

# BLAIR BLANCHARD STAPLETON

LIMITED, REAL ESTATE BROKERAGE

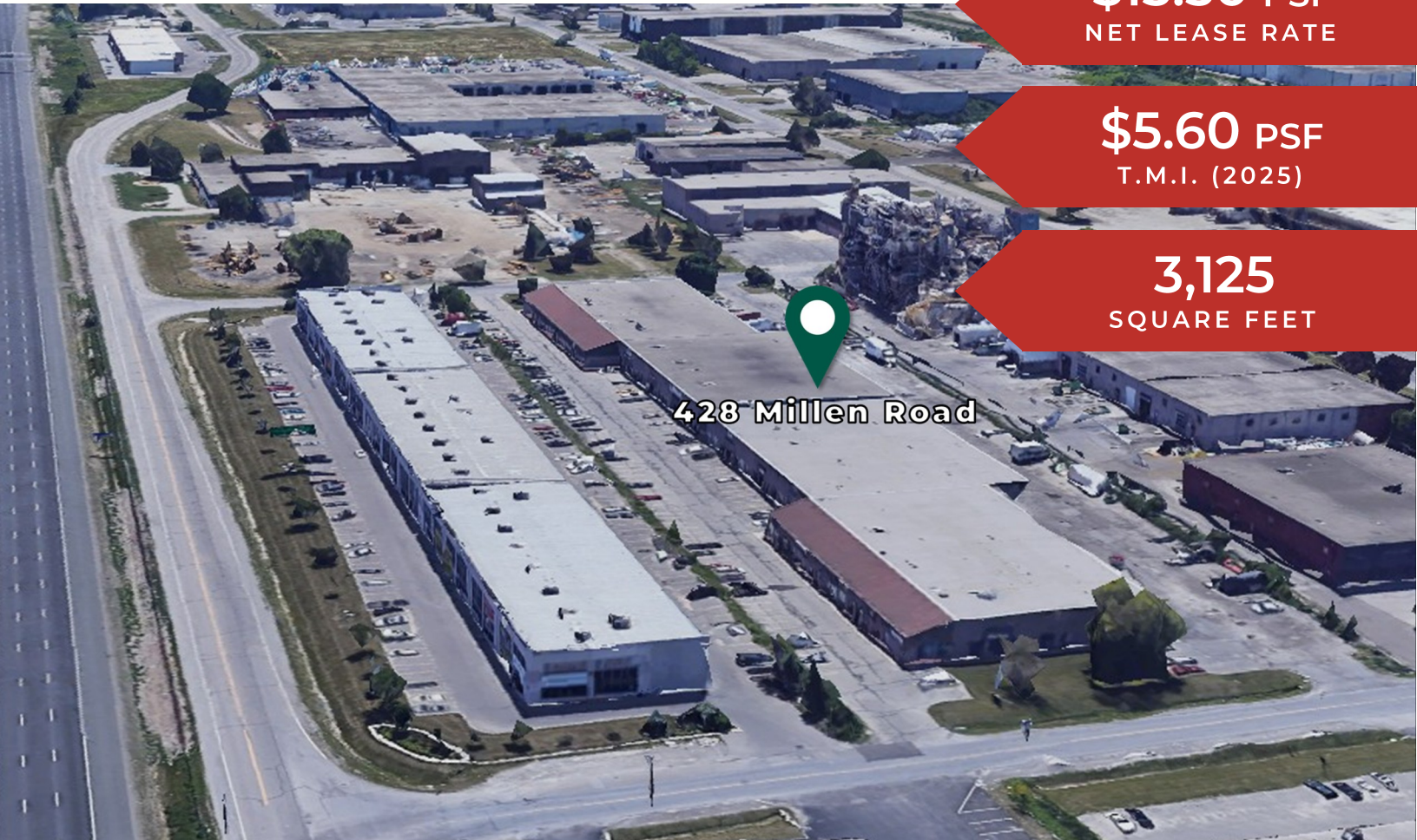
## INDUSTRIAL SPACE FOR LEASE

BBSREALTY.COM

**\$13.50 PSF**  
NET LEASE RATE

**\$5.60 PSF**  
T.M.I. (2025)

**3,125**  
SQUARE FEET



## 428 Millen Road, Unit 26, Stoney Creek, ON

### DETAILS

DOORS (DRIVE-IN)	1 (18' x 25')
DOORS (TRUCK LEVEL)	1 (14' x 12')
CLEAR HEIGHT	18'
OFFICE	1-000 sf
PARKING	yes
POSSESSION	June 1, 2025
ZONING	M2

Great location in close proximity to Fruitland Road interchange.



### Gary D Stapleton

Broker

Office: 905.529.5900 Ext. 227

Email: [stapleton@bbsrealty.com](mailto:stapleton@bbsrealty.com)

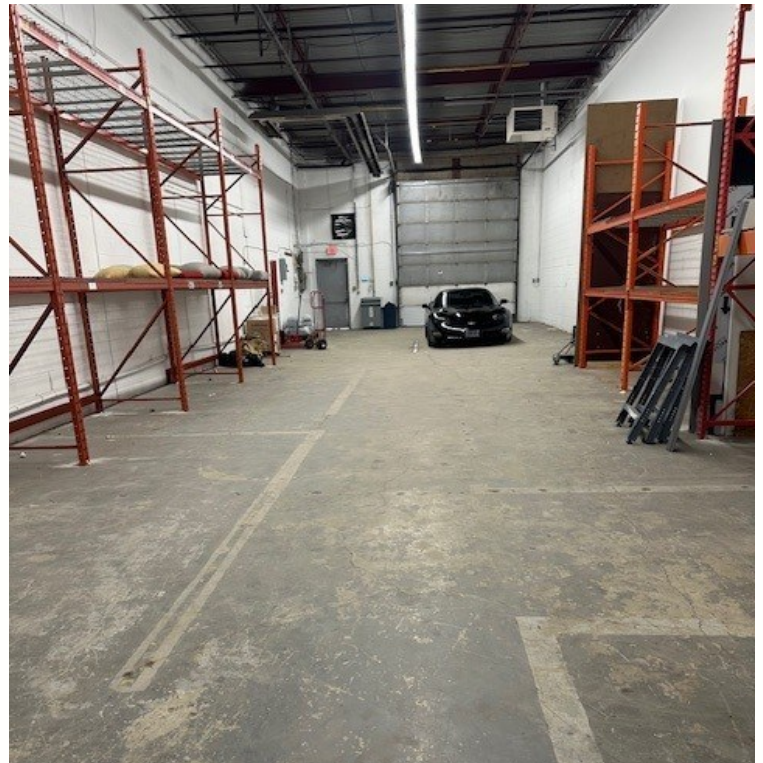
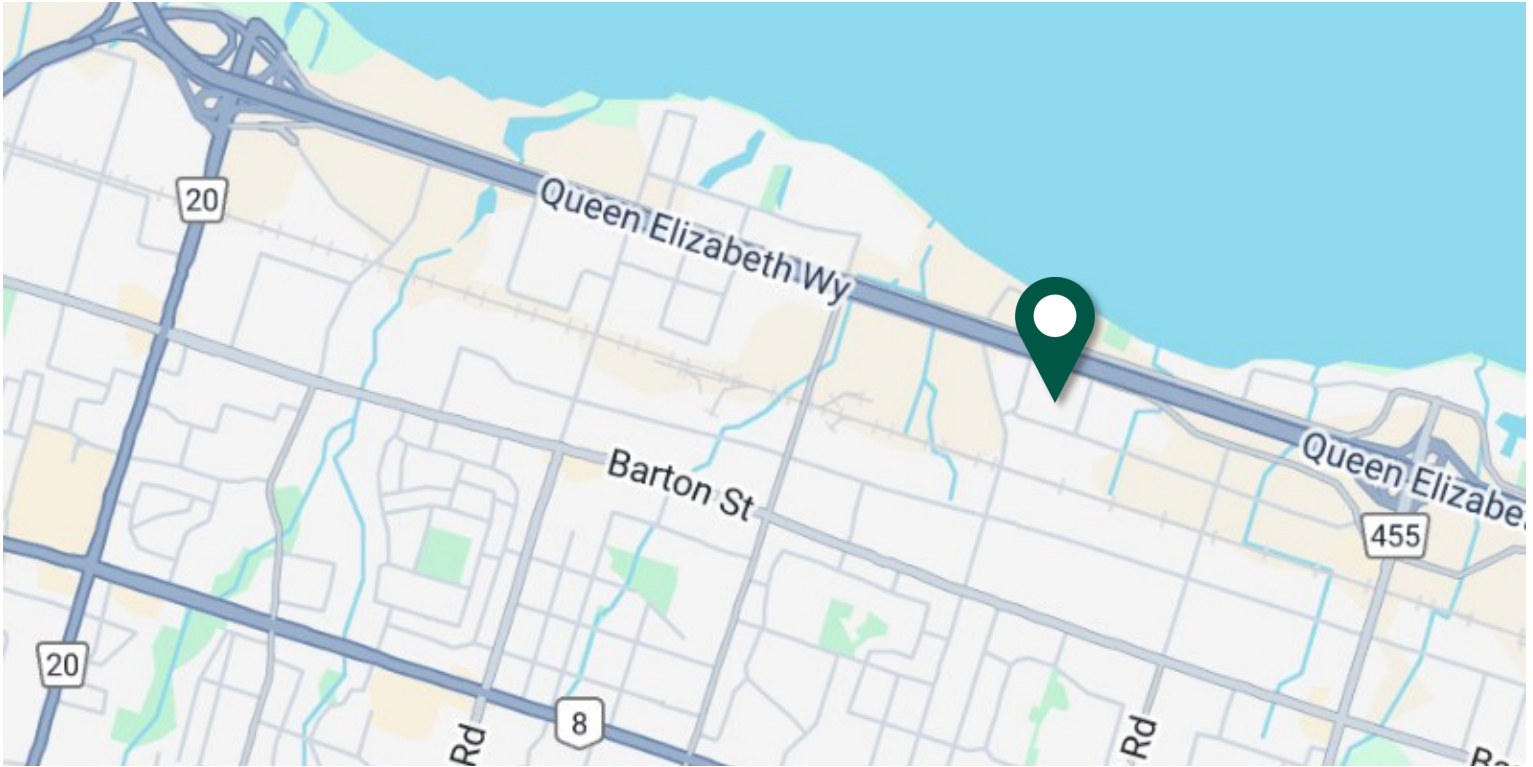
### HAMILTON OFFICE

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

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