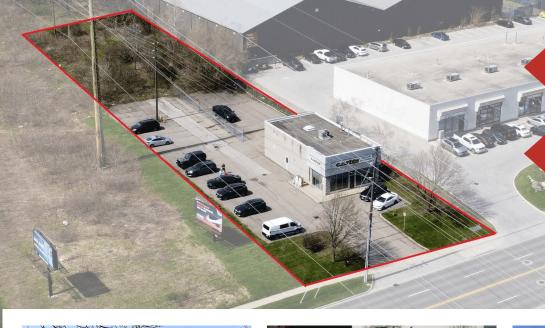
LIMITED, REAL ESTATE BROKERAGE

\$6,000/MTH

\$10.00PSF

1,800 SQUARE FEET









3219 Harvester Road, Burlington, ON

Freestanding unit on popular Harvester Road just off highway 403. Great visibility. Large paved lot with very versatile structure currently available. Deep lot with more growth available on top of the current paved area. Zoning allows for restaurants, convenience store, industrial uses, car wash and more. Unit includes two drive in doors, one at 12' x 12', other is 13'8" high and 12' wide. Rent is Net, with Tenant responsible for property and building maintenance.



Paul Mariutti

Sales Representative

Office: 905.529.5900 Ext. 212 Email: mariutti@bbsrealty.com



Michael Beaudoin

Sales Representative

Office: 905.529.5900 Ext. 211 Email: michael@bbsrealty.com

INDUSTRIAL BUILDING FOR LEASE

Freestanding unit on popular Harvester Road just off highway 403. Great visibility. Large paved lot with very versatile structure currently available. Deep lot with more growth available on top of the current paved area. Zoning allows for restaurants, convenience store, industrial uses, car wash and more. Unit includes two drive in doors, one at 12' x 12', other is 13'8" high and 12' wide. Rent is Net, with Tenant responsible for property and building maintenance.



PROPERTY	DETAILS
NET LEASE RATE	\$6,000/mth
T.M.I. (2023)	\$10.00 psf
SIZE	1,800 sf
FLOORS	1 Floor
LAND SIZE	92.88' x 421.75'
LOADING	(2) Drive-In
RETAIL	500 sf
PARKING	40+
ZONING	BC1-337, BC1-288







PROPERTY DETAILS

- Freestanding 1,800 square foot building on 92.88' x421.75' lot
- On popular Harvester Road just off Highway 403
- Unit includes two drive in doors, one 12' high and 12' wide, the other 13' 8" high and 12' wide
- Large & deep paved lot with more growth available on top of the current paved area
- Zoning allows for restaurant, convenience store, industrial uses, car wash & more
- Rent is Net with Tenant responsible for property and building maintenance



Paul Mariutti

Sales Representative

Office: 905.529.5900 Ext. 212 Email: mariutti@bbsrealty.com



Michael Beaudoin

Sales Representative

Office: 905.529.5900 Ext. 211 Email: michael@bbsrealty.com