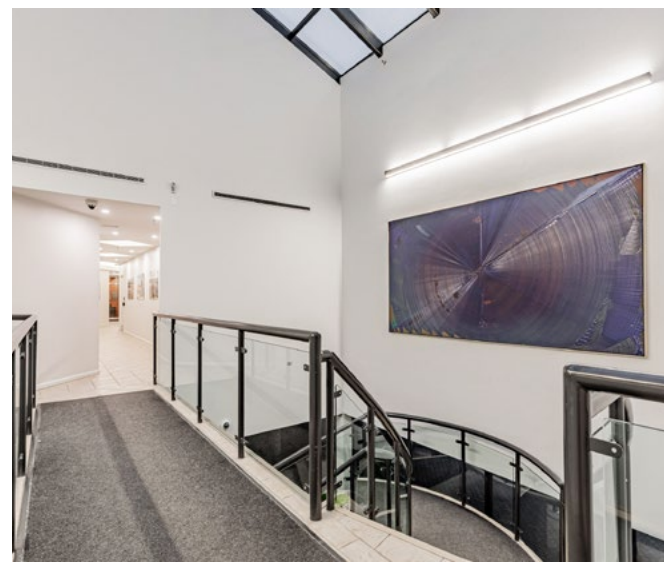
Ample surface parking on site



National retail tenants with a WALT of 5 years

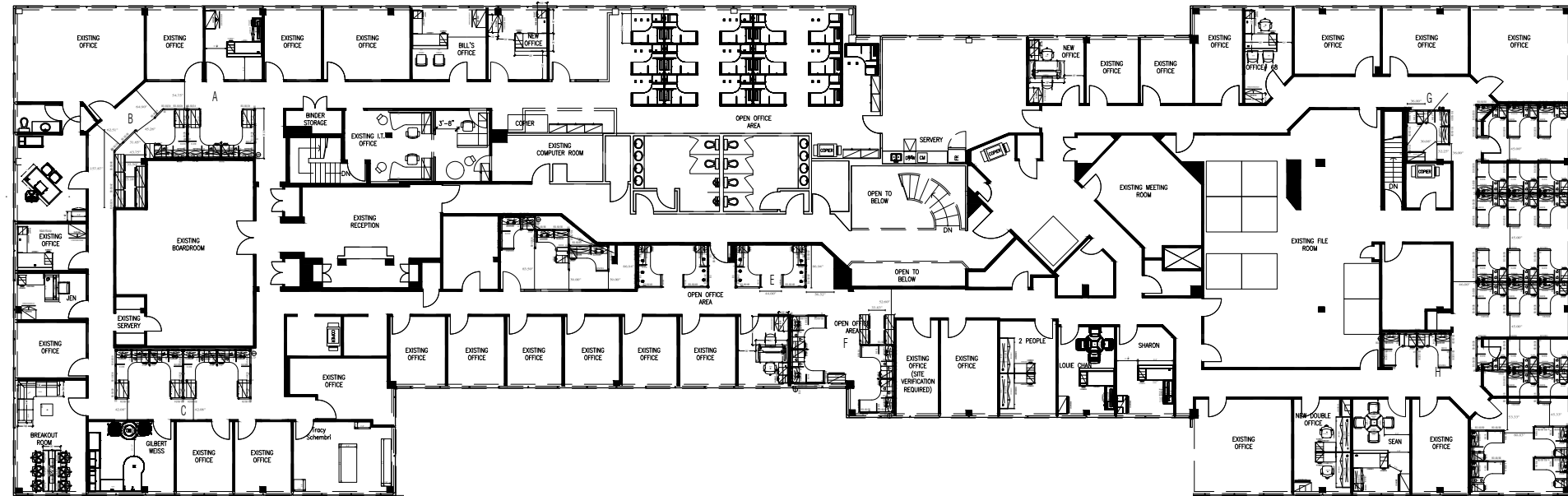


Close to dining, retail, and entertainment options



Floorplan

Suite 1 - Office • 20,893 Sq. Ft. (Divisible)



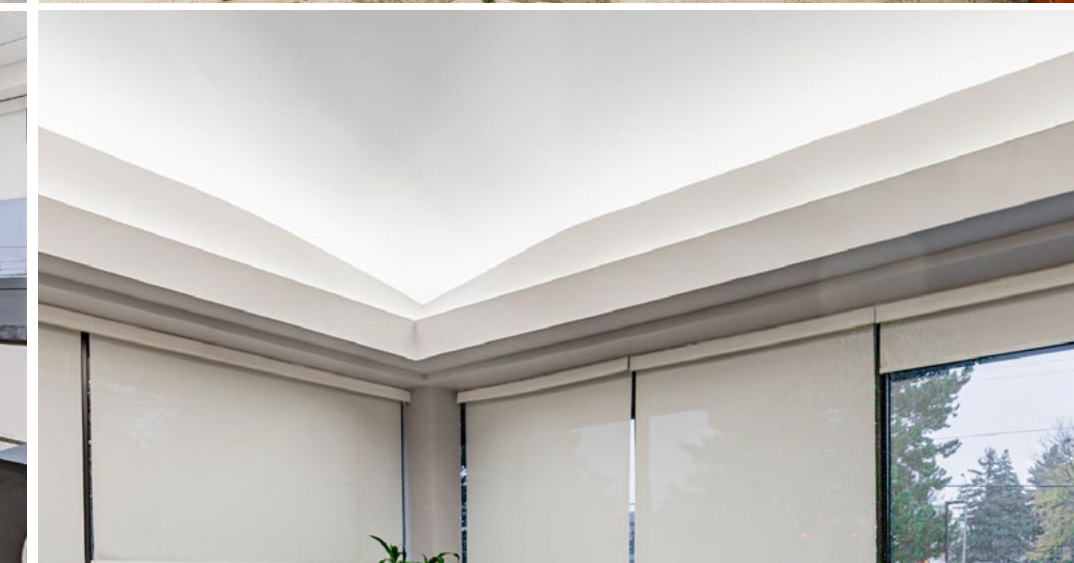
Reception Area



Conference Room



Servery



Office



Work Stations

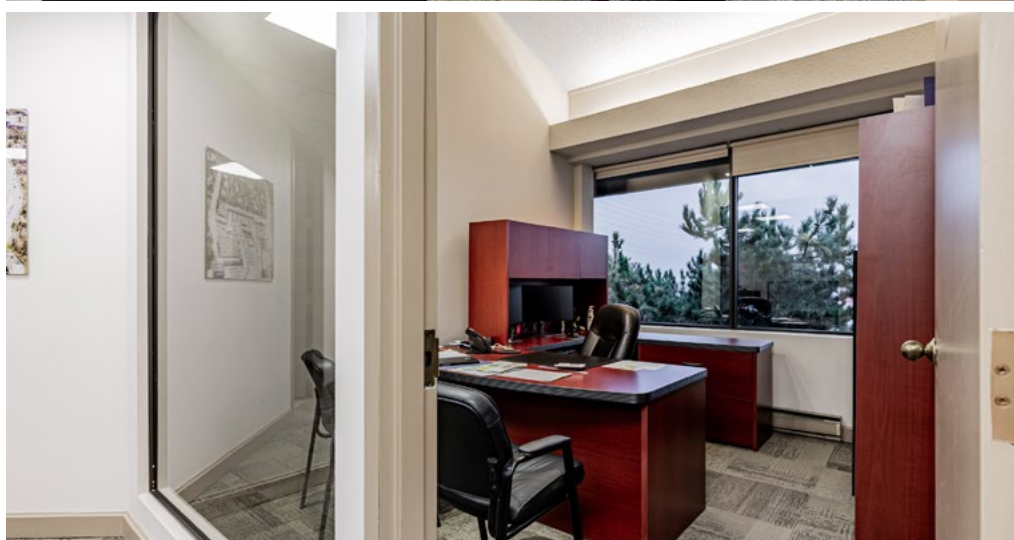
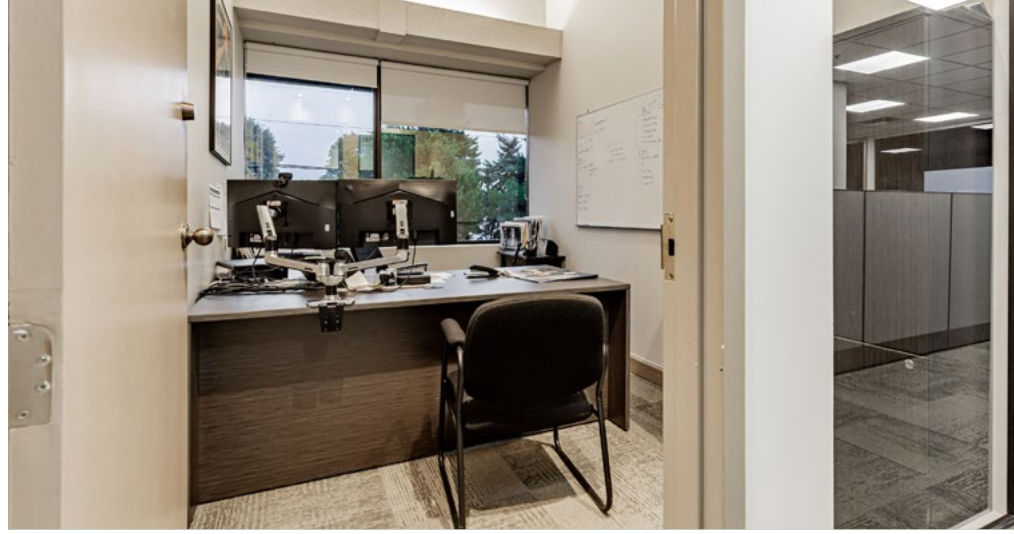


Key Suite Features

- Reception
- 40 perimeter offices
- 2 boardrooms
- Eat-in kitchenette
- Computer room
- Large file room
- Open area for workstations
- Furniture may be available for purchase

Suite Photos

Suite 1 - Office • 20,893 Sq. Ft.



Location Overview

Restaurants

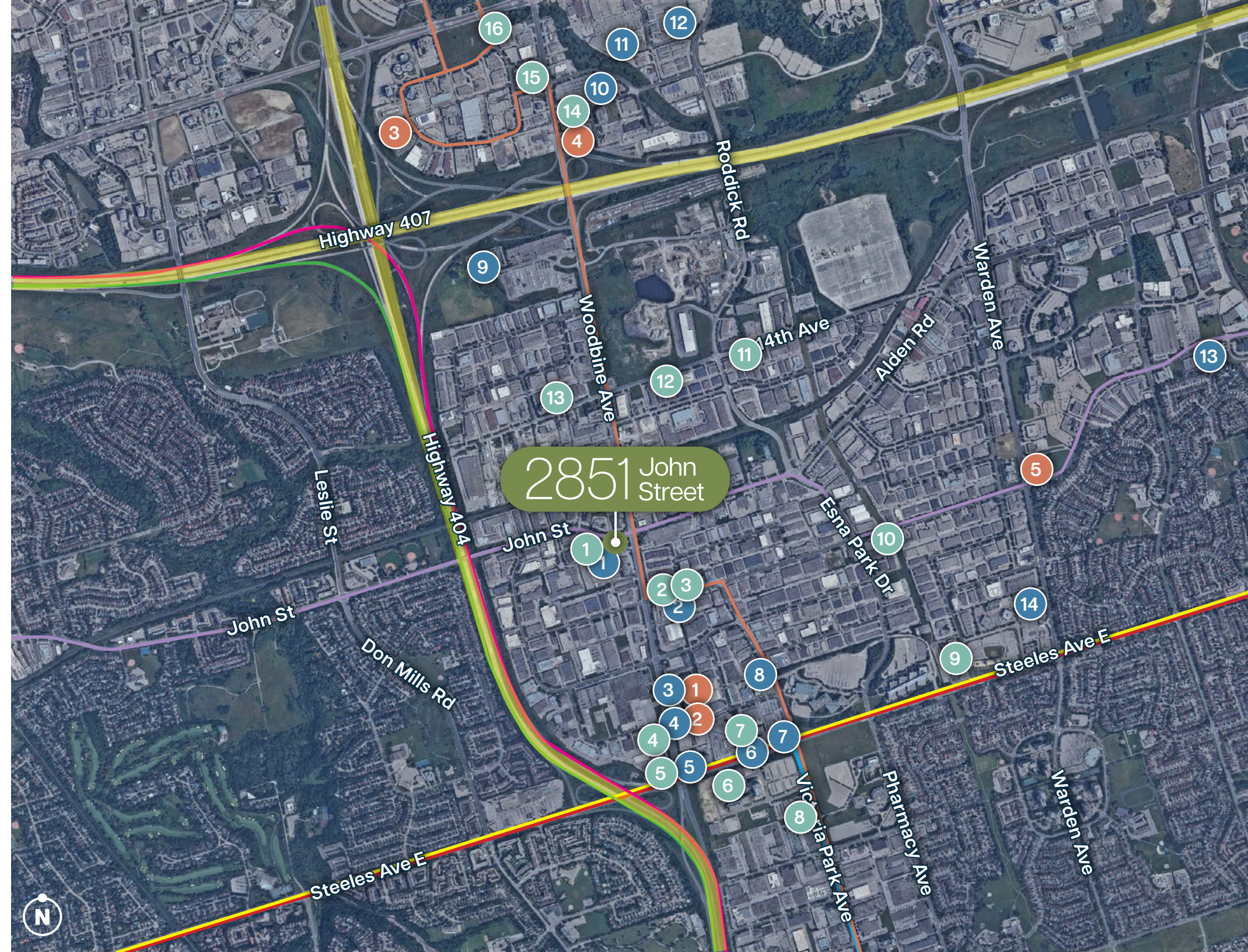
- | | |
|-------------------------|----------------------|
| 1 Tim Hortons | 9 Vegedelight |
| 2 Starbucks | 10 Tom's |
| 3 Swiss Chalet | 11 Daily Fresh Grill |
| 4 Gyubee Japanese Grill | 12 Woodbine Diner |
| 5 Tim Hortons | 13 Mandarin |
| 6 Fresh Burger | 14 Koke Teppanyaki |
| 7 Tanuki Restaurant | 15 Porta Via |
| 8 Shahi Manjil Indian | 16 Novita Italian |

Services & Retail

- | | |
|---------------------------|------------------------|
| 1 BMO | 8 SnapFitness Markham |
| 2 RBC | 9 Markham Golf Dome |
| 3 CIBC | 10 Costco |
| 4 TD Bank | 11 Home Depot |
| 5 Esso | 12 First Markham Place |
| 6 J-Town | 13 Can Sports Center |
| 7 Don Valley North Toyota | 14 T&T Supermarket |

Hotels

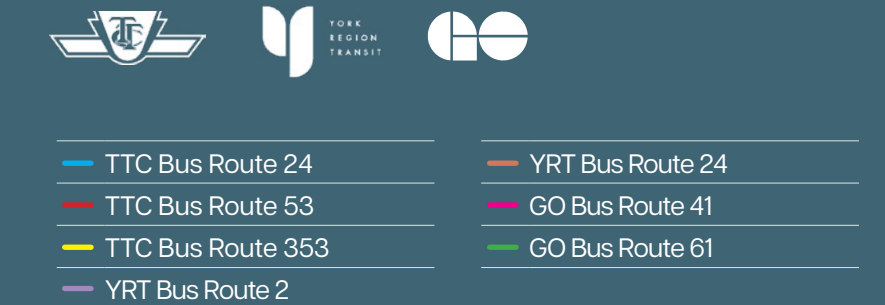
- | | |
|-----------------------------|----------------------------|
| 1 Courtyard by Marriott | 3 Park Inn by Radisson |
| 2 TownPlace Suites Marriott | 4 Hampton Inn & Suites |
| | 5 Monte Carlo Inn & Suites |



Drive Times



Local Transit



Contact Us For More Information

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