

FLEX OFFICE SPACE AVAILABLE



TORONTO, ON

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UNIT SPECIFICATIONS

UNIT 4C	2,820 SF
CEILING HEIGHT	14' clear
RENTAL RATE	\$16.00 psf net
TMI	\$4.00 psf
UTILITIES	\$2.50 PSF



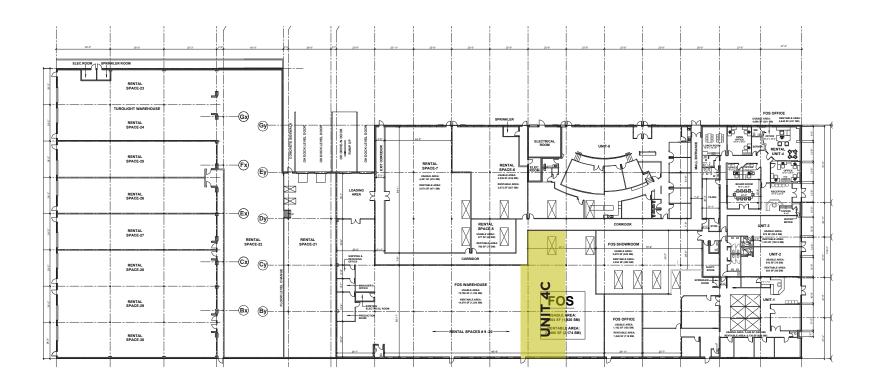
PROPERTY HIGHLIGHTS

- Newly renovated building
- Excellent location just off Dufferin Street
- Skylights offer lots of natural light
- Ample parking
- Easy acess to Highways 401, 407, 400 and public transit



300 SUPERTEST ROAD TORONTO, ON

FLOOR PLAN



EH ZONING PERMITTED USES



Permitted Use:

Ambulance Depot

Animal Shelter

Bindery

Building Supply Yards

Carpenter's Shop

Chemical Materials Storage

Cold Storage

Contractors Establishment

Custom Workshop

Dry Cleaning or Laundry Plant

Fire Hall

Fuel Storage

Industrial Sales and Service Use

Laboratory

All Manufacturing Uses except:

1) Ammunition. Firearms or Fireworks

Factory:

2) Crude Petroleum Oil or Coal Refinery;

3) Explosives Factory;

4) Tannery

Police Station

Public Utility

Public Utility

Public Works Yard

Recovery Facility

Service Shop

Shipping Terminal

Vehicle Depot

Vehicle Repair Shop

Warehouse

Waste Transfer Station [By-law: OMB

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Permitted Use - with Conditions:

Cogeneration Energy (10)

Crematorium (14)

Marihuana production facility (3)

Open Storage (1)

Outside Operations (2)

Propane Transfer, Handling and Storage

Facility (9)

Renewable Energy (10)

Transportation Use (12)

Vehicle Service Shop (5,13)

[By-law: 0403-2014] [By-law: 1124-2018]