

# BLAIR BLANCHARD STAPLETON

LIMITED, REAL ESTATE BROKERAGE

## INDUSTRIAL UNIT FOR LEASE

BBSREALTY.COM

**\$7.95psf**  
NET LEASE RATE

**13,380**  
SQUARE FEET



## 1404 Cormorant Road, Units 1 & 2, Ancaster, ON

PROPERTY DETAILS

LEASE PRICE	\$7.95 PSF
SIZE	13,380 SF
LOADING	2 Drive-In/2 Dock
T.M.I.	\$4.00 PSF
PARKING	Yes
ZONING	M2 EXP 678
CLEAR HEIGHT	22'
AMPS/VOLTS	200/575

End unit with 2 dock and 2 drive-in doors. Good ceiling height and minutes to QEW. Call Listing Broker for details on possession date.

### **Drew Blair** Broker of Record

Office: 905.529.5900 Ext. 225  
Email: [blaird@bbsrealty.com](mailto:blaird@bbsrealty.com)

### **Gary Stapleton** Broker

Office: 905.529.5900 Ext. 227  
Email: [stapleton@bbsrealty.com](mailto:stapleton@bbsrealty.com)

#### HAMILTON OFFICE

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