



FOR SALE

Freestanding industrial building located in the heart of Woodbridge

181 Regina Road
Vaughan, ON

Aidan Mallovy

Sales Representative, Principal

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Ben Sykes, SIOR

Sales Representative, Principal

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**AVISON
YOUNG**



181
Regina Road

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Vaughan, ON

Property details

BUILDING SIZE

28,977 sf

LOT SIZE

1.48 acres

INDUSTRIAL

49%

OFFICE

51%

CLEAR HEIGHT

18'

SHIPPING

4 T/L, 1D/I

ZONING

EM1

POSSESSION

Immediate

ASKING PRICE

\$11,750,000

TAXES

\$64,558.74

Features



Immediate access to Highways 7, 407, and 427



New roof completed In 2016



Office was recently renovated in 2017



Electrical systems and lighting upgraded in 2017

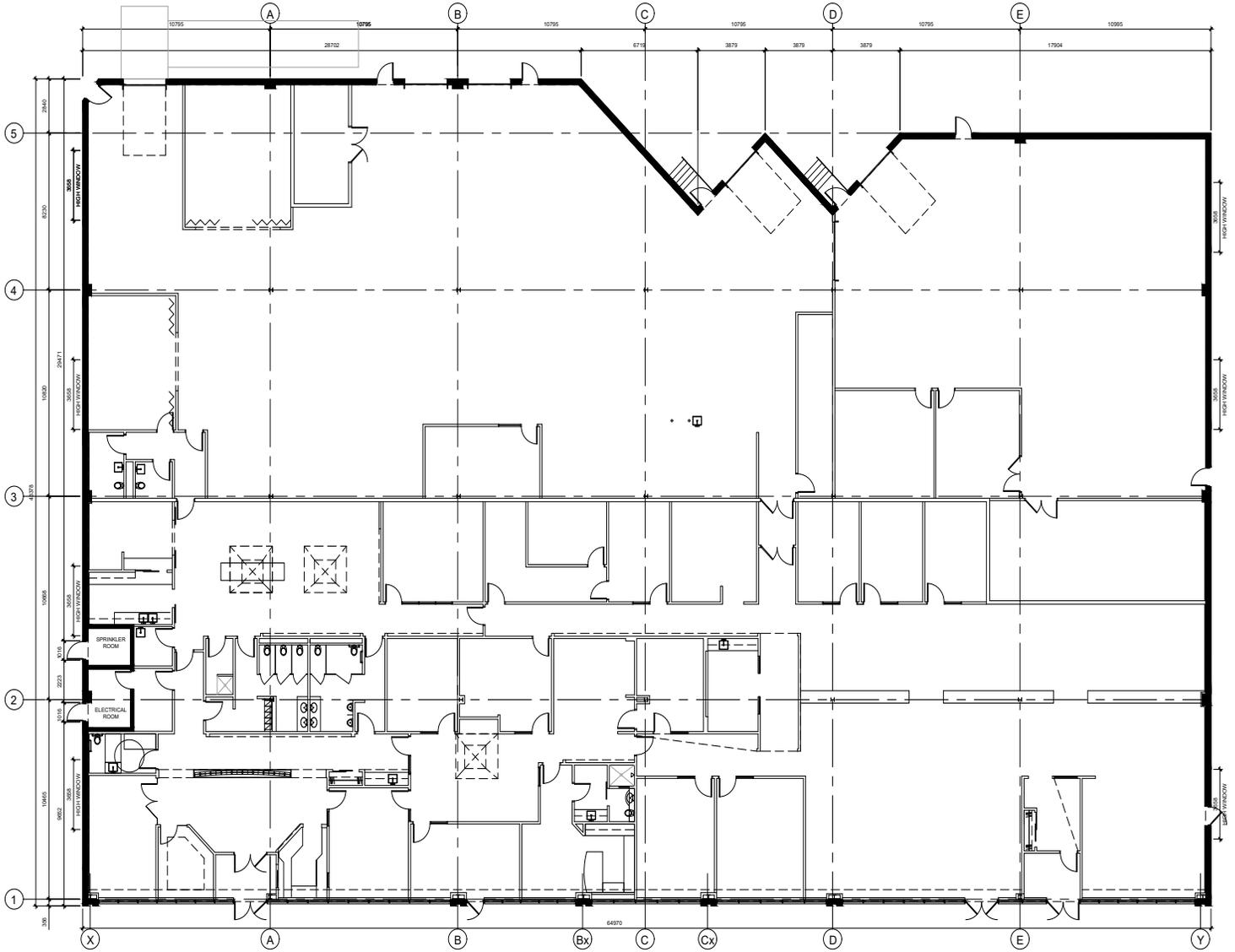


Secured and gated rear yard with access / egress on both sides of the building



Shipping court can accommodate larger vehicles with sawtooth shipping

Floorplan

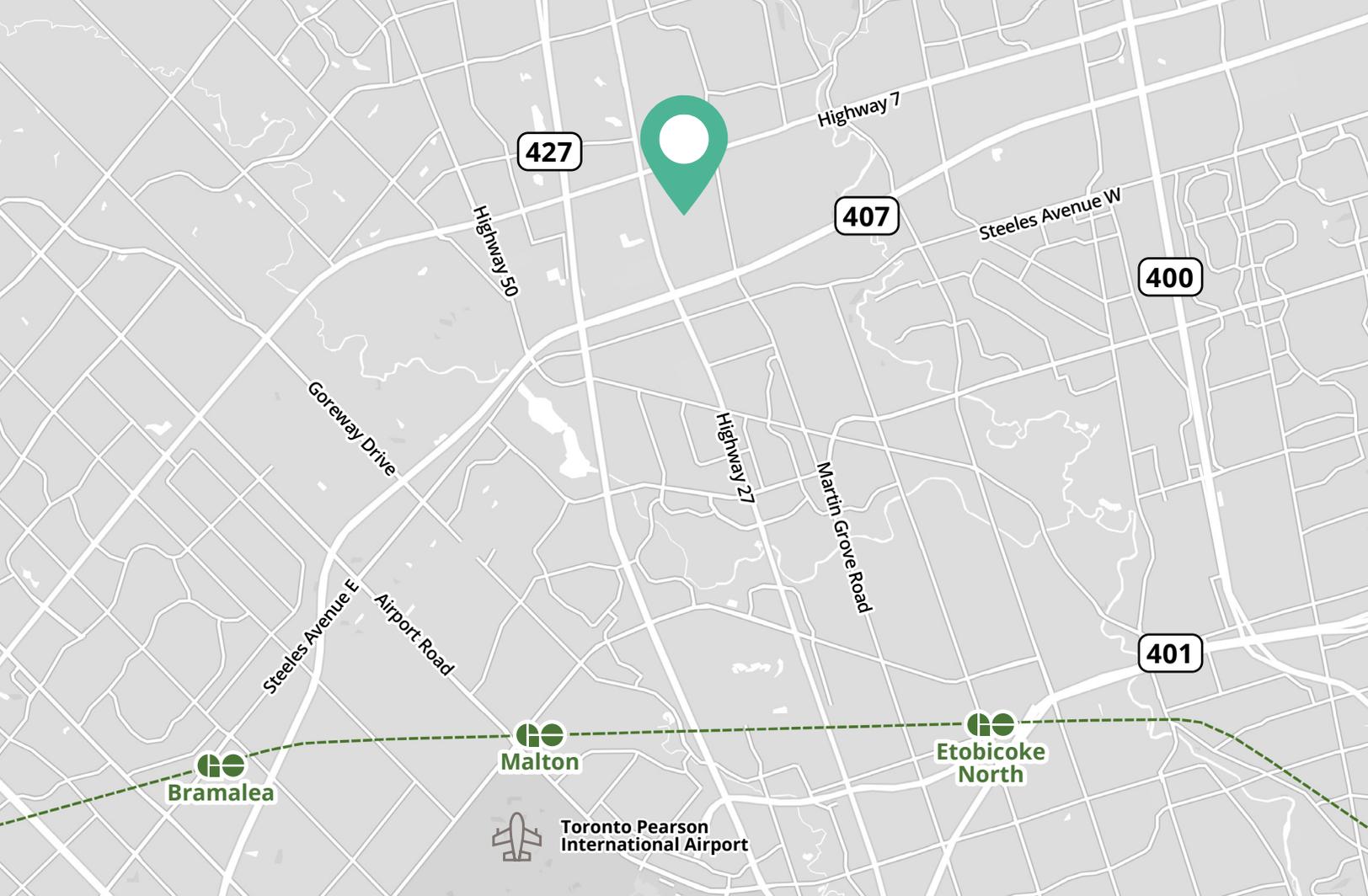


181 REGINA RD, VAUGHAN



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Amenities within 5KM



150

Restaurants



544

Retail



19

Gas Stations



23

Banks



5

Fitness Centres

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YOUNG**

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