

BLAIR BLANCHARD STAPLETON

LIMITED, REAL ESTATE BROKERAGE

MULTI UNIT INDUSTRIAL FOR LEASE

BBSREALTY.COM

\$16.00 PSF
NET RENT

\$5.50 PSF
T.M.I. (estimated) 2025

5,704 SF
SIZE



PROPERTY DETAILS

NET LEASE RATE	\$16.00 - 18.50 psf
T.M.I. (estimated) 2025	\$5.50 psf
TOTAL SIZE	18,135 sf
CLEAR HEIGHT	24'
LOT SIZE	285' x 219'
TRUCK LEVEL DOORS	(1) 8' x 10'
DRIVE IN DOORS	(7) 12' x 12'
ZONING	M3

230 Lancing Drive, Hamilton, ON

Prime east mountain location. Currently under construction. Convenient access to Redhill Valley Parkway, Lincoln M. Alexander Parkway (LINC), Highway 403 and QEW. Front glazing. Dock level and drive-in doors. Currently available unit sizes range from 1,453 to 8,879 square feet.

Paul Mariutti Senior Vice President Sales Representative

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HAMILTON OFFICE

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The information contained herein is provided by the building owner or their agents or representatives and although such information has been obtained from sources considered to be reliable, Blair Blanchard Stapleton Limited makes no representation or warranty as to the accuracy or completeness thereof. The information contained herein is subject to change without notice.

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UNIT OPTIONS

SPACE	NET RENT	SIZE	PARKING	LOADING DOORS	CRANE
Full Building	NOT AVAILABLE	18,135 sf	(50) Surface	(1) Truck Level 8' x 10', (7) Drive-In Level 12' x 12'	(1) 3-Ton
Unit 1	LEASED	1,453 sf	(4) Surface	(1) Drive-In Level 12' x 12'	
Unit 2 - 3	\$16.00 psf	5,704 sf	(15) Surface	(2) Drive-In Level 12' x 12'	
Unit 4 - 5	LEASED	5,704 sf	(15) Surface	(2) Drive-In Level 12' x 12'	
Unit 6	LEASED	3,552 sf	(10) Surface	(1) Truck Level 8' x 10', (1) Drive-In Level 12' x 12'	(1) 3-Ton
Unit 7	LEASED	1,722 sf	(5) Surface	(1) Drive-In Level 12' x 12'	

AERIAL



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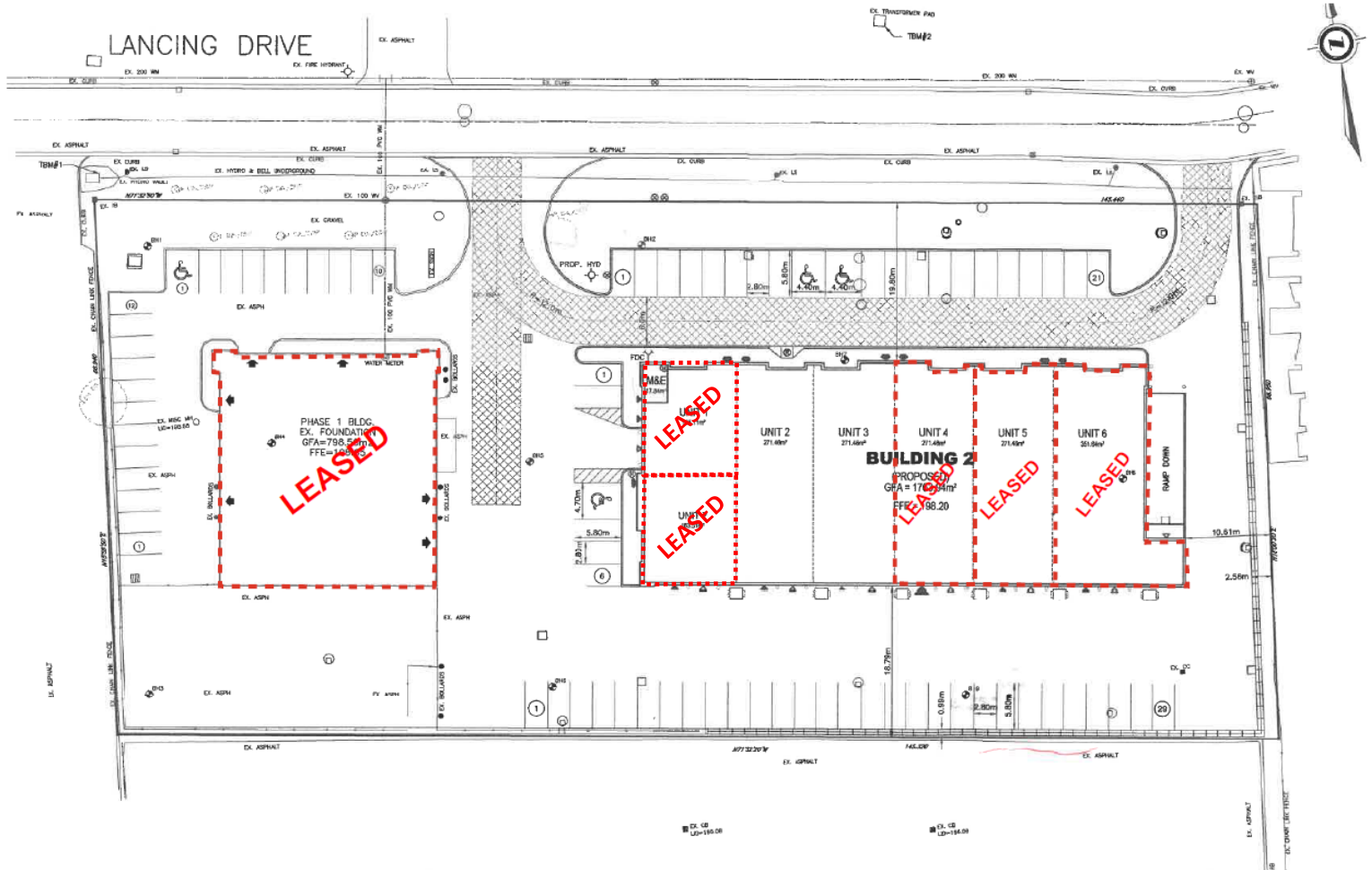
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SITE PLAN



HAMILTON OFFICE

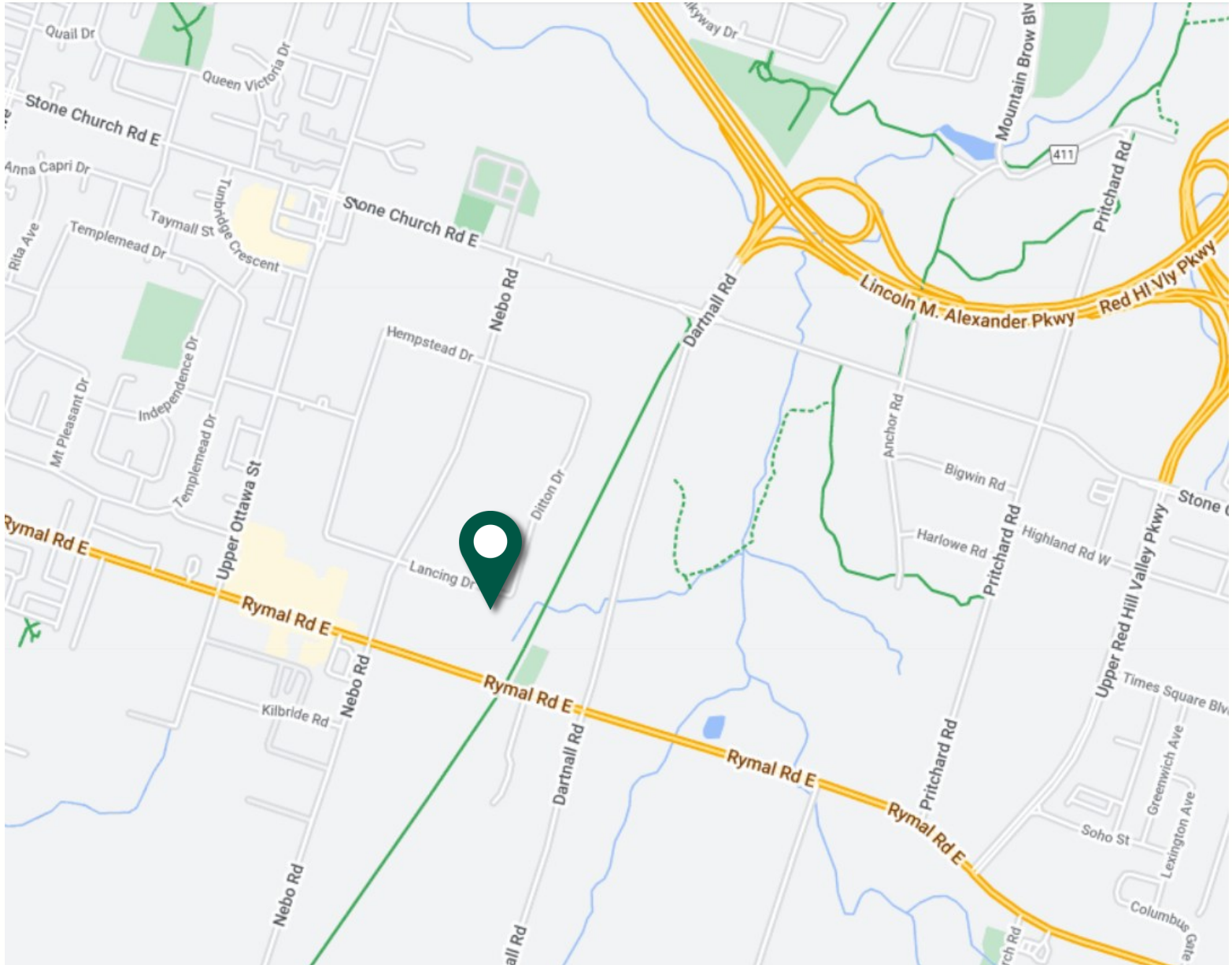
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