

ASKING NET RENT: \$17.25 PSF NET

CORE GTA LOCATION FOR LEASE

108 Woodbine Downs Blvd

Etobicoke, ON



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Property Details

Total Area	Clear Height	Office Area	Shipping	Asking Net Rent	Property Tax/ CAM	Availability
15,008 sf	18' 0"	±1,204 sf	3 TL / 1 DI	\$17.25 psf	\$5.20 psf	Immediate
11,430 sf	18' 0"	±974 sf	2 TL / 1 DI	\$17.25 psf	\$5.20 psf	Immediate

Building Description



Excellent proximity to Highway 407, 427 and 409



Recently renovated, well maintained industrial building in professionally managed complex with great curb appeal



Shipping court can easily accommodate 53' trailers and provides wrap around shipping access. Ability to add 2 additional truck level doors.



Landlord willing to demise the building into multiple configurations




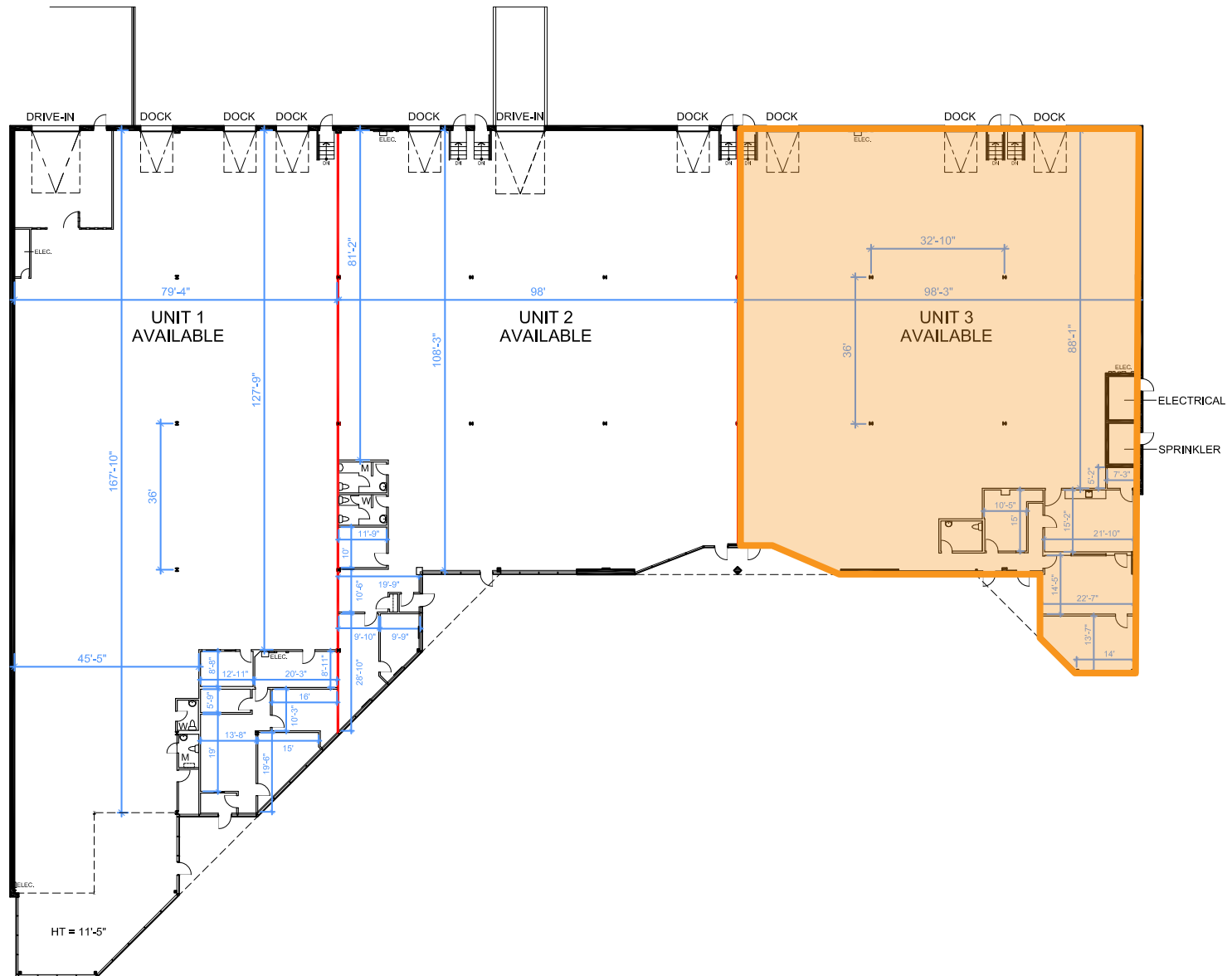
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108 Woodbine Downs Blvd

Etobicoke, ON

Floorplan

 Leased



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Pictures





10 min

from CN Intermodal
(+ 15 mins to CP Intermodal)



8 min

Average Drive time to
400-Series Highways



10 KM

Distance to Toronto Pearson
International Airport



30 KM

Distance to
Downtown Toronto



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Our Team

Pure Industrial is one of Canada's leading providers of industrial real estate. Headquartered in Toronto, with offices in Montreal, Quebec City, and Vancouver, Pure Industrial owns and operates a portfolio of over 42 million square feet of high-quality and well-located assets, ranging from small warehouses to large industrial developments.

Our strategic focus has enabled us to develop and refine our unique industrial real estate offering in order to serve the needs of customers, with premium industrial real estate in locations that are critical for the Canadian supply chain, from the first mile, to the last.

Pure prides itself on its professional and customer service-oriented team, building long-term relationships with tenants based on providing highly-responsive, personalized service.

pureindustrial.ca



Avison Young creates real economic, social and environmental value as a global real estate advisor, powered by people. As a private company, our clients collaborate with an empowered partner who is invested in their success. Our integrated talent realizes the full potential of real estate by using global intelligence platforms that provide clients with insights and advantage. Together, we can create healthy, productive workplaces for employees, cities that are centers for prosperity for their citizens, and built spaces and places that create a net benefit to the economy, the environment and the community.

Avison Young is a 2021 winner of the Canada's Best Managed Companies Platinum Club designation, having retained its Best Managed designation for 10 consecutive years.

avisonyoung.com



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Get more information

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