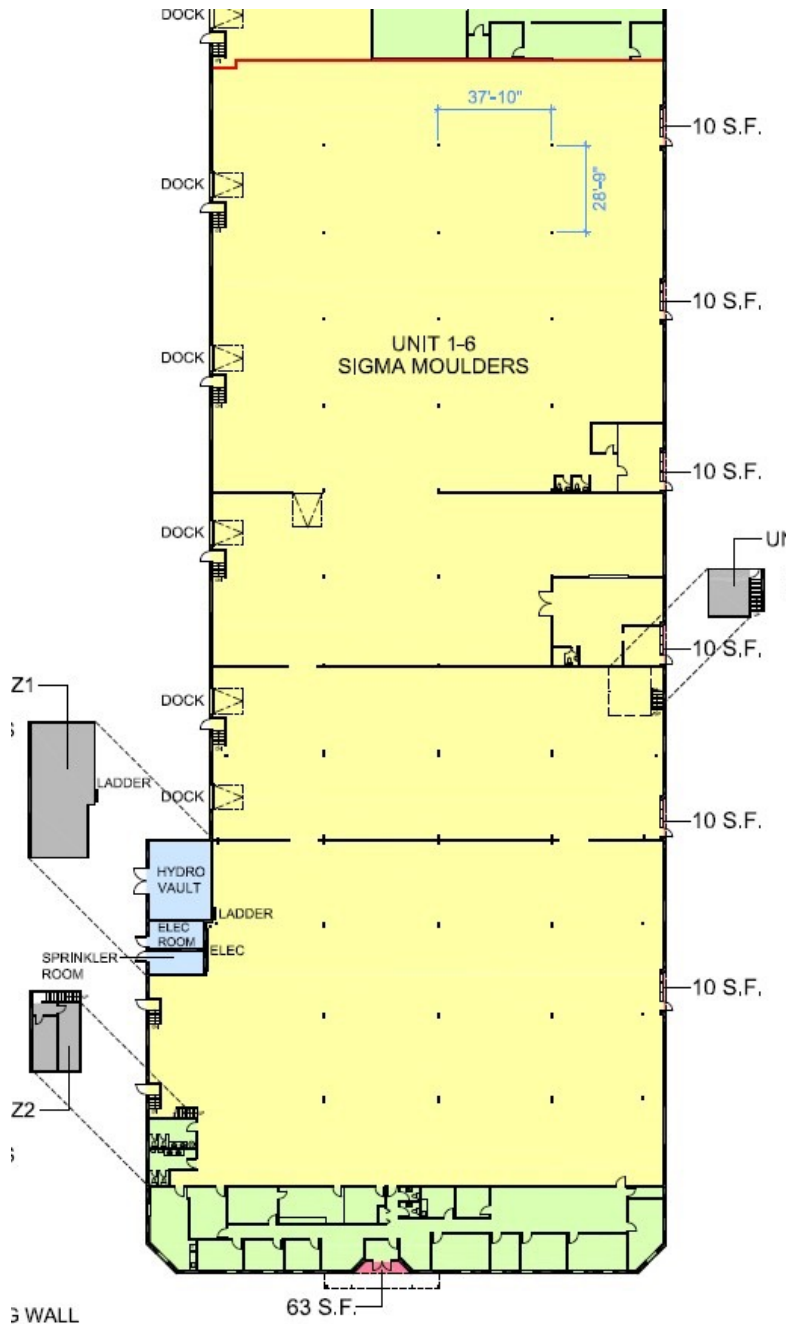




FOR LEASE
150 MCLEVIN AVENUE

150 McLevin Avenue - Unit 1-6, Scarborough



- Multiple unit configurations can be made available
- Ample turning radius for trucks
- Q4 2025 - Q1 2026 possession
- Excellent location
- Parking throughout

Building Type	Industrial
Location	Markham / Sheppard
Total Area	64,429
Office	10% +/-
# of Units	4
Clear Height	18'
Truck Doors	5 (Ability to add more)
Power	2000 Amps (TBC)
Parking	1:1,000 SF
Bay Size	37'10" x 28'9"
Construction Type	Brick on block
Landlord	Pure Industrial

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The McLevin Business Park, encompassing 120, 140 and 150 McLevin Avenue in Scarborough, offers prime industrial leasing opportunities. Strategically situated just north of Highway 401 near Markham Road, the park ensures seamless access to major transportation routes, facilitating efficient logistics and distribution. The facilities boast features tailored for light industrial users, including multiple truck-level and drive-in shipping doors, ample parking, and clear ceiling heights conducive to various operational needs. Additionally, the surrounding area provides a wealth of amenities such as hotels, restaurants, and shopping centers, enhancing convenience for businesses and their employees. Proudly owned and managed by Pure Industrial.





Vanguard Northeast Realty Corp is geographically focused commercial real estate brokerage firm. With two offices, the Vanguard family services the industrial nodes in Vaughan / North York in the west and Scarborough, Markham / Richmond Hill in the east.



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Broker of Record*

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Sales Representative**

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Pure Industrial is one of Canada's leading providers of industrial real estate. With offices in Toronto, Montreal, Quebec City, and Vancouver and top tier properties across the country, we believe in the power of vision and the strength of partnership.

We're not just providing industrial real estate; we are laying the foundation for your business to thrive and are committed to being your partner in growth. We offer a portfolio of more than 42M square feet of prime locations across Canada, ranging from small warehouses to large industrial developments, and diligently serve more than 1,400 customers every day.

Our dedicated, customer-focused team is here to build lasting relationships, deliver highly responsive, personalized service, and keep your supply chain seamless, from the first mile to the last.

www.pureindustrial.ca

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