

For Lease

105 Brisbane Road, Unit 1
North York, ON



Corner industrial unit with truck level shipping

Get more information

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

Tom Clancy
Broker, Principal
647 774 6040
tom.clancy@avisonyoung.com

**AVISON
YOUNG**

Property summary



SIZE
2,877 sf



Industrial
50%

Office
50%



CLEAR HEIGHT
13' 8"



SHIPPING
1 T/L



ASKING NET RENT
\$18.95 psf



TMI (2025)
\$5.39



POSSESSION
June 1, 2025

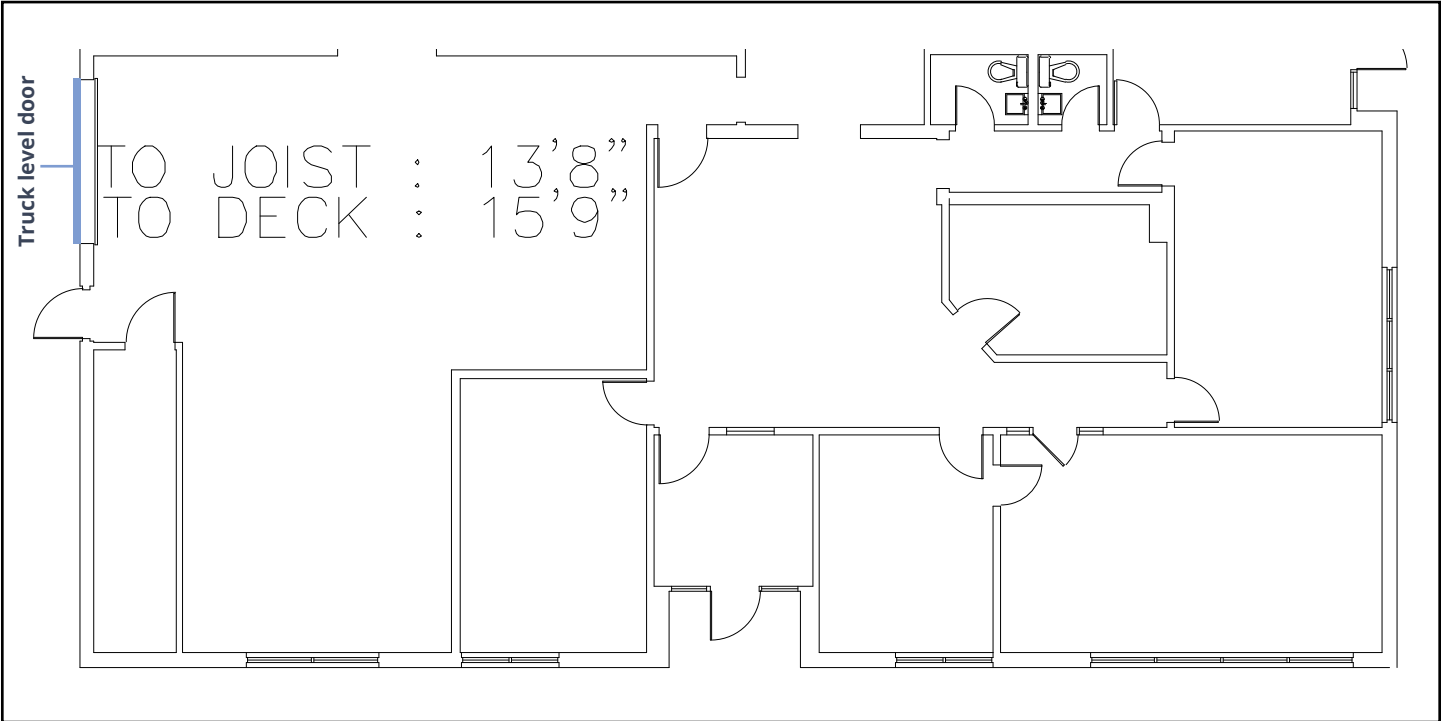


Zoning
EH1 (x10)

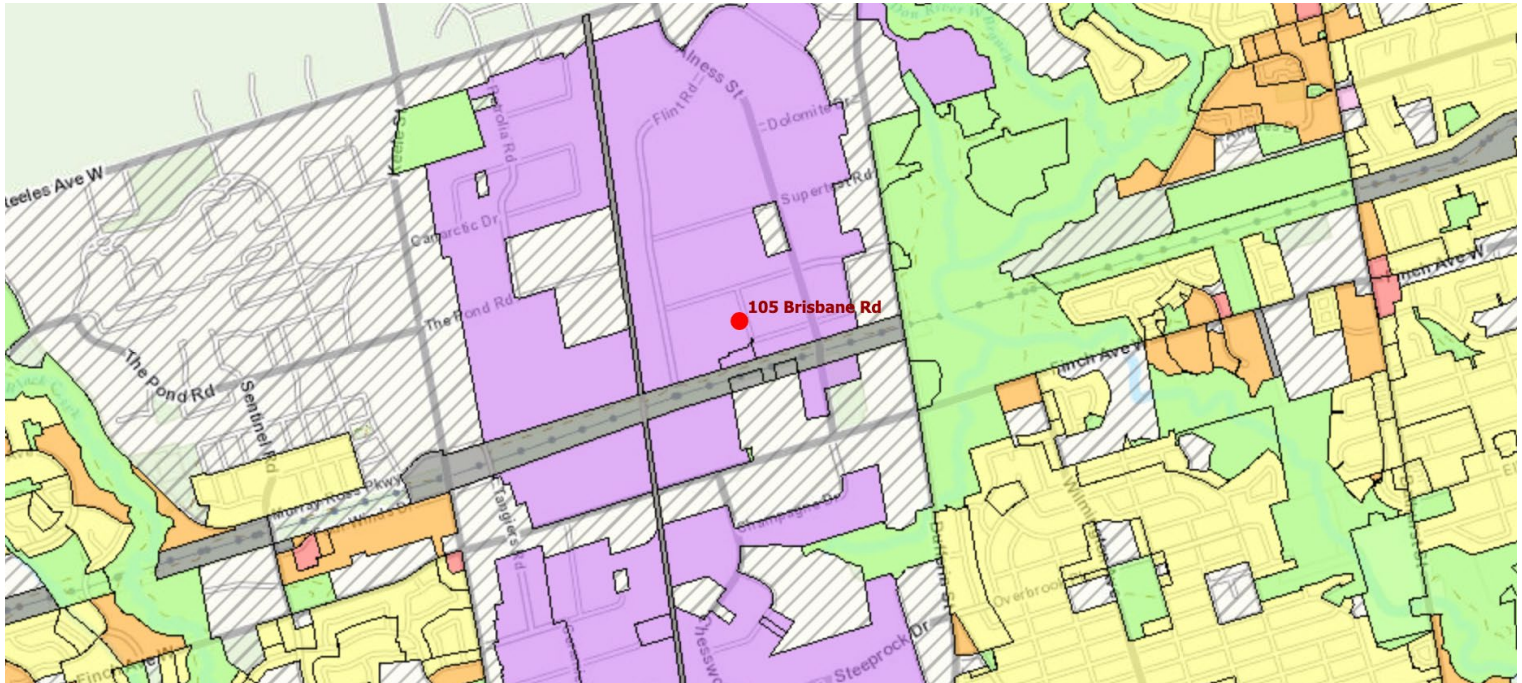
Highlights

- Clean corner industrial unit with truck level shipping.
- Located near Finch/Dufferin and public transit routes.
- Ability to reduce amount of office to increase warehouse size.
- Professionally managed complex.

Floor Plan



Zoning - EH1(x10)



Permitted Uses

Ambulance Depot
Animal Shelter
Bindery
Building Supply Yards
Carpenter's Shop
Chemical Materials Storage
Cold Storage
Contractors Establishment
Custom Workshop
Dry Cleaning or Laundry Plant
Fire Hall
Fuel Storage
Industrial Sales and Service Use
Laboratory
All Manufacturing Uses except:
Ammunition, Firearms or Fireworks
Factory;
Crude Petroleum Oil or Coal
Refinery;
Explosives Factory;
Tannery
Police Station
Public Utility
Public Works Yard
Recovery Facility

Service Shop
Shipping Terminal
Vehicle Depot
Vehicle Repair Shop
Warehouse
Waste Transfer Station

Permitted Uses - With Conditions

Cogeneration Energy
Crematorium
Cannabis production facility
Open Storage
Outside Operations
Propane Transfer, Handling and Storage
Facility
Renewable Energy
Transportation Use
Vehicle Service Shop

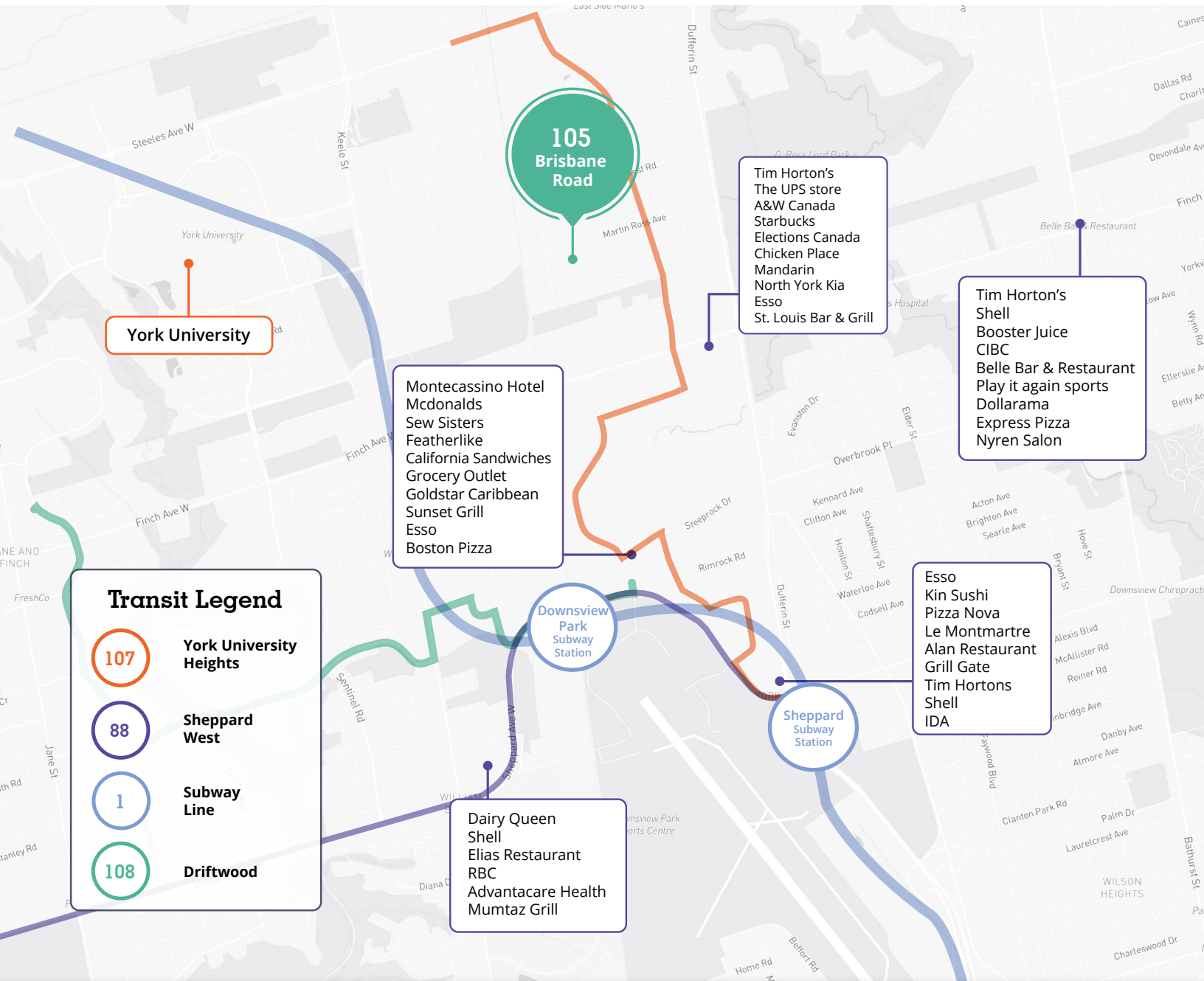
Bylaw Exception 45

Prevailing By-laws and Prevailing
Sections:
(A) Schedule 'D' Airport Hazard Map
from City of North York zoning by-
law 7625.

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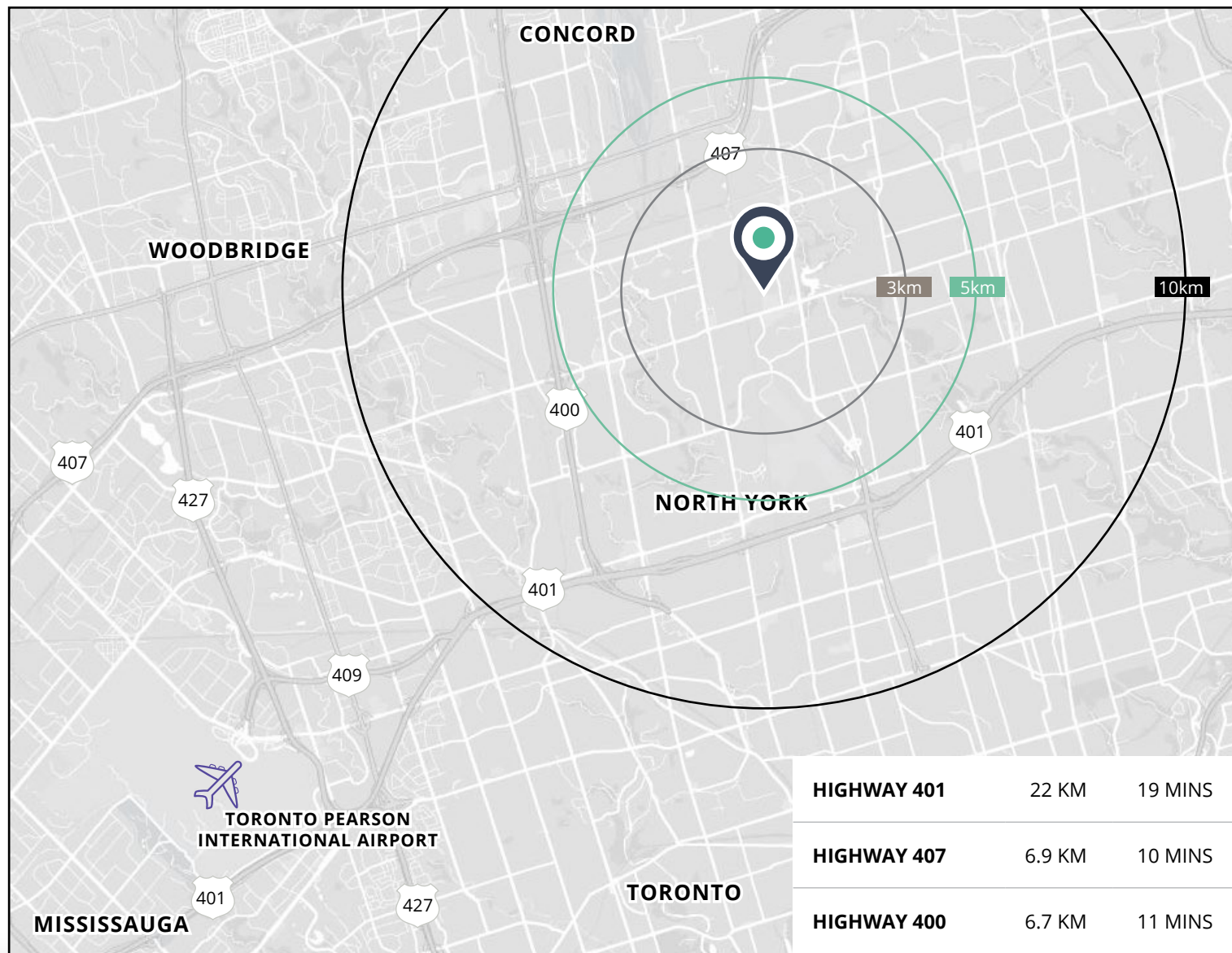
Amenities and Transit Map



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Avison Young Commercial Real Estate Services, LP, Brokerage

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

Office 905 712 2100 Fax 905 712 2937 avisonyoung.ca

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