



14,300 SF INDUSTRIAL AND OFFICE **FOR LEASE**



214 NORSEMAN STREET
ETOBICOKE, ONTARIO, CA

YOUR SUCCESS IS OUR TARGET

BETTY BEBEN
Sales Representative

M (416) 239 0102
E betty.beben@spearrealty.ca

NICK STRYLAND, MBA, SIOR
COO & Partner, Sales Representative

M (416) 938 2070
E nick.stryland@spearrealty.ca

PROPERTY HIGHLIGHTS

Opportunity to lease a 14,300 sf industrial and office facility, retrofitted into a Class A multi-tenant flex industrial property. The building supports a diverse mix of industrial and office uses, including large-scale studios, modern office space, warehousing and logistics, loading docks, film production services, and vinyl record production and manufacturing. The property's adaptive reuse design and strong tenancy profile positions it as a unique and highly functional asset within the Etobicoke industrial market.

BUILDING SIZE: 14,300 SF

OFFICE SIZE: 1,859 SF

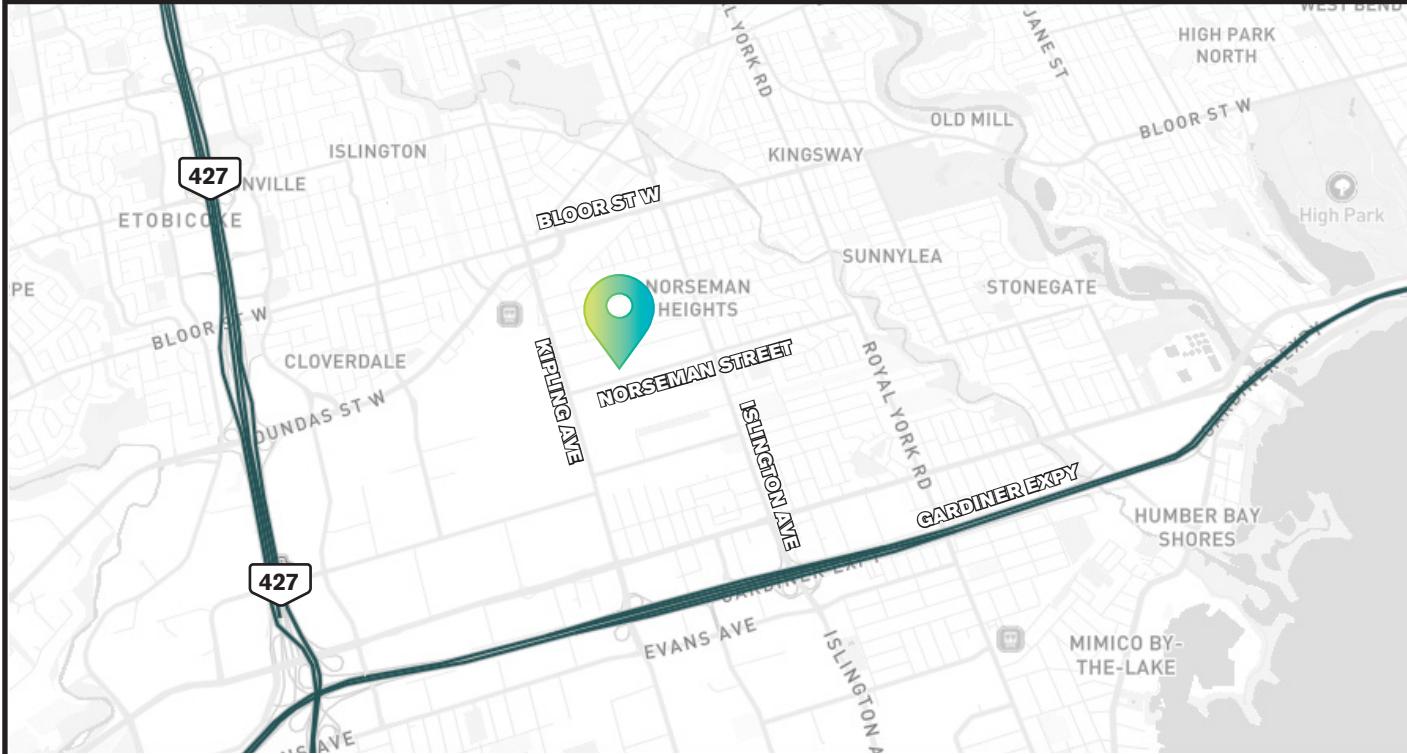
OFFICE SIZE (%): 30%

SHIPPING: 2 DRIVE-INS

CLEAR HEIGHT: 12.9-16' FT

ZONING: E1.0

ASKING RATE: \$19 NET LEASE

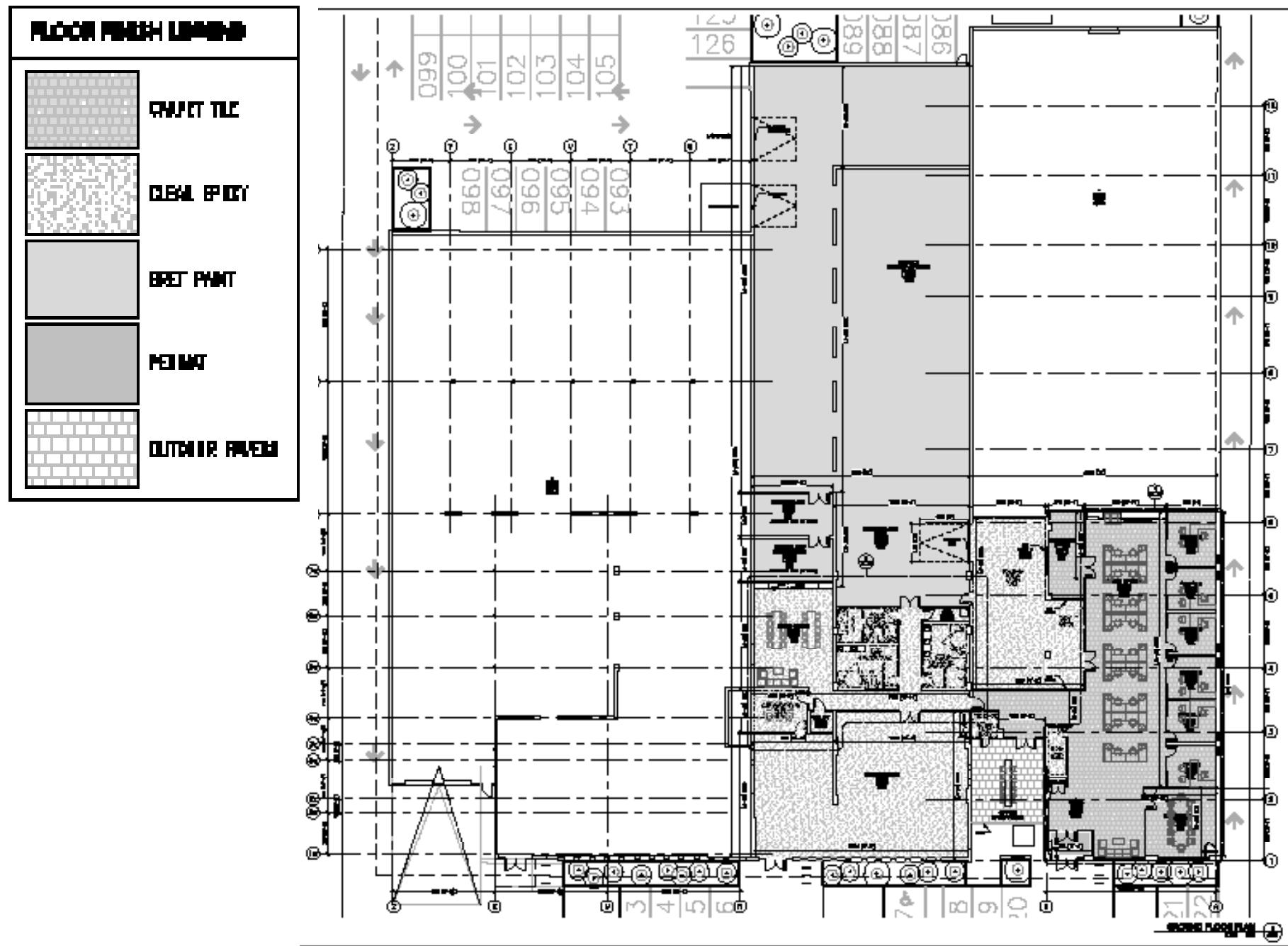


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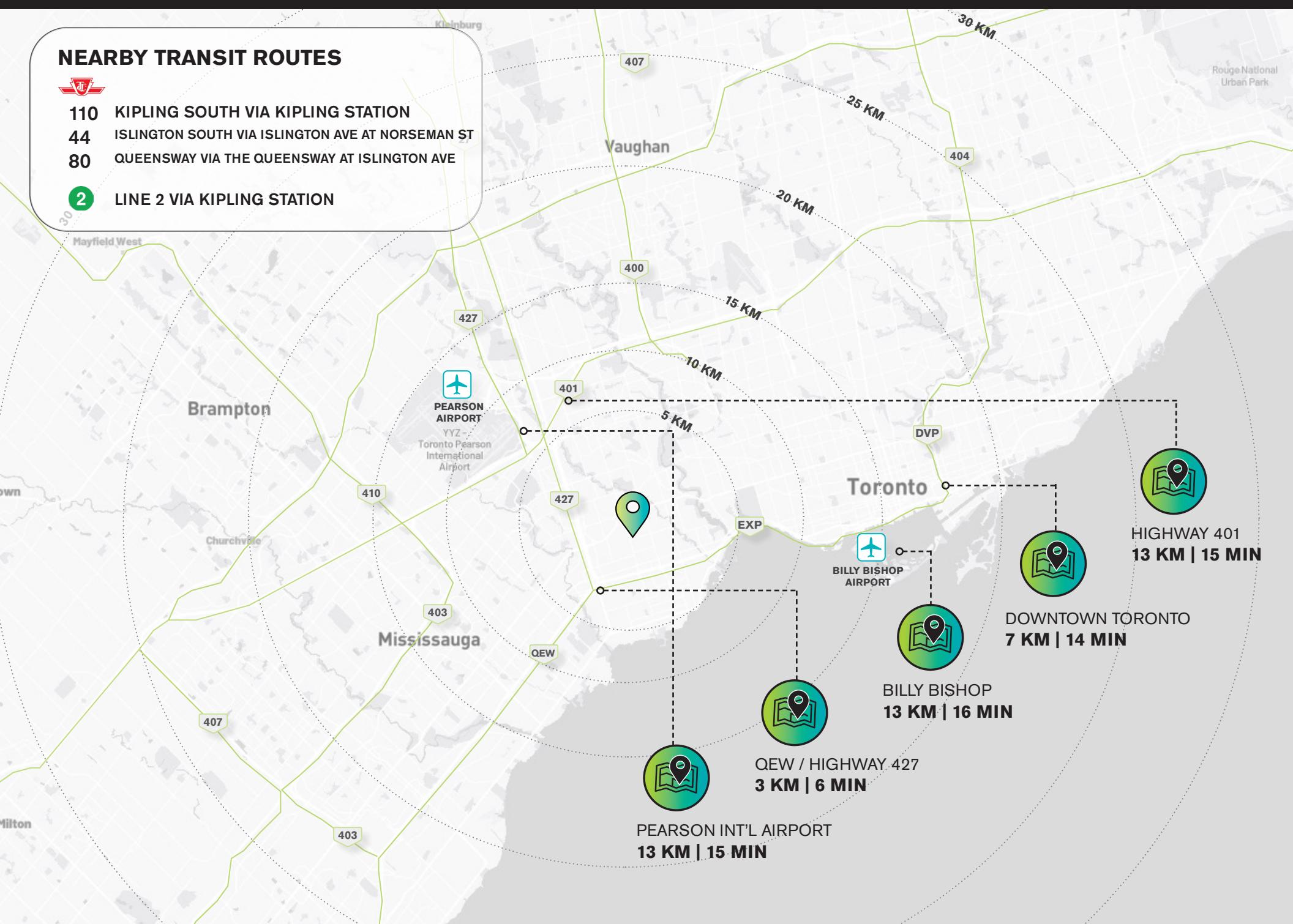
FLOOR PLAN



NEARBY TRANSIT ROUTES



110 KIPLING SOUTH VIA KIPLING STATION
44 ISLINGTON SOUTH VIA ISLINGTON AVE AT NORSEMAN ST
80 QUEENSWAY VIA THE QUEENSWAY AT ISLINGTON AVE
2 LINE 2 VIA KIPLING STATION





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BETTY BEBEN

Sales Representative

M (416) 239-0102

E betty.beben@spearrealty.ca

NICK STYLAND, MBA, SIOR

COO & Partner, Sales Representative

M (416) 938-2070

E nick.styland@spearrealty.ca

SPEAR REALTY INC.

78 QUEEN ELIZABETH BLVD,
ETOBICOKE, ON M8Z 1M3

O (416) 236-8808

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