

# 80 OLD ONONDAGA ROAD EAST

BRANTFORD, ON

*FOR LEASE: ±9.79 Acre Outdoor Storage Yard*



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**CBRE**

# PROPERTY OVERVIEW

LOT SIZE

±9.79 Acres

ZONING

M3 Industrial

OCCUPANCY

Immediate

ASKING RATE

\$3,500/Acre/Month

## *Outdoor Storage Yard in Prime Brantford Location*

- Site is fully secured, fenced and gated
- Potential to split site and consider 5 acres
- Located 2 minutes to Highway 403 via Garden Ave
- Warehouse space also available nearby





# BRANTFORD

*Excellent connectivity to key transportation routes*

Brantford is a growing industrial market with its close proximity to the GTA and Hamilton. With recent purchases by large developers, Brantford has become an attractive location with a strong labour base. Highway 403 runs east-west through the centre of the region and connects Brantford to other key transportation routes, including Highway 401, the QEW, and the intermodal Port of Hamilton. Brantford is uniquely positioned to service Ontario and eastern US markets being a 45 minute drive from Toronto and a 60 minute drive to the Buffalo border.

## *Drive Times*

Hamilton	32.3 Km	20 Mins
Waterloo Region	31.3 Km	22 Mins
GTA	75.6 Km	41 Mins
Pearson International Airport	89.5 Km	55 Mins
Canada/USA Border Crossing (Niagara)	139 Km	1 Hr 10 Mins
Canada/USA Border Crossing (Windsor-Detroit)	280 Km	2 Hr 40 Mins

## *Demographics*

### WITHIN 15 KM

#### POPULATION

140,208

#### LABOUR FORCE

61.8%

#### MEDIAN AGE

39.6

### WITHIN 30 KM

#### POPULATION

621,522

#### LABOUR FORCE

69%

#### MEDIAN AGE

39

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*For more information please contact us*

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