

FOR LEASE

#5 - 1789 Allanport Rd. | ±4,400 SF

ENTRANCE

LEASE
RATE

\$6,000/ MONTH GROSS LEASE + HST + Utilities

#5 | 1789 ALLANPORT ROAD | THOROLD | ONTARIO

±4,400 SF Industrial Shop/ Warehouse with Office

Plus 3 Sea Cans for Storage with Power attached to Building at No Addl. Cost

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Listing Specifications

#5 | 1789 ALLANPORT ROAD | THOROLD | ON

Location	SW Corner of Allanport Rd & Turner Rd.; E/S of Allanport Rd.
Unit 5 Area	TOTAL AREA: ±4,400 SF Shop Area: ±4,295 SF Office: ±105 SF 3 Sea Cans: ±408 SF each (incl. at no addl. cost)
Listing Price	\$6,000/Month Gross Lease + HST + Utilities
Zoning	M4 Rural Industrial
Doors	<ul style="list-style-type: none">• THREE 14' x 14' Grade Level Ship Doors• ONE Man Door
Clear Height	23 ft.
Comments	<ul style="list-style-type: none">• Industrial shop/ warehouse with office• Includes THREE sea cans with power attached to building for good useable storage at no additional cost• New LED lighting & 2-pce bathroom• Suspended gas furnace & separate oil furnace for heated concrete floor• Airlines, service pit for transport repair• Large truck turn around radius and small trailer with easy access 24 hours/day 7 days/ week & lighted parking lot.• Weigh scale nearby• One to 20 Acres can be available for an addl. cost



25 Minutes to
U.S.A. Border



Close & Easy Hwy 20
& Hwy 406 Access



Industrial Shop/
Warehouse w/ Office



**Large truck turn around radius and
small trailer with easy access 24/7.**
**1 to 20 Acres land can be available for an Additional Cost.*

Location Overview

1789 ALLANPORT ROAD | THOROLD | ON



Exterior Photos

1789 ALLANPORT ROAD | THOROLD | ON



Interior Photos

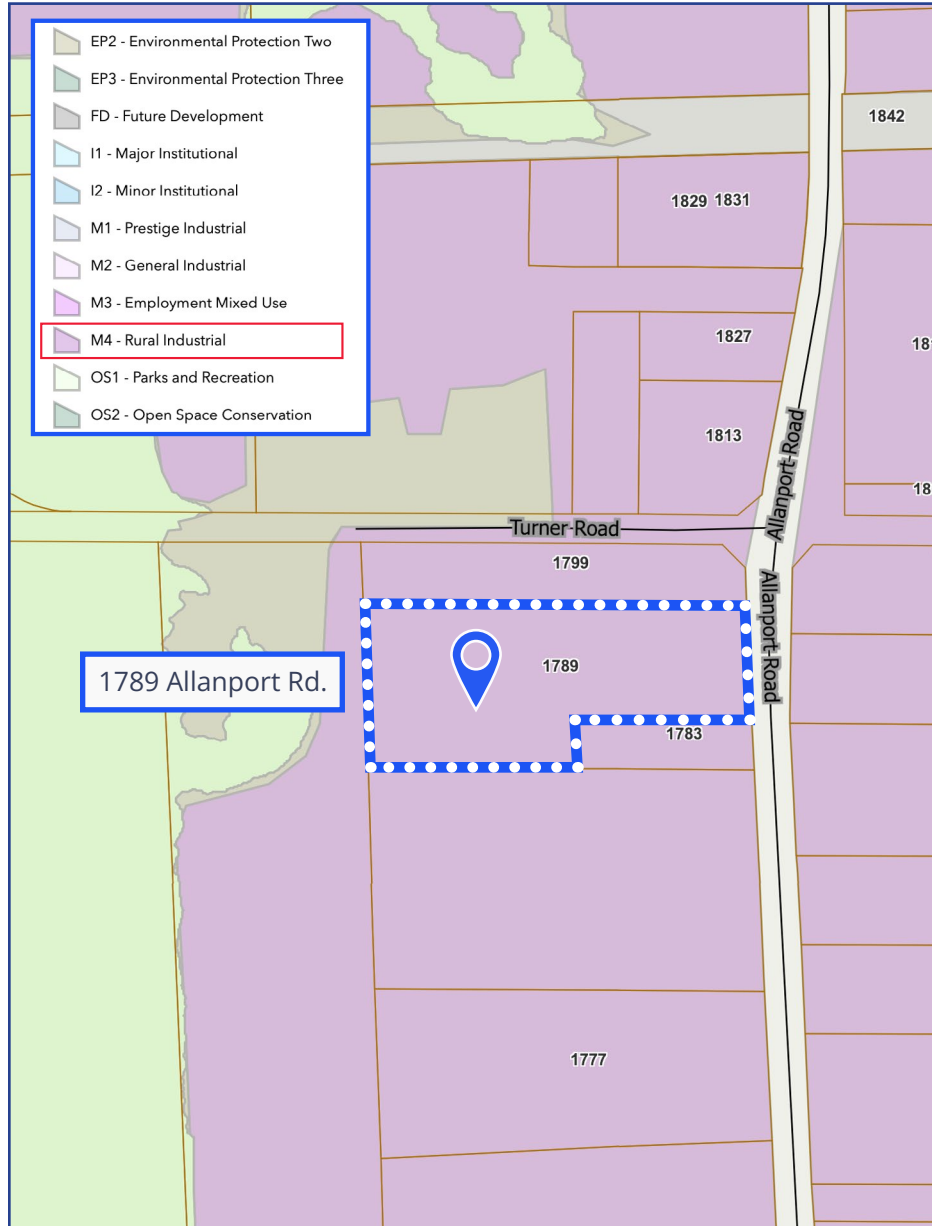
1789 ALLANPORT ROAD | THOROLD | ON



Zoning M4 - Rural Industrial



1789 ALLANPORT ROAD | THOROLD | ON



PERMITTED USES

- Building supply outlet
- Catering establishment
- Commercial recreation facility
- Contractor's facility
- Custom workshop
- Dry cleaning plant
- Equipment sales and rental establishment
- Farm implement dealer
- Fuel storage depot
- Heavy manufacturing establishment
- Heavy service shop
- Industrial mall
- Industrial use
- Intermodal shipping yard
- Laboratory
- Licensed Marijuana Production Facility
- Light equipment/machinery rental establishment
- Light manufacturing establishment
- Light service shop

- Motor vehicle recycling
- Motor vehicle repair shop/garage
- Printing establishment
- Propane dispensing station
- Public service facilities
- Pulp and paper mill
- Recycling facility
- Research and development
- Scrap yard
- Self-storage establishment
- Shipping container
- Storage trailer
- Transportation depot
- Veterinary clinic
- Warehouse
- Wholesale establishment

SPECIFIED ACCESSORY USES

- Office
- Open/outside storage
- Retail uses accessory to industrial uses
- Showroom

Area Neighbours

1789 ALLANPORT ROAD | THOROLD | ON



#5-1789 Allanport Road
FOR LEASE | SHOP/ WH with OFFICE

Weigh Scale

Weigh Scale



\$5.5B+

Annual revenue

2B

Square feet managed

24,000

professionals

\$108B+

Assets under management

70

Countries we operate in

46,000

lease/sales transactions

Statistics are in U.S. dollars. Number of countries includes affiliates. Updated November 2025

VIEW ONLINE 

collierscanada.com/niagara

About Colliers

Colliers is a global diversified professional services and investment management company. Operating through three industry-leading platforms—Real Estate Services, Engineering, and Investment Management—we have a proven business model, an enterprising culture, and a unique partnership philosophy that drives growth and value creation. For 30 years, Colliers has consistently delivered approximately 20% compound annual returns for shareholders, fueled by visionary leadership, significant inside ownership and substantial recurring earnings. With nearly \$5.5 billion in annual revenues, a team of 24,000 professionals, and more than \$108 billion in assets under management, Colliers remains committed to accelerating the success of our clients, investors, and people worldwide.

Learn more at corporate.colliers.com, X @Colliers or LinkedIn.

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