

BLAIR BLANCHARD STAPLETON

LIMITED, REAL ESTATE BROKERAGE

INDUSTRIAL UNITS FOR LEASE

BBSREALTY.COM

\$13.95PSF
NET LEASE RATE

\$5.00PSF
T.M.I. (2024)

1,540 & 3,080
SQUARE FEET



53 Bittern Street, Ancaster, ON

PROPERTY DETAILS

NET LEASE RATE	\$13.95 psf
T.M.I. (2024)	\$5.00 psf
UNIT 6 & 7	3,080 sf
UNIT 12	1,540 sf
CLEAR HEIGHT	24'
LOADING DOORS	Drive-In
PARKING	Surface
ZONING	M2 Exception 678

Industrial units for lease in the Ancaster Business Park with great clear height & depth; Units have drive-in doors & are fully air-conditioned; Minutes to Highway 403; Public transit nearby, as well as commercial amenities.

Andrew Blair
Broker of Record

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Alexandra Blair
Sales Representative

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HAMILTON OFFICE

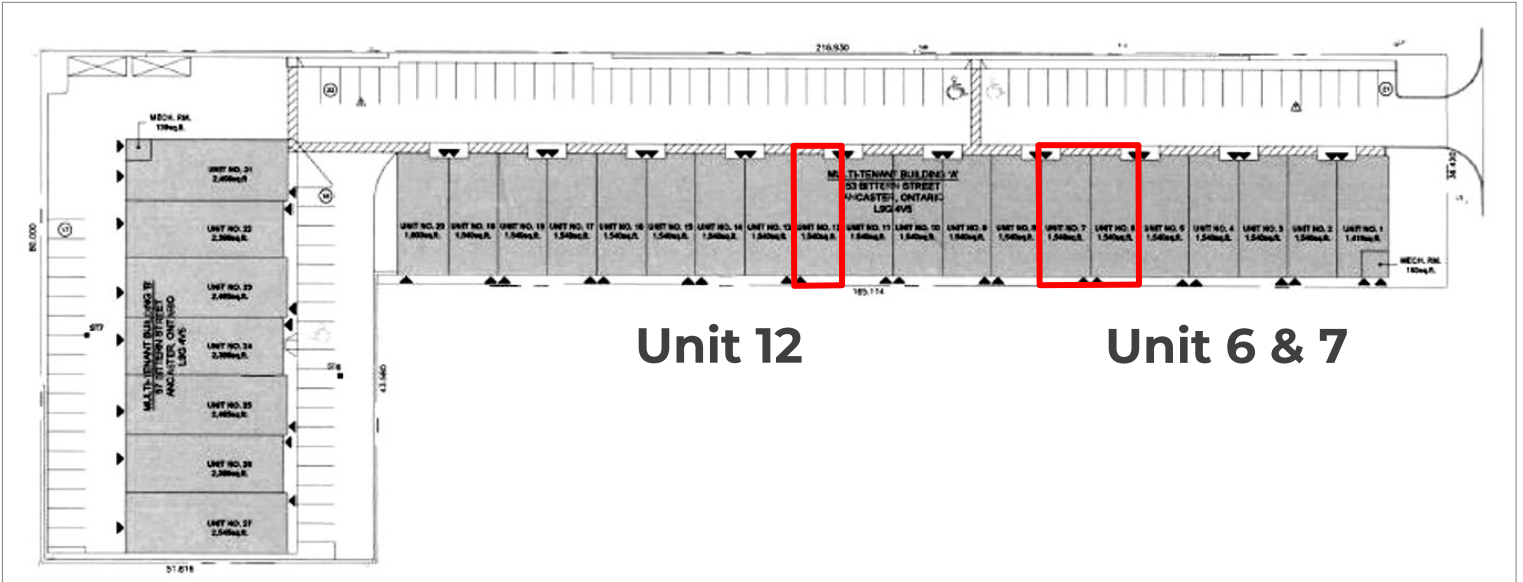
1425 Cormorant Road, Suite 303, Ancaster, ON L9G 4V5
P 905.529.5900 F 905.529.7474

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.

INDUSTRIAL UNITS FOR LEASE

Industrial unit for lease in the Ancaster Business Park with great clear height & depth; Unit has two drive-in doors & is fully air-conditioned; Minutes to Highway 403; Public transit nearby, as well as commercial amenities.

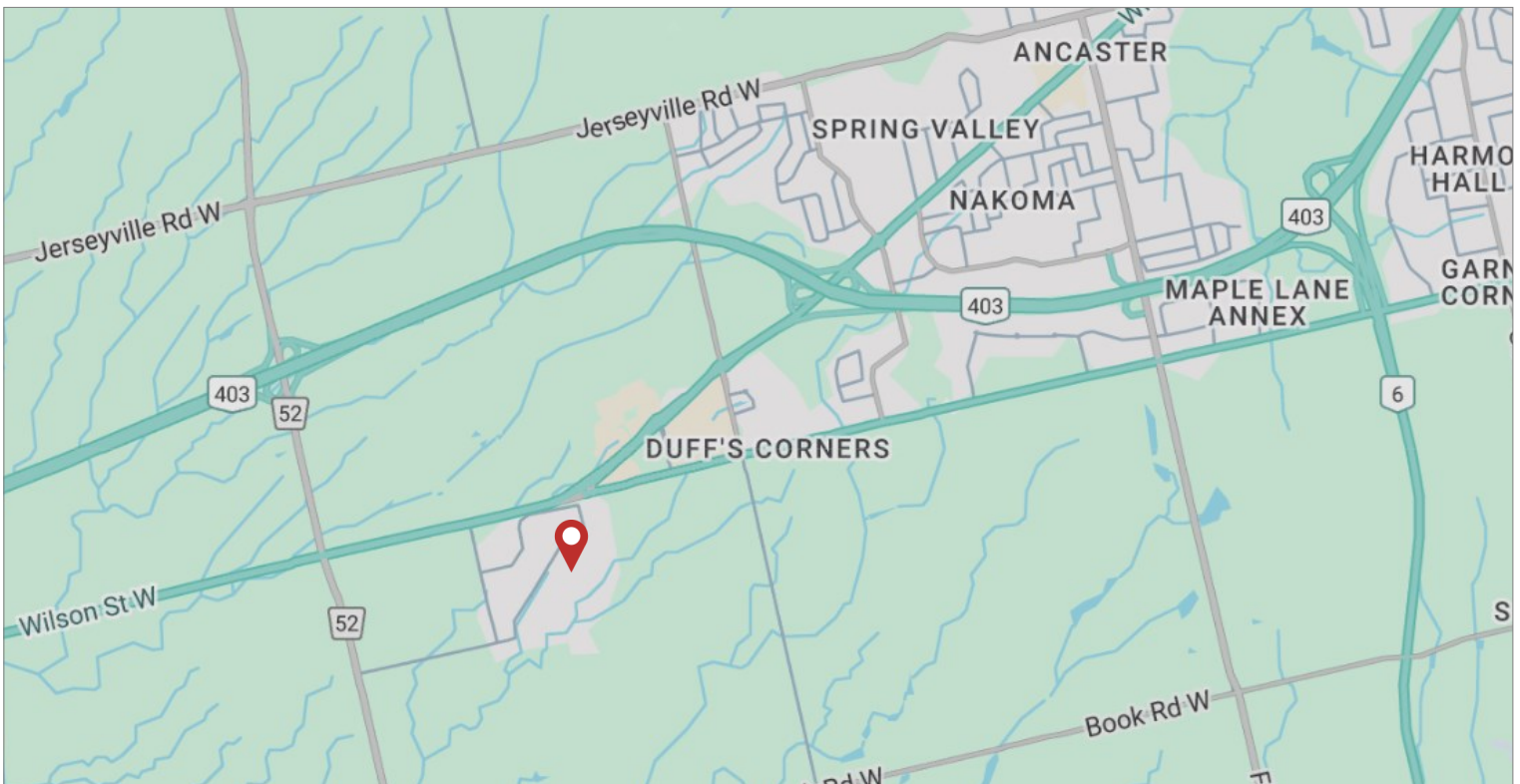
SITE PLAN



Unit 12

Unit 6 & 7

SITE PLAN



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INDUSTRIAL UNIT FOR LEASE: UNIT 6 & 7

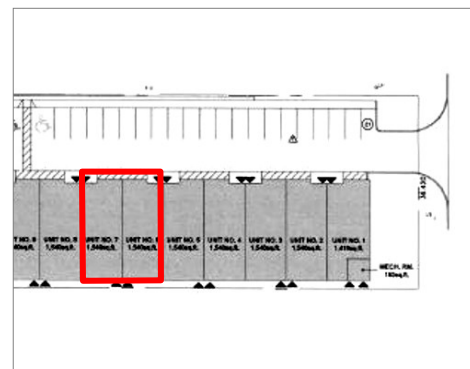
Industrial unit for lease in the Ancaster Business Park with great clear height & depth; Unit has two drive-in doors & is fully air-conditioned; Minutes to Highway 403; Public transit nearby, as well as commercial amenities.



UNIT 6 & 7	
SIZE	3,080 SF
ELECTRIC	575 V / 200 A
CLEAR HEIGHT	24'
PARKING	(6) Surface
LOADING DOOR	(2) Drive In 12' x 12'
WASHROOMS	2

UNIT 6 & 7 DETAILS

- Great clear height & depth
- Unit has two drive-in doors
- Fully air-conditioned
- Minutes to Highway 403
- Public transit nearby, as well as commercial amenities.



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INDUSTRIAL UNIT FOR LEASE: UNIT 12

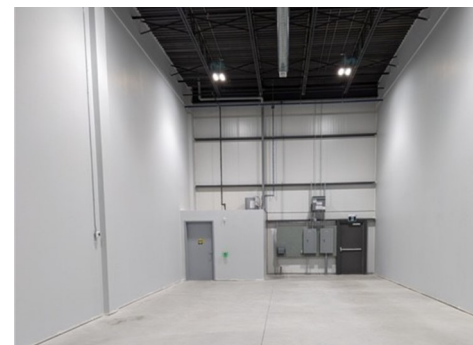
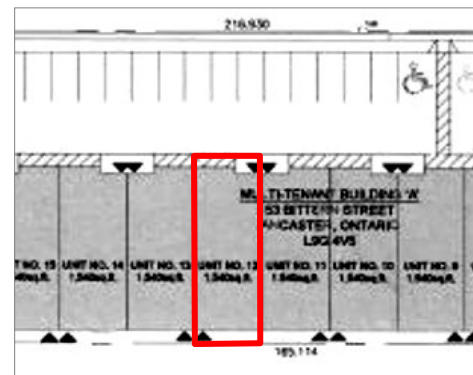
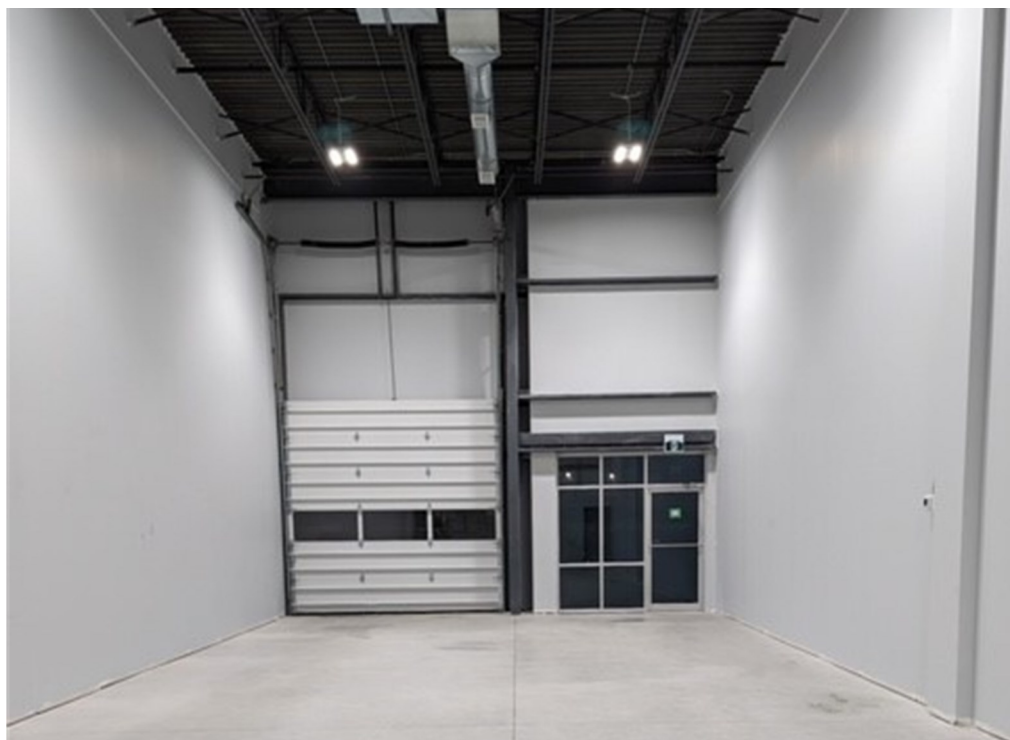
Small industrial unit for lease in the Ancaster Business Park with great clear height & depth; Unit has drive-in door & is fully air-conditioned; Minutes to Highway 403; Public transit nearby, as well as commercial amenities.



UNIT 12	
SIZE	1,540 SF
ELECTRIC	575 V / 100 A
CLEAR HEIGHT	24'
PARKING	(3) Surface
LOADING DOOR	(1) Drive In 12' x 12'
WASHROOMS	1

UNIT 12 DETAILS

- Great clear height & depth
- Drive-in door
- Fully air-conditioned
- Minutes to Highway 403
- Public transit nearby, as well as commercial amenities



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