

# Freestanding industrial building for sale

**200 Bentworth Avenue**  
North York, ON



**Get more  
information**

**Tom Clancy\***

Principal, Senior Vice President  
647 774 6040  
tom.clancy@avisonyoung.com  
Broker\*

**Tessa Compagno**

Sales Representative  
416 400 1015  
tessa.compagno@avisonyoung.com



**FOR SALE**

**200**

**Bentworth Avenue**  
**North York, ON**

## Property details

**TOTAL AVAILABLE AREA**

10,956 sf

**INDUSTRIAL AREA**

95%

**OFFICE AREA**

5%

**SHIPPING**

1 Truck Level & 3 Drive In

**CLEAR HEIGHT**

12' - 14'

**ZONING**

M2

**OCCUPANCY**

Immediate

**ASKING PRICE**

Speak to Listing Agents

**TAXES**

\$35,764.55 (2025)

## Features



Existing HVAC infrastructure throughout the entire building



Vacant possession to be provided



Located just north of Orfus Road and the Caledonia/Castlefield Design District



Steps to public transit and amenities



Quick access to Highways 401 and 400

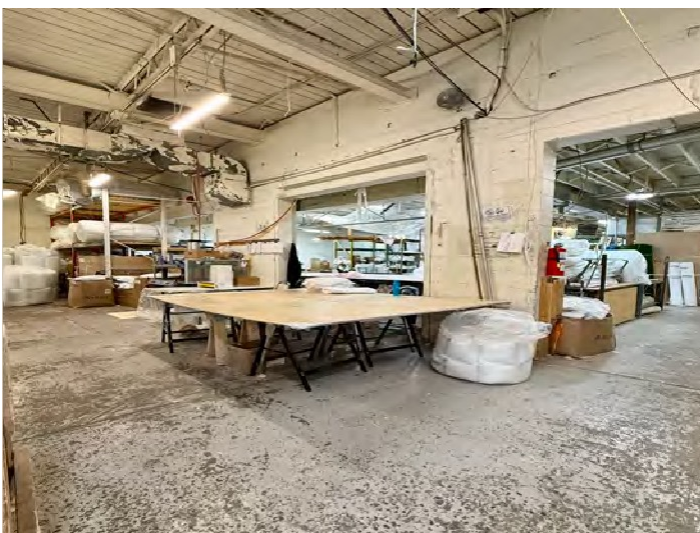
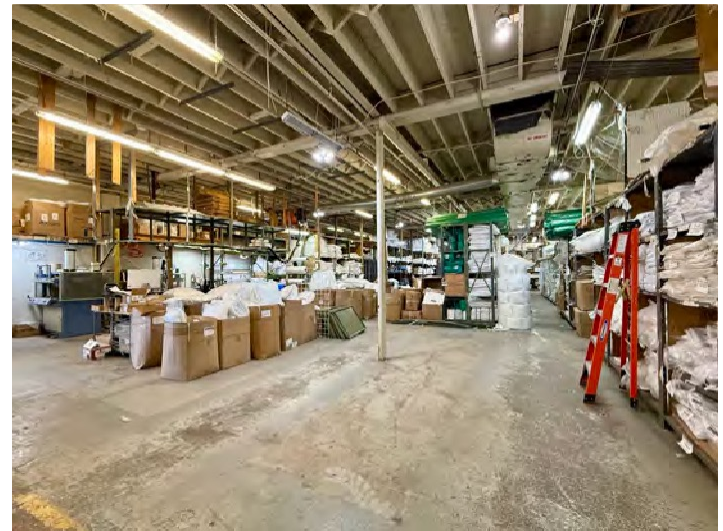


Environmental reports available (completed 2024)

# 200 Bentworth Avenue

North York, ON

## INTERIOR PHOTOS



# 200 Bentworth Avenue

North York, ON

ZONING

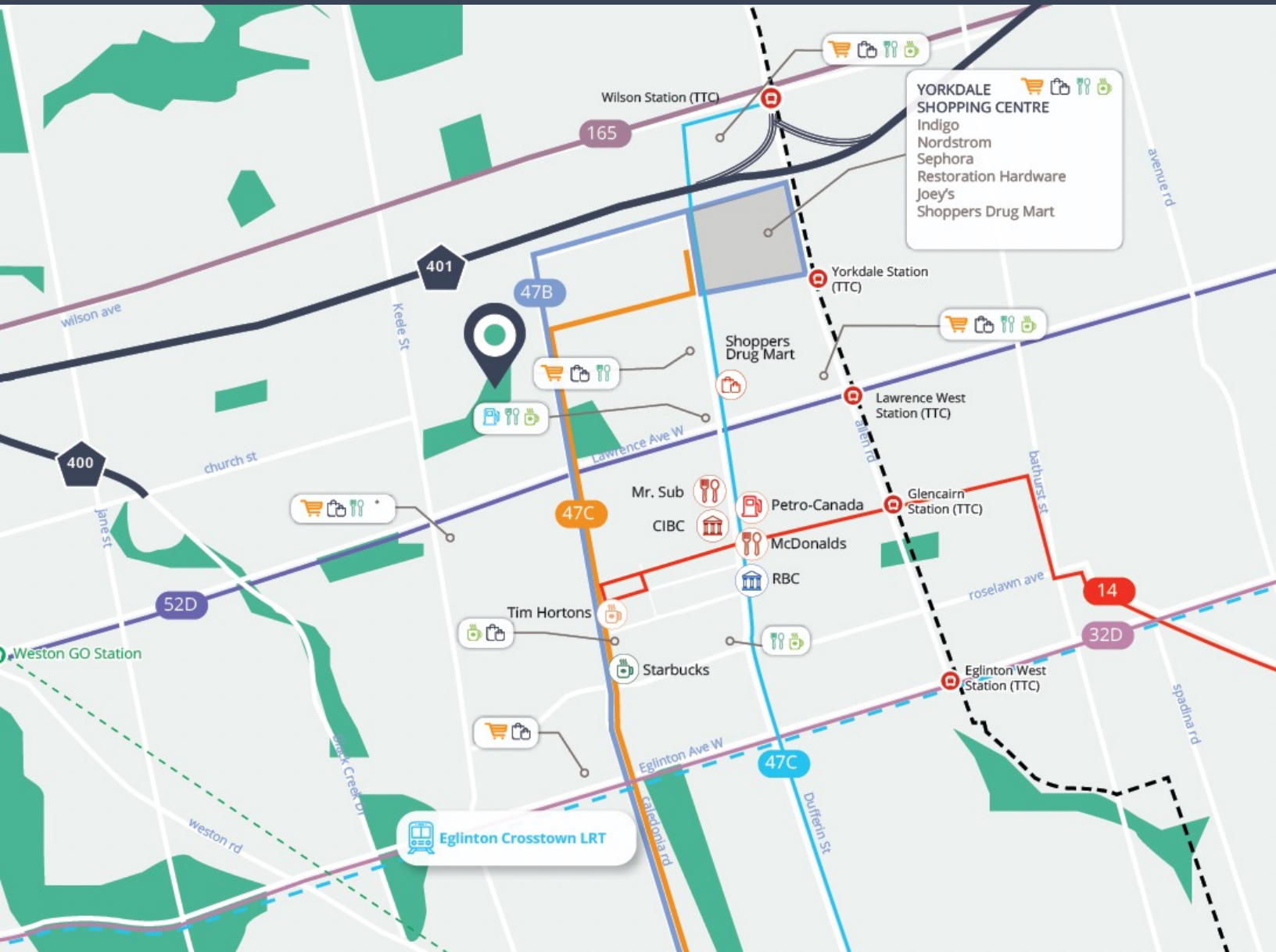


## M2 - PERMITTED USES

- Adult education school
- Artist studio
- Banquet hall
- Car rental agency
- Car washing establishment
- Club
- College
- Commercial gallery
- Commercial recreation
- Commercial school
- Communications and broadcasting
- Community centre
- Contractor's establishment
- Custom workshop
- Financial institution
- Fitness centre
- Gasoline station
- Golf course
- Health science research laboratory
- Hotel
- Industrial sales and service
- Information processing
- Laundry
- Manufacturing
- Motor vehicle body repair shop
- Motor vehicle dealership
- Museum
- Office uses
- Park
- Parking lot
- Personal service shop
- Pinball and video games arcade
- Place of worship
- Public library
- Public self storage warehouse
- Research laboratory
- restaurant, with or without an outdoor patio
- retail store
- service shop
- service station
- showroom;
- transportation terminal
- university uses
- veterinary clinic
- warehouse
- works yard

**For Sale**  
200 Bentworth Avenue  
North York, Ontario

## Access to Transit & Amenities



## Get more information

### Tom Clancy

Principal, Broker, Senior Vice President  
647 774 6040  
[tom.clancy@avisonyoung.com](mailto:tom.clancy@avisonyoung.com)

### Tessa Compagno

Sales Representative  
416 400 1015  
[tessa.compagno@avisonyoung.com](mailto:tessa.compagno@avisonyoung.com)

### Avison Young Commercial Real Estate Services, LP, Brokerage

77 City Centre Drive, Suite 301, Mississauga, Ontario L5B 1M5

Office +1 905 712 2100 Fax +1 905 712 2937  
[avisonyoung.ca](http://avisonyoung.ca)

© 2025, Avison Young. Information contained herein was obtained from sources deemed reliable and, while thought to be correct, have not been verified. Avison Young does not guarantee the accuracy or completeness of the information presented, nor assumes any responsibility or liability for any errors or omissions therein.

**AVISON  
YOUNG**

**BEST  
MANAGED  
COMPANIES**  
Platinum member