



FOR SALE/LEASE

Excellent Land Opportunity

\$8,500/AC NET
Asking Lease Rate

\$4,200,000
Asking Sale Price

Accelerating success.

256
Attwell Drive
Toronto, ON

FEATURED BENEFITS



Rare land opportunity located in North Etobicoke. Zoning accommodates open storage (refer to Etobicoke zoning by-law). Excellent location at Dixon Road and Highway 27. Minutes from Pearson International Airport and major 400 series Highways. Vacant possession to be delivered by September 1, 2019.

BRENNAN EASTMURE

Senior Sales Representative

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256 ATTWELL DRIVE // FOR SALE & LEASE

Property Profile



NUMBERS AT A GLANCE

1.56 acres
LOT SIZE

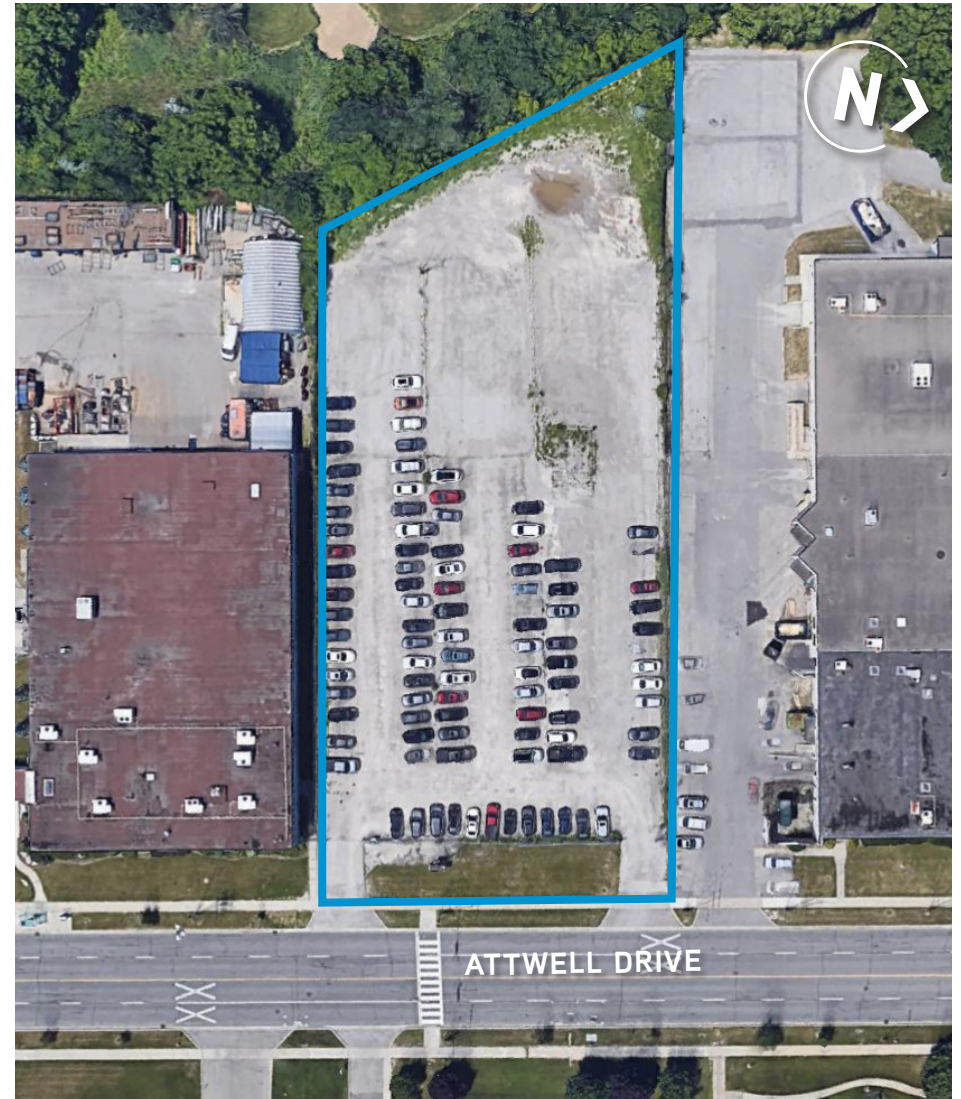
E1
ZONING

Sept 1, 2019
POSSESSION

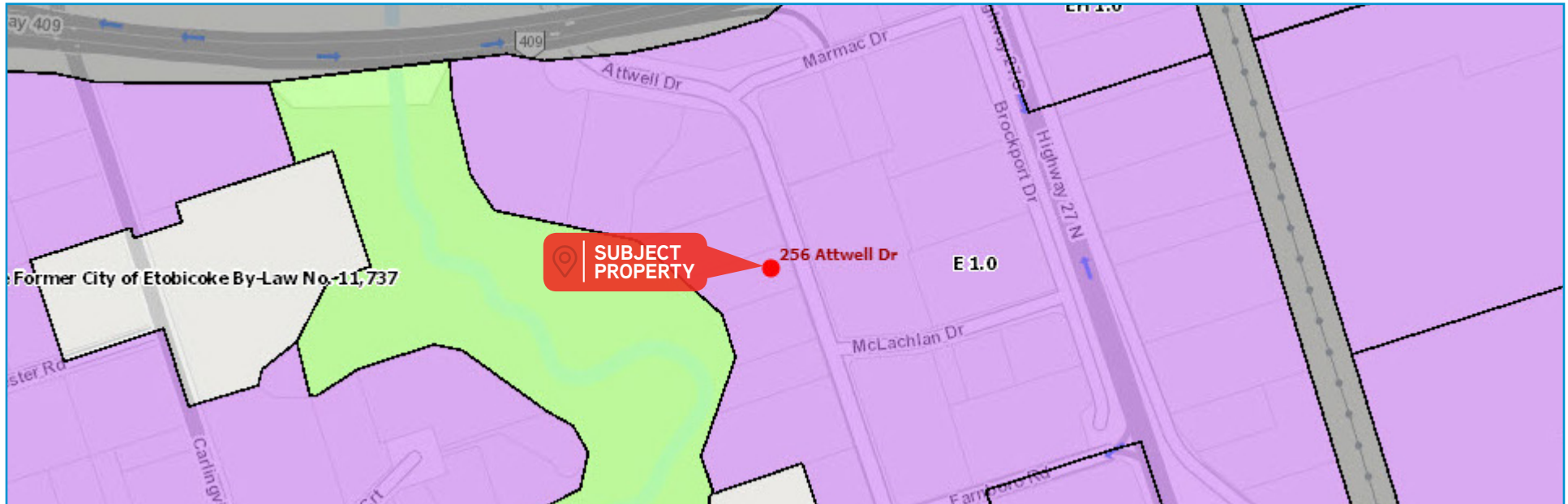
\$21,420.69
PROPERTY TAXES (2018)

COMMENTS

- Minutes from Toronto Pearson International Airport
- Rare land opportunity
- Zoning accommodates open storage (refer to zoning by-law)
- Located in the heart of North Etobicoke - Dixon Road/Highway 27



Permitted Uses



- Animal Shelter
- Artist Studio
- Automated Banking Machine
- Bindery
- Building Supply Yards
- Carpenter's Shop
- Cold Storage
- Contractor's Establishment
- Custom Workshop
- Dry Cleaning or Laundry Plant
- Financial Institution
- Fire Hall
- Industrial Sales and Service Use
- Kennel
- Laboratory
- Manufacturing Uses
- Office
- Park
- Performing Arts Studio
- Pet Services
- Police Station
- Printing Establishment
- Production Studio
- Public Works Yard
- Service Shop
- Software Development and Processing
- Warehouse
- Wholesaling Use
- Open storage
- Marijuana production
- Shipping terminal
- Transportation use

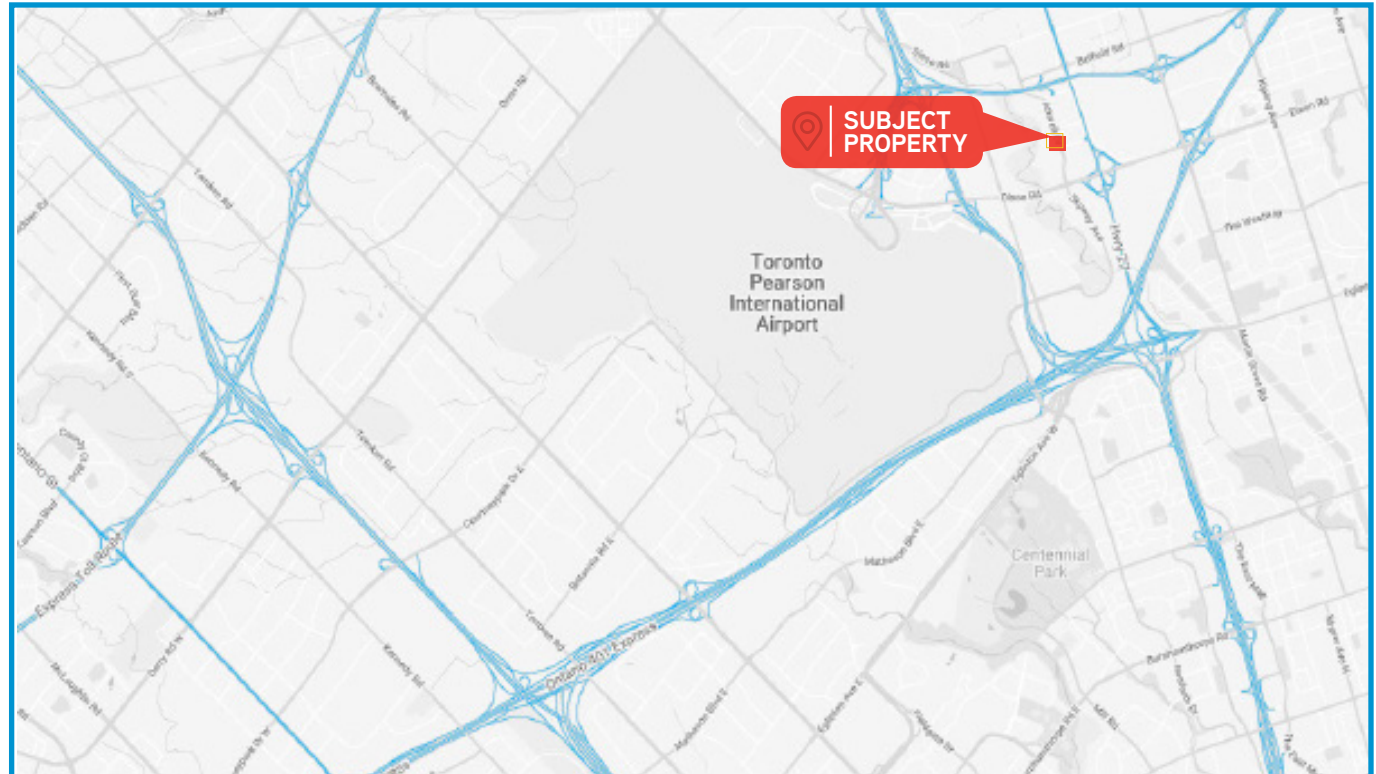
256 ATTWELL DRIVE // FOR SALE & LEASE

Location & Access



TRAVEL DISTANCES

Highway 401	2.5 km
Highway 409	2 km
Highway 410	6 km
Highway 427	5 km
Highway 407	10 km
Pearson Airport	4 km
CN Intermodal	9.5 km



Contact us



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