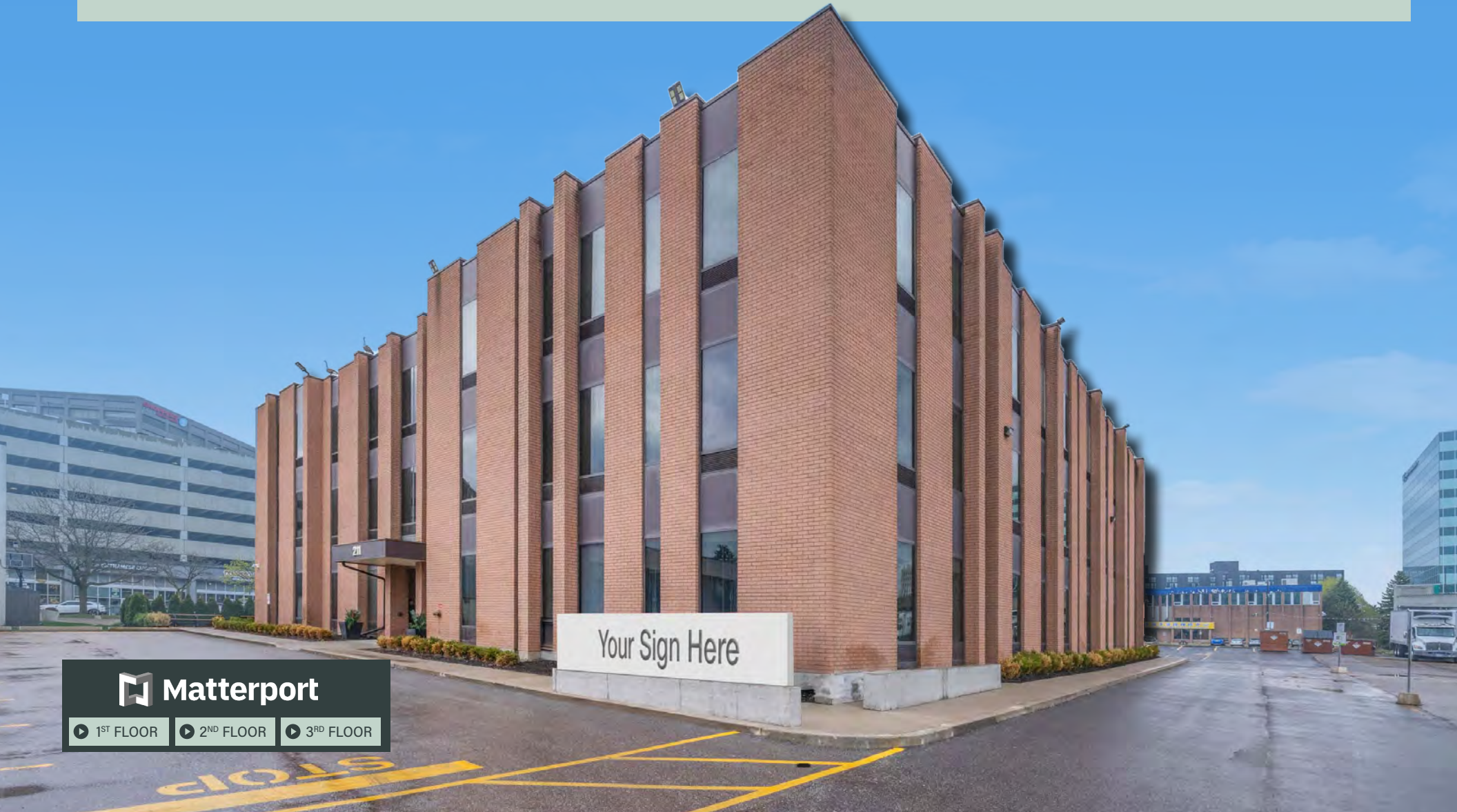


211 CONSUMERS ROAD

FOR SALE • TORONTO, ONTARIO

CBRE

EDUCATION USER/OWNER, INVESTOR OFFICE BUILDING OPPORTUNITY LOCATED IN NORTH YORK



 Matterport

▶ 1ST FLOOR

▶ 2ND FLOOR

▶ 3RD FLOOR

THE OFFERING

Located at the intersection of Consumers Road and Yorkland Boulevard, 211 Consumers Road is a prime opportunity for users/investors and businesses seeking a turnkey solution in the Consumers Road Business District.

CBRE Limited (the "Advisor") is pleased to present for sale 211 Consumers Road (the "Property" or "Site") in the City of Toronto. The property features a three storey commercial building offering approximately 39,190 sq. ft. total area on 1.5 acres of land. The Property is located on the west side of Consumers Road, steps away from the intersection of Consumers and Yorkland Boulevard. Constructed in 1974, the building has recently undergone renovations to modernize and upgrade the space. 211 Consumers Road benefits from its close proximity to major arterial roads, Highway 401 and 407, TTC and GO Transit. Additionally, the Property is minutes away from various retail, entertainment, and restaurant amenities.

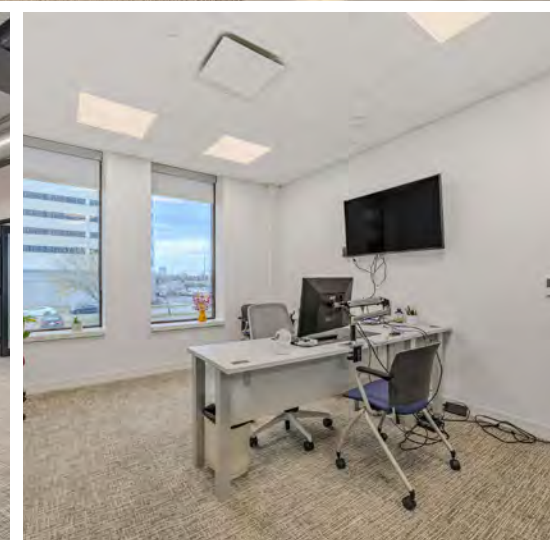
PROPERTY DETAILS	
ADDRESS	211 Consumers Road, Toronto, ON
TOTAL BUILDING AREA	39,190 sq. ft.
ASKING PRICE	\$16,000,000
TAXES	\$122,086.92 (Annual 2024)
YEAR BUILT	1974
STOREYS	3
ZONING	Industrial – Office Business Park Zone (MO)
PARKING	Surface Parking Available 104 Parking Stalls
ELEVATOR	Public



BUILDING HIGHLIGHTS

211 Consumers Road offers space ideal for educational users that can easily be converted for conventional office needs.

The Building features bright, open concept space with exposed ceiling lighting, reception/waiting area, various offices/training rooms on glass, including several large classrooms and computer labs. The Building also offers ample surface parking accommodating approximately 104 vehicles.

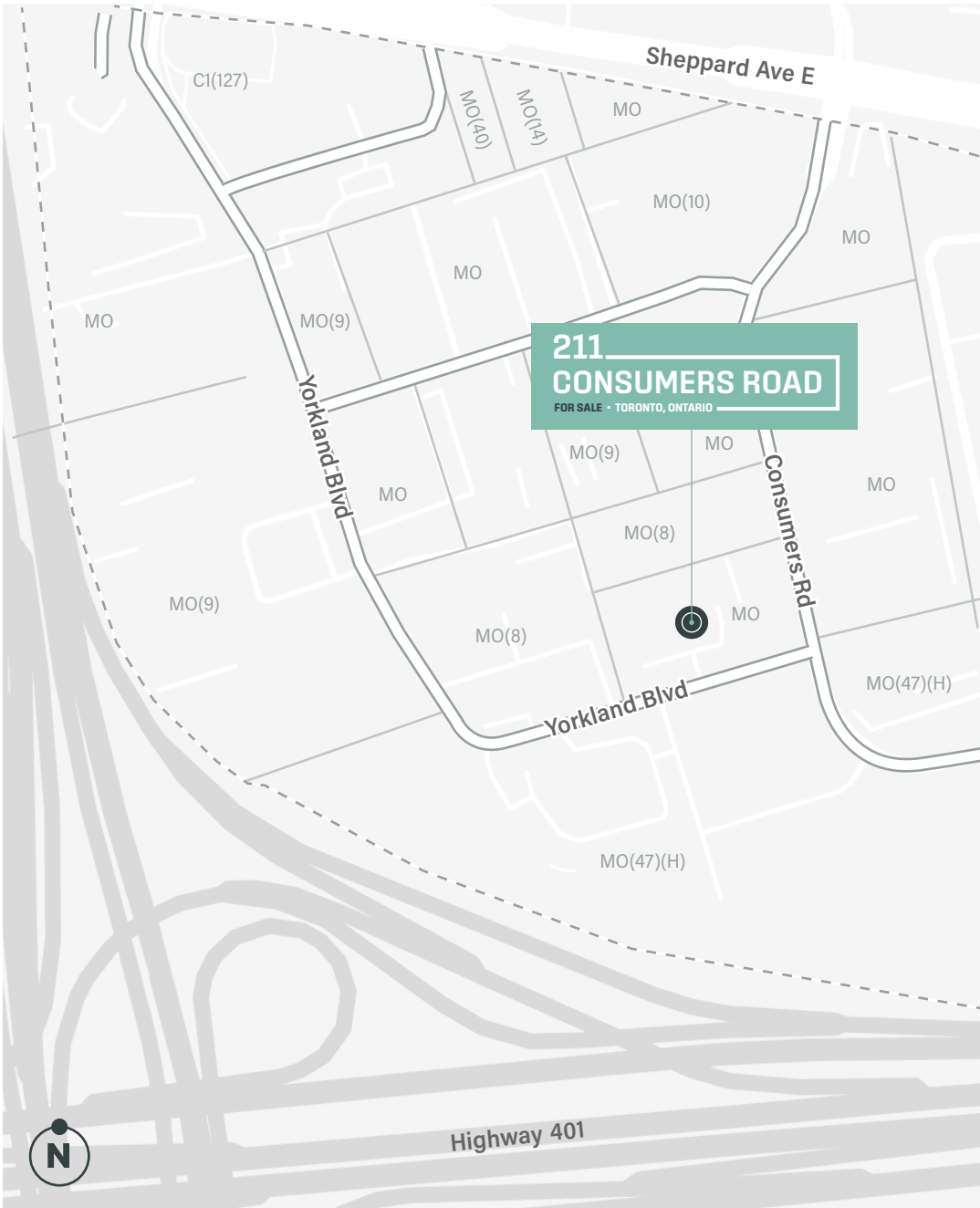


ZONING

Industrial – Office Business Park Zone (MO)

The Site's zoning permits a range of uses including, but not limited to educational, office, retail, financial use and more. See zoning report for more information below.

- + adult education school
 - + artist studio;
 - + car rental agency;
 - + college;
 - + commercial gallery;
 - + commercial school;
 - + communications and broadcasting;
 - + community centre;
 - + day nursery;
 - + financial institution;
 - + fitness centre;
 - + gasoline station;
 - + health science research labratory;
 - + hotel;
 - + industrial sales and service;
 - + laundry;
 - + office uses;
 - + manufacturing
- + museum;
 - + outdoor cafe;
 - + park;
 - + personal service shop;
 - + place of worship;
 - + public library;
 - + research laboratory;
 - + restaurant;
 - + retail store;
 - + service shop;
 - + service station;
 - + showroom;
 - + theatre;
 - + university uses



AMENITY-RICH LOCATION

Located at the intersection of Consumers Road and Yorkland Boulevard, 211 Consumers is surrounded by an abundance of convenient retail, restaurant, and entertainment amenities.

- Food & Beverage

1

Aroma Espresso Bar

Burrito Boyz

Burger Park

2

Harvey's

Starbucks

Wendy's

3

Eggmart

4

Pizza Nova

Pizza Pizza

5

Subway

A&W

Tim Hortons

Pizza Pizza

Tim Hortons

6

A&W

7

Popeyes

8

Wendy's

9

McDonald's

10

Tim Hortons

11

Starbucks

Swiss Chalet

McDonald's
- Retail & Services

1

TD Bank

2

BMO Bank

Winners

3

Petro-Canada

CIBC Bank

Shoppers Drug Mart

4

Petro-Canada

Food Basics

Shoppers Drug Mart

Dollarama

5

Esso

Shell

TD Bank

Rexall

6

LA Fitness

7

LCBO

The Brick

Michaels

Metro

PetSmart

8

Esso

RBC

9

Costco

10

Metro

TD Bank

LCBO

CIBC Bank

Staples

11

IKEA

12

Canadian Tire
- Shopping & Entertainment

1

Victoria Park Square Mall

2

Fairview Mall

3

Agincourt Mall

4

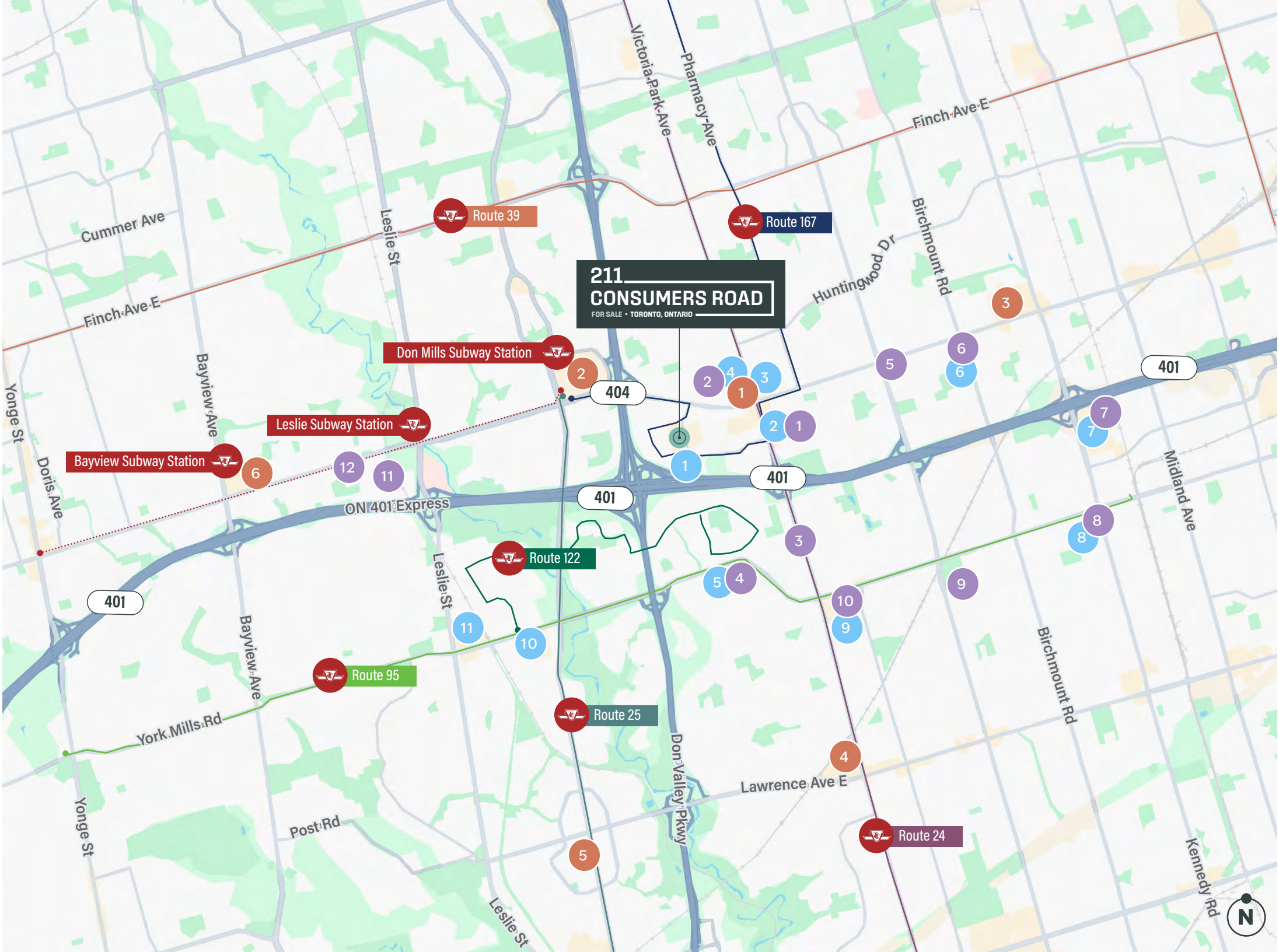
Victoria Terrace Shopping Centre

5

Shops at Dons Mills

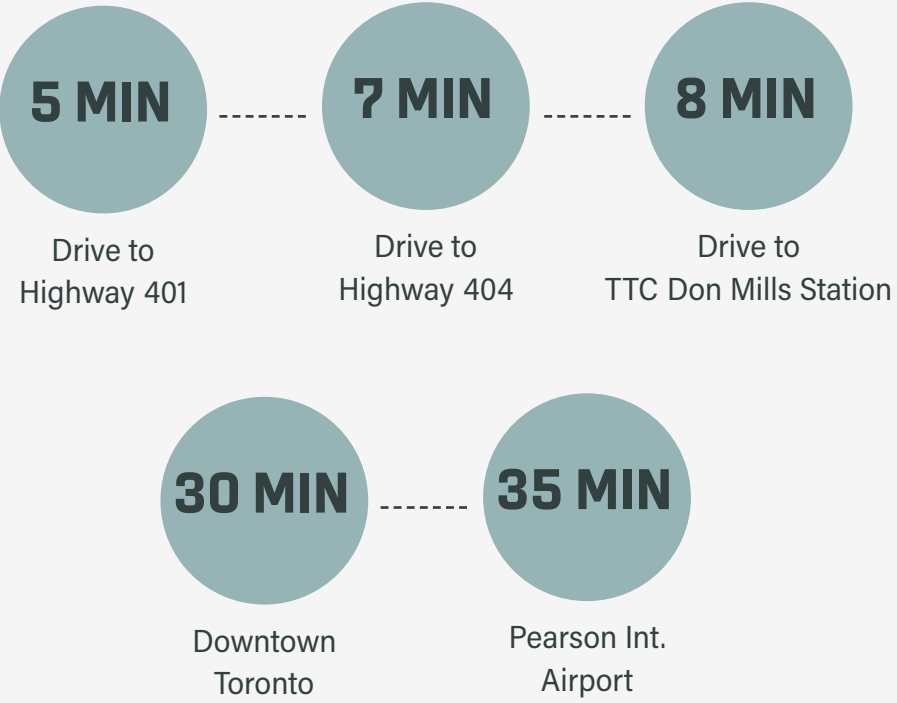
6

Bayview Village Centre



TRANSIT-ORIENTED

The Property benefits from convenient access to major Highways 401 and 404 and public transportation routes, allowing for a seamless commute for visitors and tenants alike.



211 CONSUMERS ROAD

FOR SALE • TORONTO, ONTARIO

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*Sales Representative | All Outlines Are Approximate

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