

BLAIR BLANCHARD STAPLETON

LIMITED, REAL ESTATE BROKERAGE

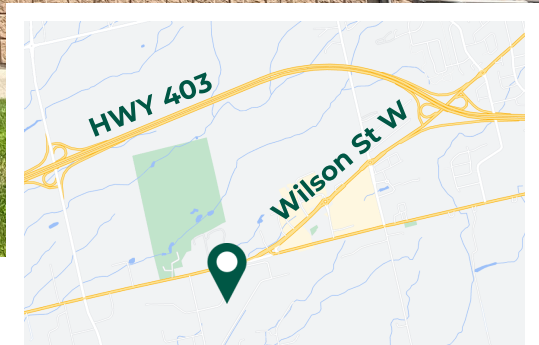
INDUSTRIAL UNIT FOR LEASE

BBSREALTY.COM

\$12.95psf
NET RENT

\$4.50psf
T.M.I. (2024)

2,656
SQUARE FEET



1256 Sandhill Dr, Unit 3, Ancaster, ON

PROPERTY DETAILS

NET LEASE RATE	\$12.95 psf
T.M.I. (2023)	\$4.50 psf
SIZE	2,656 sf
CLEAR HEIGHT	14'
TRUCK LEVEL	(1) 12' x 10'
DRIVE-IN	(1) 12' x 10'
PARKING	Outside / Surface (6)
VOLTS/AMPS	575/100
ZONING	M2 Exception 678

Industrial unit for lease in the Ancaster Business Park; Easily accessible truck & drive-in doors; New LED lighting in warehouse; Nicely finished office space; Minutes to highway 403; Public transit nearby; Nearby commercial amenities; Available immediately.

Drew Blair

Broker of Record

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