

Industrial For Lease

280

Waydom Drive

Ayr, ON



10,000 SF Industrial Building

Excess Land



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Property Details

Specifications

Building Area	10,000 SF
Industrial Area	8,400 SF
Office Area	1,400 SF
Lot Area	Option 1 - 1.3 Acres Option 2 - 2.5 Acres
Power	400A
Possession	Immediate

Highlights

- 1,200 SF mezzanine not included in total area
- Easily accessible via Highway 401 at Cedar Creek Road
- Two land size options available

LEASE RATE - OPT. 1 \$8,500 / Month

LEASE RATE - OPT. 2 \$14,500 / Month

T.M.I. (2021) \$3.50 PSF



ZONING

Z11



SHIPPING

1 DI



CLEAR HEIGHT

15'-22'

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Site Plan - Option 1



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Site Plan - Option 2



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Zone 11

PERMITTED USES

- Any light to medium industrial use providing light to medium scale processing, manufacturing, packaging, assembly, production, fabrication, warehousing, testing, treating, storage of goods / products, or finishing, and having minimal adverse effects for nearby sensitive land uses.
- Distributing or Transportation Operation
- Veterinary Clinic or Office
- Contractor, Building Supplies Dealer/Outlet or Sawmill
- Automobile Service Station
- Farm Equipmnt Sales and Service
- Warehousing or Indoor Storage
- Wholesale Outlet or Showroom
- Bank, Restaurant or Catering Service
- Parking Lot or Garage Public
- Service or Repair Enterprise
- Office or Office Building
- Commercial Printing or Laundry
- Car Washing Establishment
- Club or Amusement Enterprise, Lodge or Recreational Use
- Hotel or Motel
- Trucking or Transportation Enterprise or Terminal
- Sales or Servicing of Motor Vehicles or Machinery
- Boats, Bus & Trailer Display, Service and Storage
- Funeral Home
- Theatre or Bowling Alley
- Storage & Display of Manufactured Modular or Prefabricated Buildings
- Storage, Sale & Supply of Livestock Equipment (Excluding Animals)
- Storage, Sale and Supply of Poultry Equipment (Excluding Animals/Birds)
- Accessory Uses
- Batching Plant, Temporary Asphalt Plant, Portable
- Fertilizer Manufacture, Mixing or Storage
- Existing Auction Centre
- Existing Cement Batching Plant
- Restaurant or Place for Dispensing Refreshment to the Public including Drive-In or Take-Out

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