



## Clean Industrial end unit for lease

- 3,200 sf unit available
- Additional 1,100 sf of bonus mezzanine space with fork lift accessibility
- Office, showroom and washrooms built out
- Public transit available at the property

## Get more information

### Matt Perco

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### John Bar

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## Property Details

- Clean corner unit with great exposure
- Front show room and office buildout totaling to 1,100 sf
- 16 foot clear heights
- Built in office furniture and air compressor with lines plumbed throughout
- Outdoor storage available

Available Area	3,200 sf
Power	225A/240V
Shipping	One drive in door
Zoning	M3 - Prestige Business Park
Parking	Onsite shared
Asking net rate	\$13 psf
Additional rent	\$6.72 psf



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