

Park Ave West

Colliers

Keil Drive South

For Sale

200 Keil Drive S, Chatham, ON

Nearly 13.80 acres development site on arterial roadway in Chatham



# The Property

## Highlights

- High exposure
- Nearly 13.80 acres development site on arterial roadway in Chatham.
- Mix used area consisting of residential developments, new casino, industrial & commercial properties.
- Flat & clear site with rail possibility.
- High exposure property with potential multi-use purpose.
- Industrial land with permitted use (Truck terminal, warehouse, service or repair shop, industrial mall),
- 30 minutes away from Canada / USA Border with highest trade volume.

Click to view video

Offering Price  
**\$5,600,000**



## NEARBY BUSINESS

- 401 Trucksource Inc. (truck repair shop)
- McDonald's
- Dajcor Aluminum Ltd
- Fastenal Canada
- Dana Canada Corporation
- Sonoco Canada Corporation
- Messer Canada Inc.
- Cunningham Sheet Metal Works Inc

## NEARBY AMENITIES

- Shell
- John D. Bradley Convention Centre
- Kent-Belgian-Dutch-Canadian Club
- Sunset Lounge And Banquet Hall
- Purolator
- Drive Test
- Shell
- Canadian Tire



6 Minute (5.5 k) drive from Hwy 401 via Bloomfield Rd.













## Location

City	Distance
Toronto	296 km
Detroit	82 km
London	118 km
Hamilton	231 km
Sarnia	78 km





## Neighborhood

Chatham, Ontario, is a prime location for industrial land development, strategically situated at the heart of Southwestern Ontario. Known for its thriving economy and robust transportation network, Chatham offers easy access to major highways, including Highways 401 and 406, connecting it to key markets in Canada and the U.S. This region boasts a competitive real estate market with a variety of land options suitable for manufacturing, distribution, and logistics. Chatham's diverse economy is supported by key industries such as automotive, agriculture, and advanced manufacturing, providing a skilled workforce and a favorable business environment. The community benefits from a high quality of life, modern infrastructure, and a supportive municipal government, making it an ideal choice for businesses looking to grow. With its central location, strategic advantages, and growing potential, Chatham is an excellent choice for industrial land buyers seeking long-term success and profitability.

## Demographics



Total  
Population

51,250



Average Household  
Income

\$95,326



Total  
Households

21,834



Labour Employment  
Rate

89.5%



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