

FOR LEASE

18 - 172 BULLOCK DRIVE, MARKHAM, ON



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PROPERTY OVERVIEW

Unit 18 at 172 Bullock Dr is a 1254 SF retail-industrial unit located in the Bullock neighbourhood of Markham, ON. Located in a densely populated, thriving business district, this industrial condominium benefits from direct street frontage on Bullock Dr, ancillary retail zoning, and proximity to Highway 407. The property is currently built out with a showroom, private offices and a warehouse with drive-in door access. In addition, there is a bonus large warehouse mezzanine of approximately 600 SF for additional storage or offices. The properties' features support a wide range of uses and provide strong underlying fundamentals for long term success of both end-users and investors.

HIGHLIGHTS

Municipal Address: 18 - 172 Bullock Drive, Markham, ON

Asking Rent: \$29 per SF

TMI: \$7.92

Term: 3 - 5 years

Zoning: M (with accessory Retail)

Clear Height: 18ft

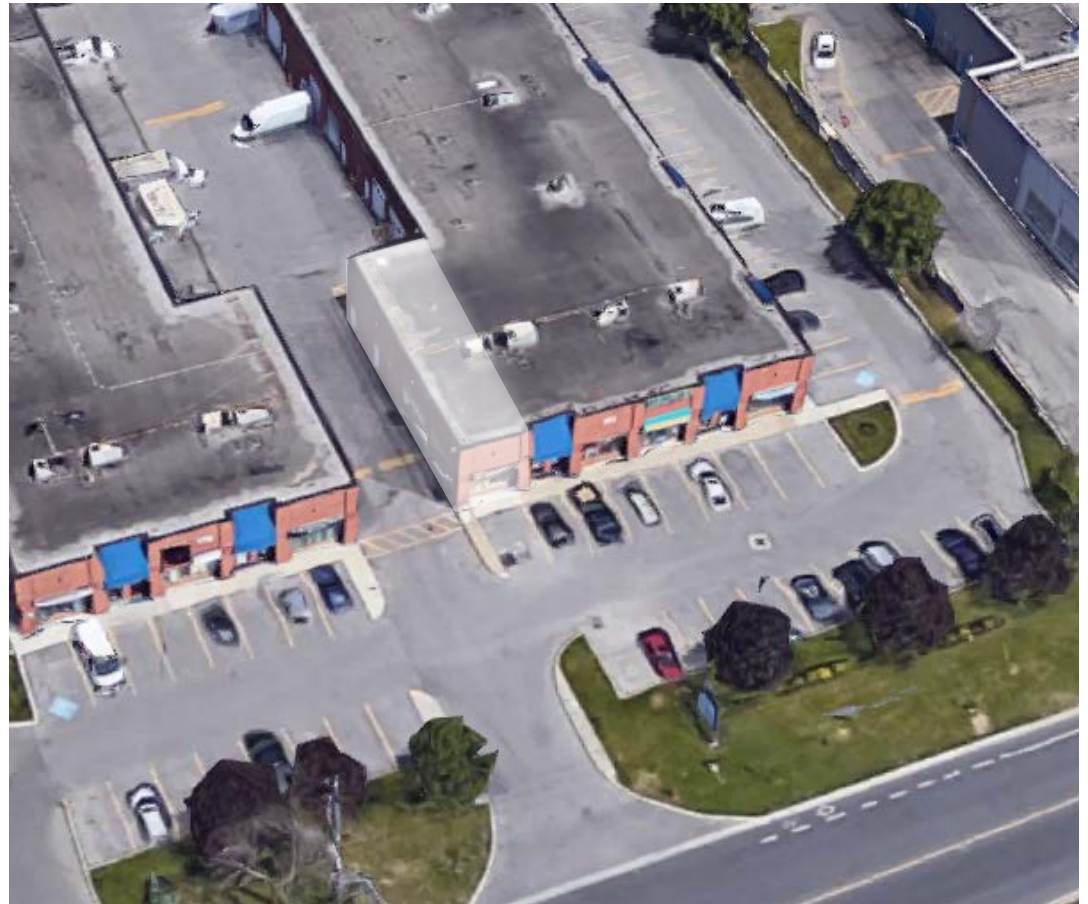
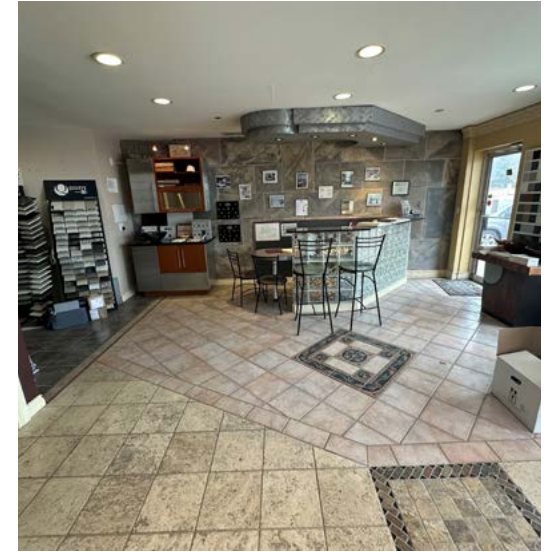
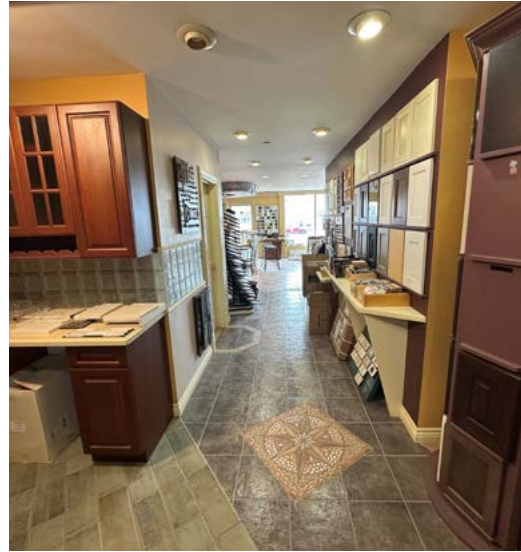
1,254 SF - 10% Retail, 40% Office, 50% Warehouse

1 Drive in Door

Additional warehouse mezzanine of approximately 600 SF

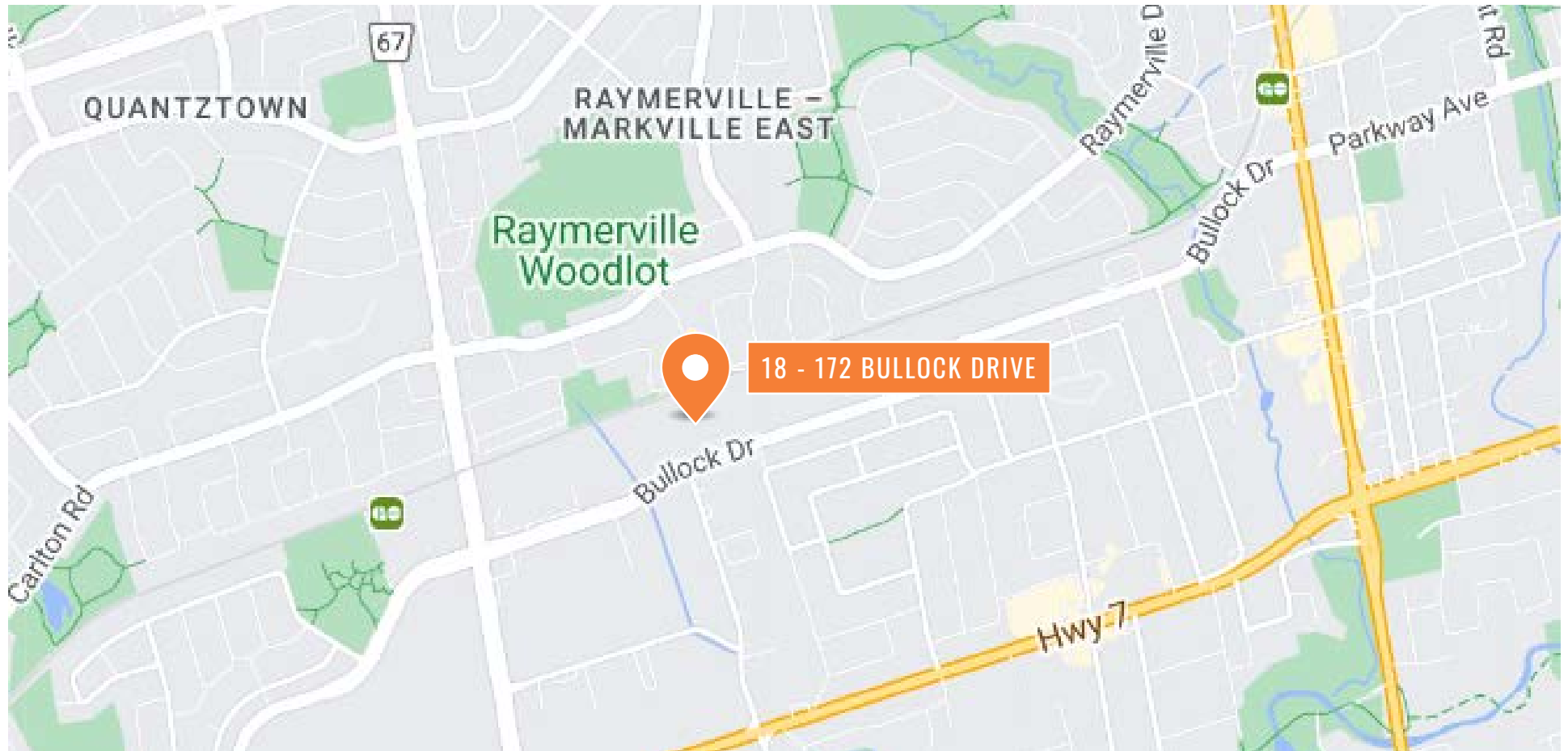
Frontage on Bullock Drive

Easy access to Highway 407



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