

YOUR COMMERCIAL & INDUSTRIAL REAL ESTATE OVERVIEW

COMMERCIAL & INDUSTRIAL REAL ESTATE

AVAILABILITIES REPORT



11106 Fourth Line, Halton Hills

FOR SALE: 100 ACRES/MULTIPLE BUILDINGS

- ± 100 acre farm with 2 large storage buildings, 5 bay drive shed and more
- Large farm house with second home, inground pool, extensive trails and 2 ponds
- For more details visit: www.11106FourthLine.com

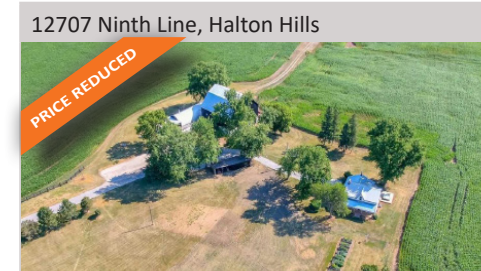


13970 Eighth Line, Halton Hills

PRICE REDUCED

FOR SALE: FARM/PRIVATE SCHOOL DEVELOPMENT

- ± 94 acre lot located North of Georgetown
- Includes a century home and 2 barns
- Private school, equestrian centre or day nursery use permitted as per Zoning Exception 39
- For more details visit: www.13970EighthLine.com



12707 Ninth Line, Halton Hills

PRICE REDUCED

FOR SALE: 153 ACRES /COMMERCIAL BUILDING

- ± 153 acre farm includes: 3 bedroom home, 3,000 sf commercial building, barn & drive shed
- Beautiful rolling land featuring two ponds
- Located in the Greenbelt, North of Glen Williams
- For more details visit: www.12707NinthLine.com



9137 Highway 89, Adjala-Tosorontio

FOR SALE: FARM LAND

- ± 94 acres (as per MPAC)
- Easy access to Hwy 89; Two roads frontage
- ±12 acres has HR1 Zoning
- Farmland is tenanted
- For more details visit: www.9137Hwy89.com



8961 Highway 89, Adjala-Tosorontio

FOR SALE: FARM LAND

- ± 107.18 acres (as per MPAC)
- Just East of Rosemont Village
- Partial property is affected by NVCA Conservation
- For more details visit: www.8961Hwy89.com

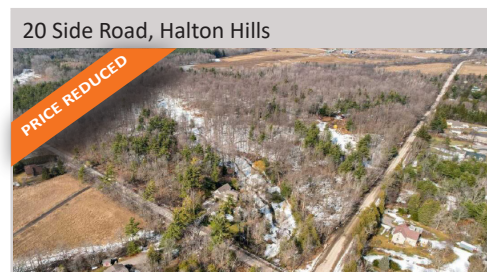


4600 Highway 9, King Township

SOLD CONDITIONAL

FOR SALE: LAND AVAILABLE

- ± 65.70 acres (as per MPAC)
- Geographically located within boundary of King & Bradford West Gwillimbury
- Agricultural and Residential uses permitted
- For more details visit: www.4600Hwy9.com



20 Side Road, Halton Hills

PRICE REDUCED

FOR SALE: LAND AVAILABLE

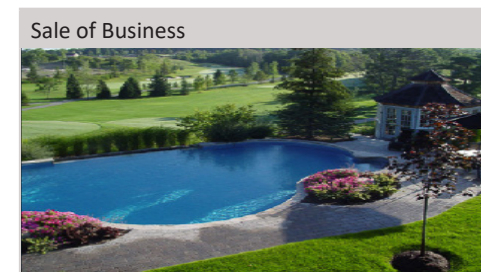
- ± 79.69 acres (as per MPAC)
- Triangular shaped lot which includes a creek that runs through the property
- Build a custom home or hold as investment
- For more details visit: www.20SideRoad.com



308 Main Street, Erin

FOR SALE: COMMERCIAL BUILDING

- Freestanding building available in Erin
- Main street exposure
- ± 1,120 sf on 0.42 acres (as per MPAC)
- Business must sell first
- For more details visit: www.308Main.ca

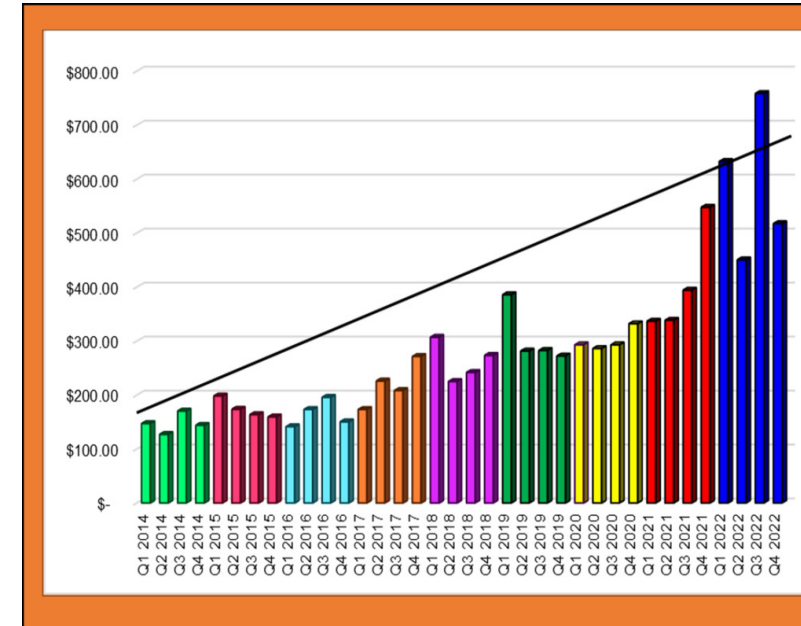


Sale of Business

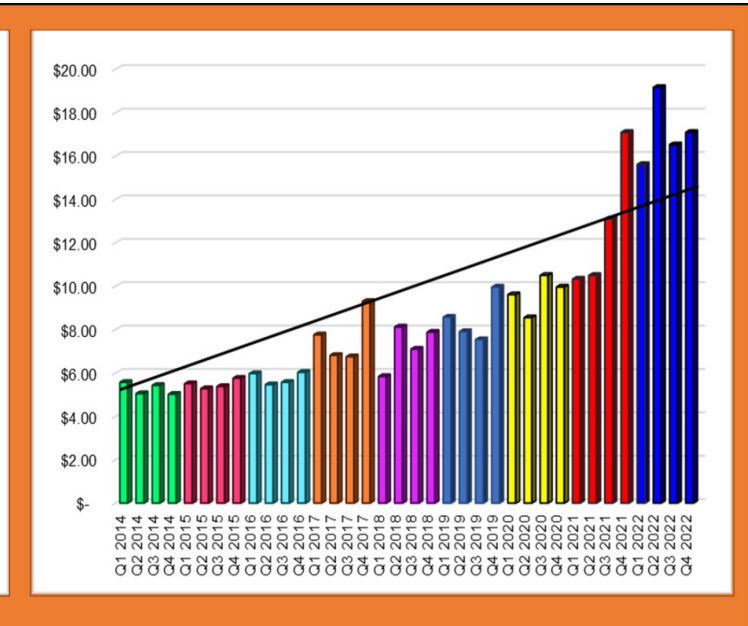
FOR SALE: FULL SERVICE POOL BUSINESS

- Turn-key stable growing business since early 90's
- Services include custom pool installations, opening & closing, water treatment & leak detection & repair
- Leased facility can be assumed or purchased

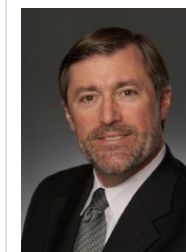
TRREB SOLD PRICES - INDUSTRIAL
5,001 - 15,000 SF IN PEEL REGION
Q1 2014 - Q4 2022



TRREB LEASE RATES - INDUSTRIAL
5,001 - 15,000 SF IN PEEL REGION
Q1 2014 - Q4 2022



- Buyers and Tenants are waiting to see if pricing will drop
- There is no indication of a strong downturn YET
- Industrial demand is still strong, and availability for sale or lease is still poor, except for large sizes
- The financing of purchase deals is becoming more difficult due to the increase in interest rates
- This has also slowed the transaction process dramatically and pushed many clients to look at leasing
- Tenants are being shocked by the near doubling of rates over the last few years, and many aren't sure that their businesses can even afford to renew their leases at current rates
- However truckers are continuing to purchase yards at ever increasing record prices



For information, contact:
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Please call me if your upcoming need is a match for one of these properties or if you wish to list your property for sale. This is not intended to solicit properties already listed, nor clients who have signed Buyer Agency Agreements.

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To Learn More About Each Property
Visit The Links Provided Below

YOUR COMMERCIAL & INDUSTRIAL REAL ESTATE OVERVIEW

102 Armstrong Avenue, Halton Hills



- FOR SALE: CRANE BUILDING**
- ± 15,199 sf industrial/commercial crane building
 - ± 2.40 acre lot with graveled excess land at rear
 - Emp1 Zoning
 - 2 truck level and 4 drive-in doors
 - For more details visit: www.102Armstrong.com

45 Mountainview Road North, Georgetown



- FOR SALE: CAR SALES & SERVICE BUILDING**
- ± 4,629 sf building on ± 0.45 acres
 - Prime Mountainview Road N, exposure near car dealers
 - Second floor office space
 - For more details visit: www.45Mountainview.com

35 Sinclair Avenue, Georgetown



- FOR SALE/LEASE: CRANE / MANUFACTURING**
- Corner building, two street access and exposure
 - ± 92,973 sf total on ± 6.20 acres
 - ± 50,000 sf available for lease
 - Cranes: 5-10 ton
 - For more details visit: www.35Sinclair.com

15760 Robin's Hill Road, London



- FOR SALE/LEASE: BRAND NEW DESIGN BUILDS**
- ± 54,500 sf on 4.4 acres or ± 25,500 sf on 2.2 acres brand new design build
 - Access to highways, Airport and U.S. Border
 - Other sizes and configurations possible
 - For more details visit: www.15760RobinsHill.com

414 Speers Road, Oakville



- FOR LEASE: RETAIL / COMMERCIAL**
- ± 2,023 Sf commercial space available
 - High traffic and popular area. with many amenities nearby
 - Easy access to Hwy's Qew and 403
 - For more details visit: www.414Speers.com

10 Kennedy Road North, Brampton



- FOR SALE: HIGH-RISE REDEVELOPMENT**
- ± 7,711 Sf automotive / bus garage for sale on Queen Street Corridor
 - ±0.80 acre lot, possible future residential high-rise redevelopment
 - For more details visit: www.10Kennedy.com

2095 Forbes Street, Whitby



- FOR LEASE: INDUSTRIAL / COMMERCIAL SPACE**
- ± 23,291 sf industrial / commercial building
 - Quick access to Highways 401, 412, 407
 - 2 truck level and 13 drive-in doors
 - Other sizes possible
 - For more details visit: www.2095Forbes.com

Sale of Business



- FOR SALE: LITTLE BEASTS BREWERY COMPANY**
- Award winning small brewery for sale
 - Includes all top of the line equipment required to brew - professionally installed
 - In newly leased premises with room to expand
 - For more details visit: www.2075Forbes.com

610 Dundas Street East #3, Belleville (Hwy 2)



- FOR LEASE: OFFICE SPACE/RETAIL/CALL CENTRE**
- ± 2,000 - 35,462 sf retail / office space
 - Currently set up as a call centre
 - Zoning allows many uses including: business professional, admin &/or government office;
 - For more details visit: www.610Dundas.com

22 Erin Park Drive, Erin



- FOR SALE: BRAND NEW BUILDING**
- ± 4,000 sf truck/equipment shop
 - ± 1.22 acres (as per MPAC)
 - Well sited for truck parking
 - Zoning: M2 - General Industrial
 - For more details visit: www.22ErinPark.com

8 Erin Park Drive, Erin



- FOR SALE/LEASE: MULTI-TENANT BUILDING**
- ± 15,387 sf multi-unit industrial/commercial building almost completed
 - Only clean uses permitted (for lease)
 - Drive in doors – 2 per unit, 6 doors total
 - For more details visit: www.8ErinPark.com

9572 Sideroad 17 Road, Erin



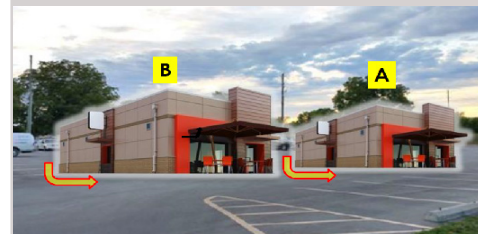
- FOR SALE: INDUSTRIAL / AUTO RECYCLING**
- Industrial property with established auto recycling business
 - Includes 28 Pioneer Drive (± 3.02 acres total) house, several industrial buildings & coverall
 - For more details visit: www.9572SideRoad17.com

620 Dundas Street East, Belleville (Hwy 2)



- FOR LEASE: RETAIL / COMMERCIAL PAD**
- Two middle units available from 1,425 sf to 2,862 sf
 - AAA Fast Food anchor neighbours
 - Area redeveloping, possibility of new housing across the street
 - For more details visit: www.610Dundas.ca

57-75 Cannifton Road, A + B, Belleville



- FOR LEASE: RETAIL / QSR SPACE**
- Two 2,000 sf pad sites to be built
 - Two street frontage and high traffic area
 - Easy access to Hwy's 401, 62 & 37
 - QSR with drive through capability
 - For more details visit: www.57-75Cannifton.ca

57-75 Cannifton Road #3, Belleville



- FOR LEASE: COMMERCIAL / INDUSTRIAL**
- 2,437 sf industrial / commercial space available
 - Two street frontages and high traffic area
 - Many industrial uses permitted
 - Other office units also available
 - For more details visit: www.57-75Cannifton.com

114-116 Main Street, Erin



- FOR SALE: RETAIL / COMMERCIAL SPACE**
- Central Main Street exposure
 - ± 3,001 sf main floor, ± 3,001 sf basement = 6,002 sf total
 - Municipal parking lot nearby
 - For more details visit: www.114-116Main.com

635202 Highway 10, Mono



- FOR SALE: AUTO SERVICE & REPAIR GARAGE**
- ± 1.82 acre lot with large rear storage yard
 - 9 Bay service garage, 2 over size drive in doors
 - Includes 3 residential apartments
 - Zoning: Highway Commercial - allows many uses
 - For more details visit: www.635202Hwy10.com

11-15 French Drive, Mono



- FOR SALE: VACANT LOT & BUILDING**
- 2 properties available together
 - ± 13,600 sf building on ± 1.0 acres
 - ± 1.5 acre vacant lot
 - Zoning: CM (Commercial Light Industrial)
 - For more details visit: www.15French.com

AVAILABILITIES REPORT Q1 2023

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