

Industrial | For Lease

# 57 Ashbridge Circle

Vaughan, ON

UP TO 12,668 SQ. FT. OF AVAILABLE INDUSTRIAL / OFFICE SPACE



## Contact Us:

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# Highlights



Centrally located between most GTA regions



Combination of both private offices and showroom space available



High traffic exposure



Amenities nearby

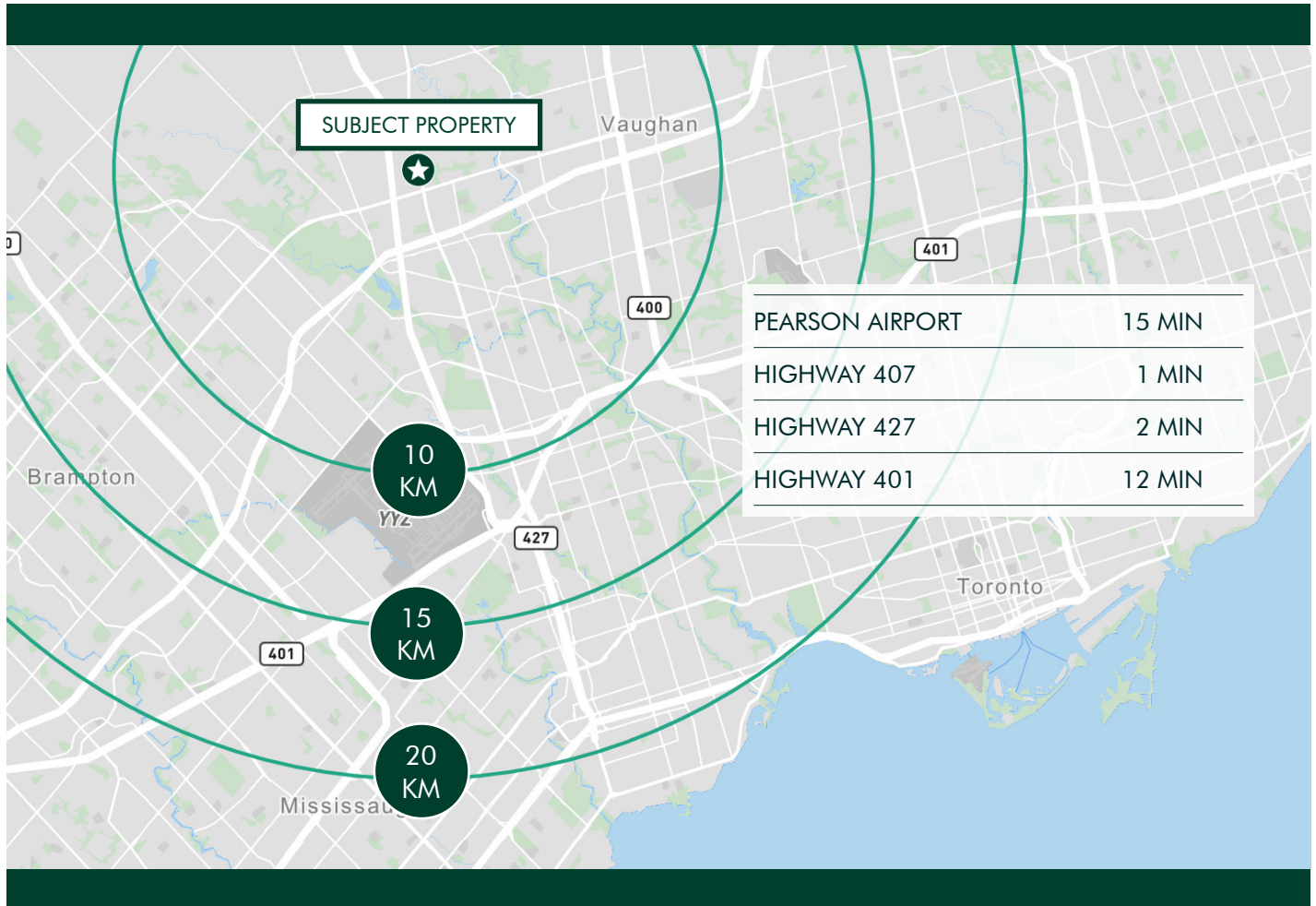
# Property Details

	OPTION 1	OPTION 2 (OFFICE ONLY)	OPTION 3
<b>TOTAL AREA</b>	8,992 sq. ft.	3,676 sq. ft.	12,668 sq. ft.
<b>OFFICE</b>	30%	100%	50%
<b>WAREHOUSE</b>	70%	N/A	50%
<b>SHIPPING</b>	1 Drive-In Door 1 Truck Level Door	N/A	1 Drive-In Door 1 Truck Level Door
<b>POWER</b>	600 volts 200 amps	N/A	600 volts 200 amps
<b>CLEAR HEIGHT</b>	24 ft.	N/A	24 ft.
<b>POSSESSION</b>	March 1, 2023	Immediate	March 1, 2023
<b>LEASE RATE</b>	\$16.00 per sq. ft. net	\$12.00 per sq. ft. net	\$16.00 per sq. ft. net
<b>TMI (2022)</b>		\$4.50 per sq. ft.	
<b>ZONING</b>		EM1	

# Photos



# Surrounding Area



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