

8600

Place d'Upton

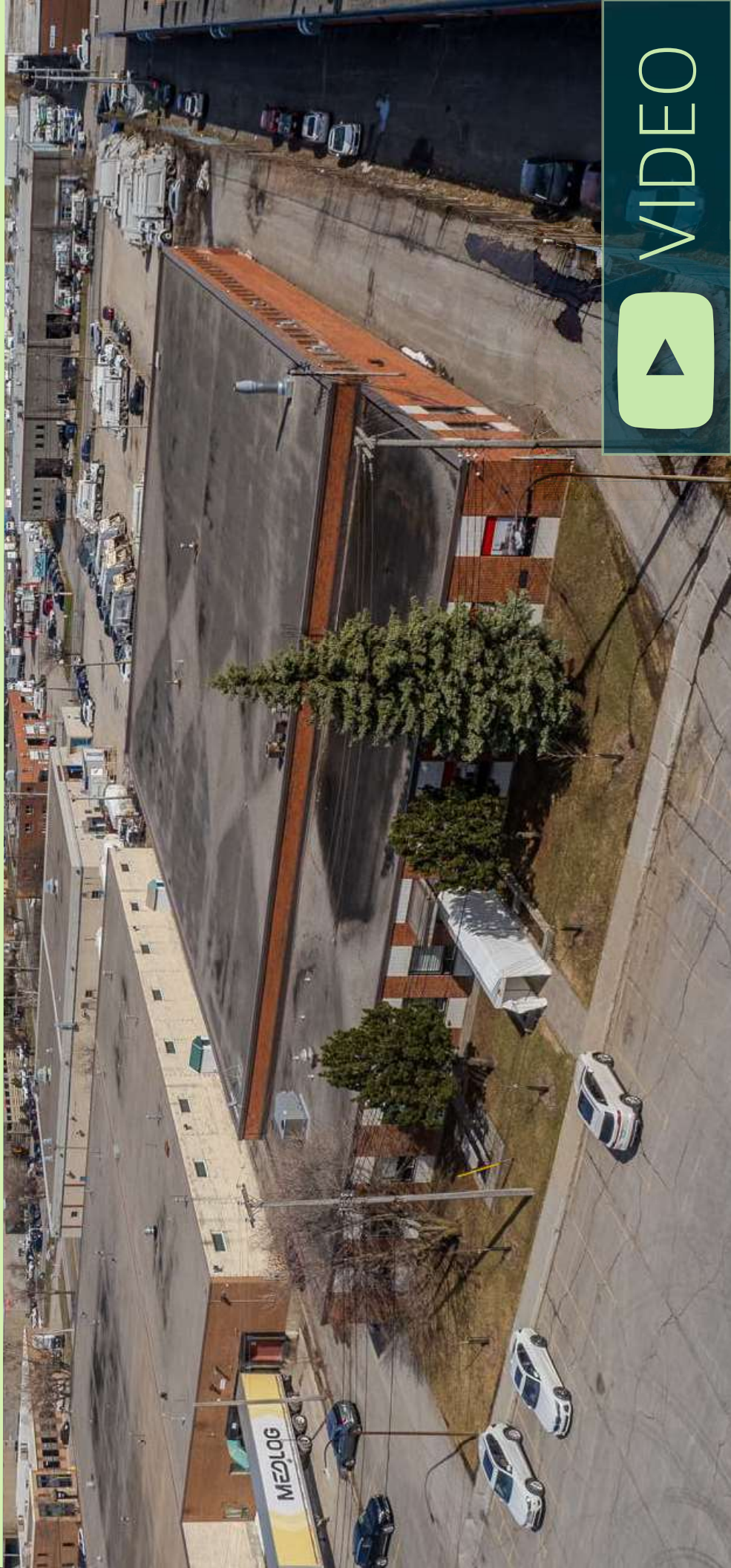
ANJOU



TRIMONT

INDUSTRIAL BUILDING

FOR SALE



VIDEO












# PROPERTY DETAILS

8600 Place d'Upton, Anjou



## FEATURES

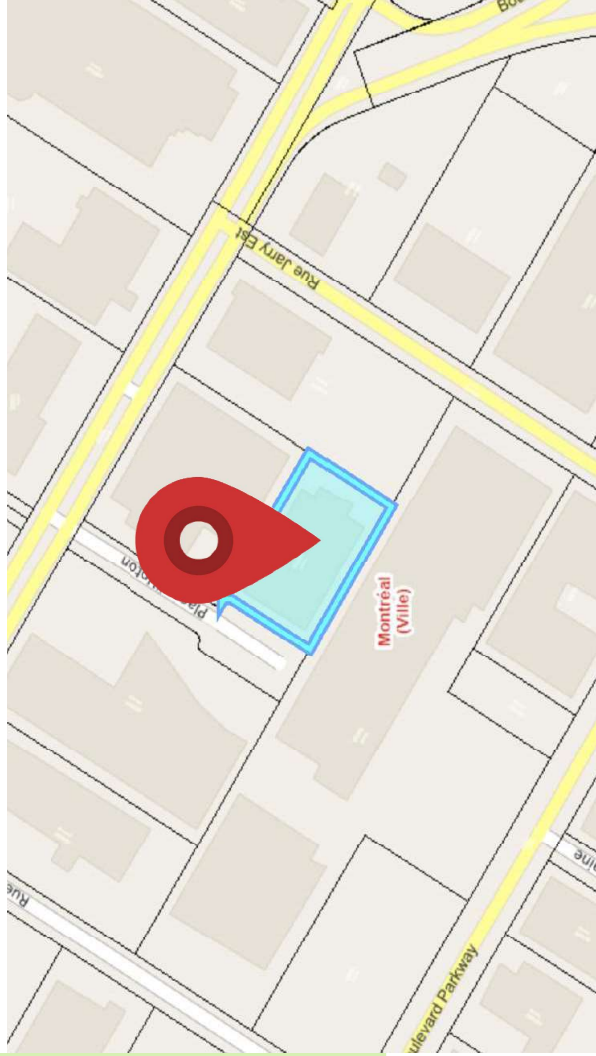
- Strategically located in the Anjou industrial park, in close proximity to highway 40, highway 25, and Boul Henri-Bourassa.
- Nearby public transportation
- Vast labour pool
- Located in a cul-de-sac
- Renovated in 2015
- Fenced lot
- Exterior storage permitted. Flexible zoning.

	BUILDING AREA	± 37 593 SQ.FT.
	LAND AREA	± 66 309 SQ.FT.
	CLEAR HEIGHT	16'
	TRUCK LEVEL DOORS	2
	DRIVE-IN DOORS	3
	COLUMN SPAN	26' x 29'
	ELECTRICAL ENTRY	600A   600V
	OCCUPANCY	90 Days
	SPRINKLERS	Yes - Standard
	OFFICE	HVAC - RTU
	WAREHOUSE HEATING	Radiant Gas

## ZONING DETAILS

### ZONE: I-218

**INDUSTRIAL:** I1, I2, C1, C2, C3, C4.D, C6, P3  
Exterior storage permitted.



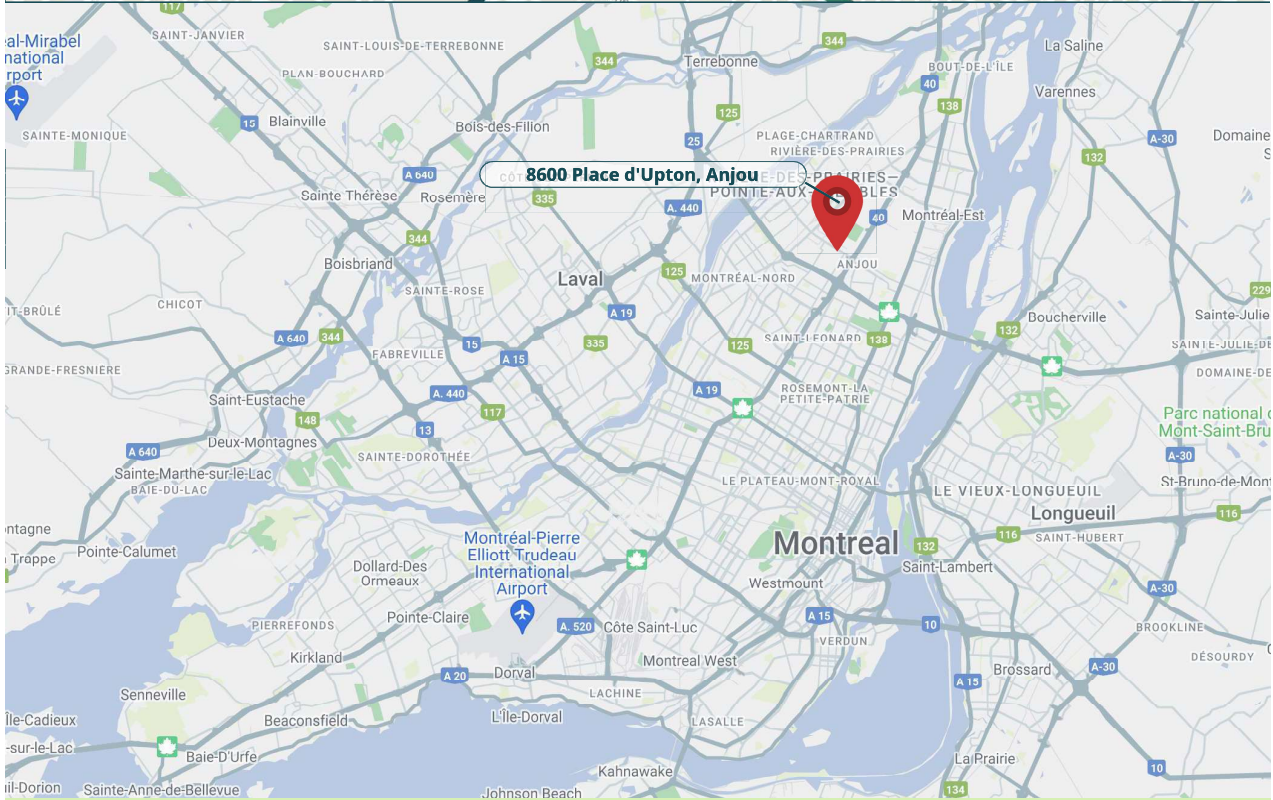
**INDUSTRIAL BUILDING FOR SALE**

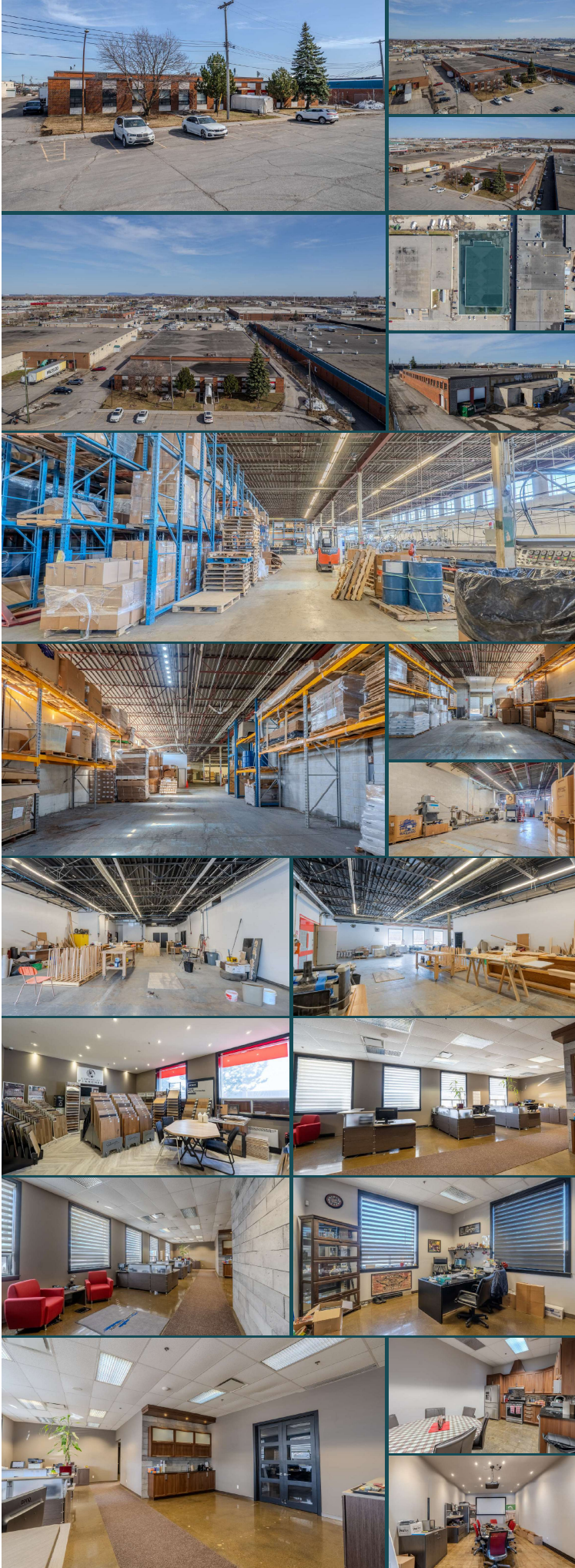
CONTACT US FOR MORE INFORMATION

# LOCATION

Strategically located in the Anjou industrial park, in close proximity to **highway 40**, **highway 25**, and **Boul Henri-Bourassa**.

Nearby public transportation







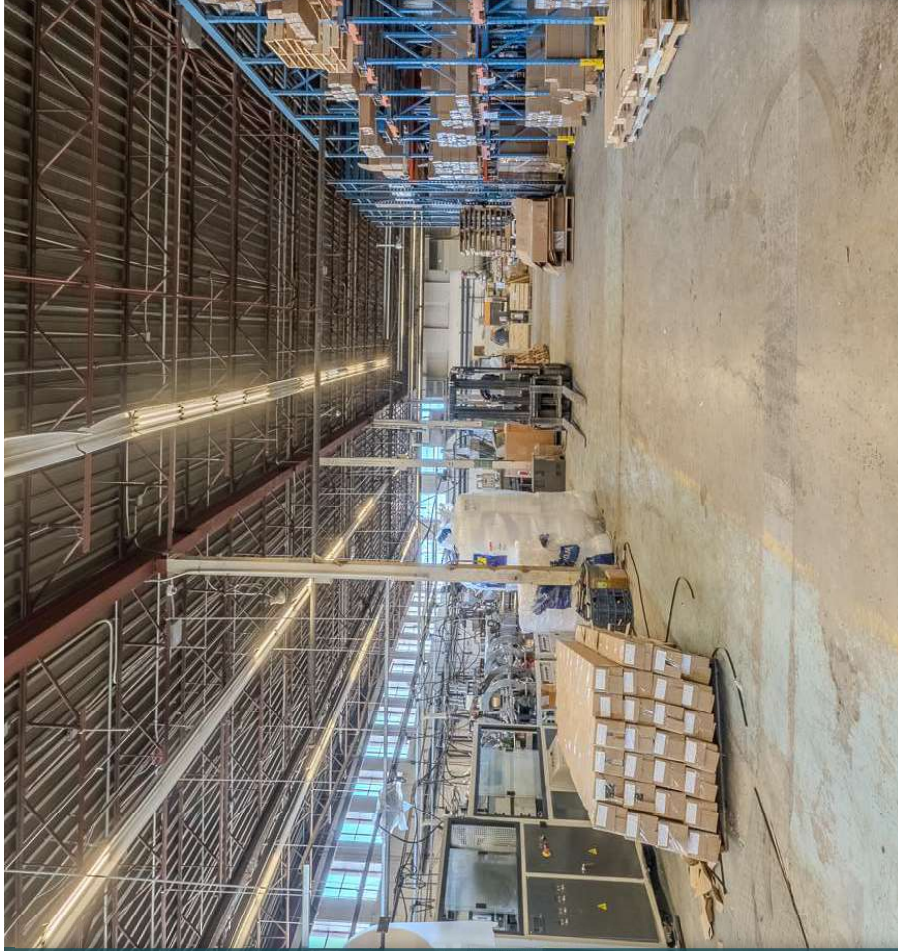
TRIMONT

Real Estate Agency

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