

For Sale

20,752 SF on oversized lot of 1.60 Acres

12 Indell Lane, Brampton, ON

Rare freestanding industrial facility situated on 1.6 acres. Excellent Brampton location with easy access to Highway 407, 410, 427 and 401. Close proximity to local amenities at Williams Parkway and Airport Road. Currently operated as a meat production plant, speak with Listing Agents about budget to bring building back to base warehousing condition.

Accelerating success.

Asking:

\$6,495,000

\$313 PSF

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Site Details

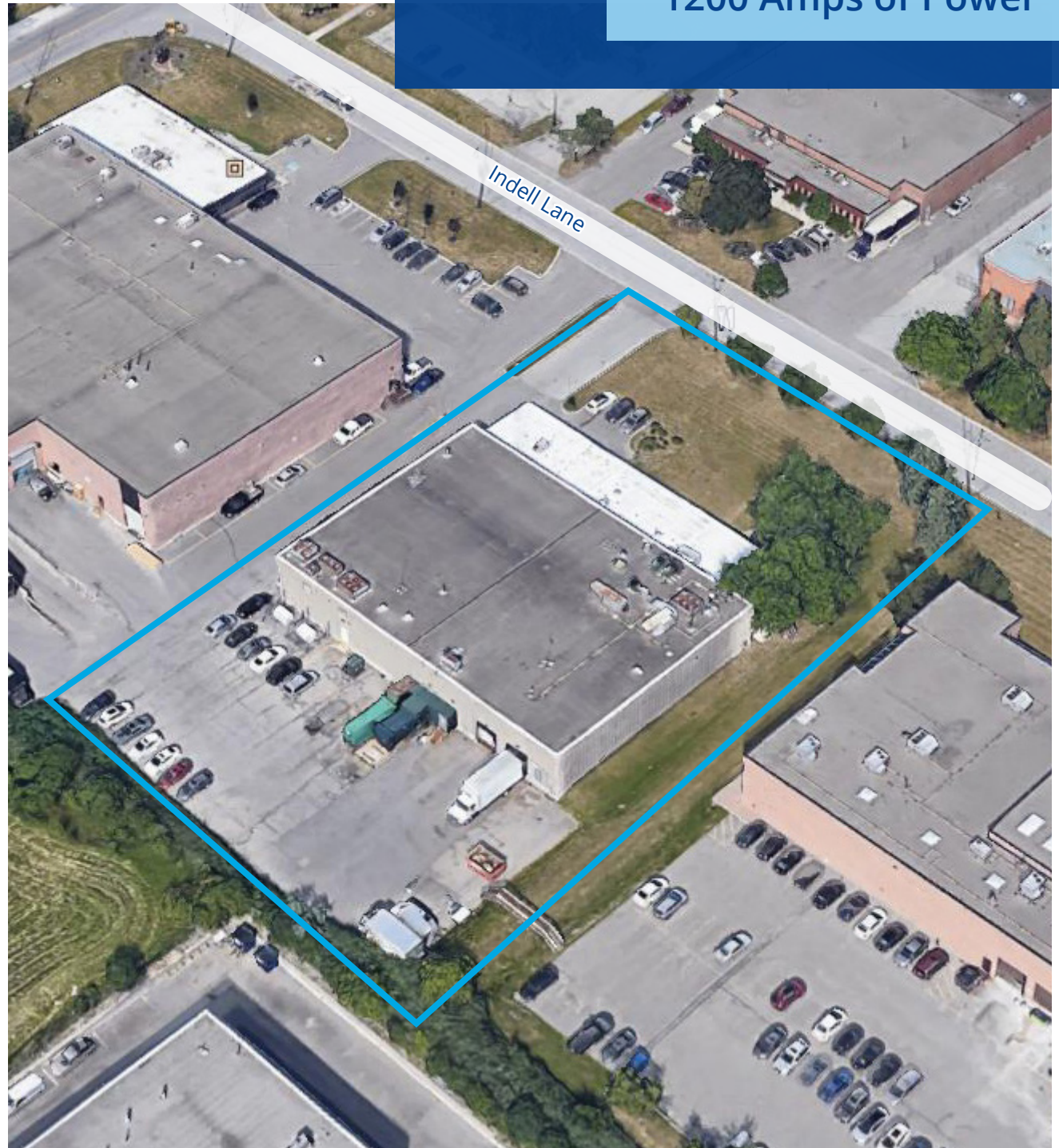
Civic Address	12 Indell Lane
City	Brampton
Zoning	M3A
Site Area	1.6 AC
Total Area	20,752 SF
Warehouse Area	18,884 SF
Office Area	1,868 SF
Clear Height	19'
Shipping	3 truck level doors
Power	1200 Amps
Taxes	\$69,539.37
Asking Price	\$6,495,000 (\$313 PSF)

Comments

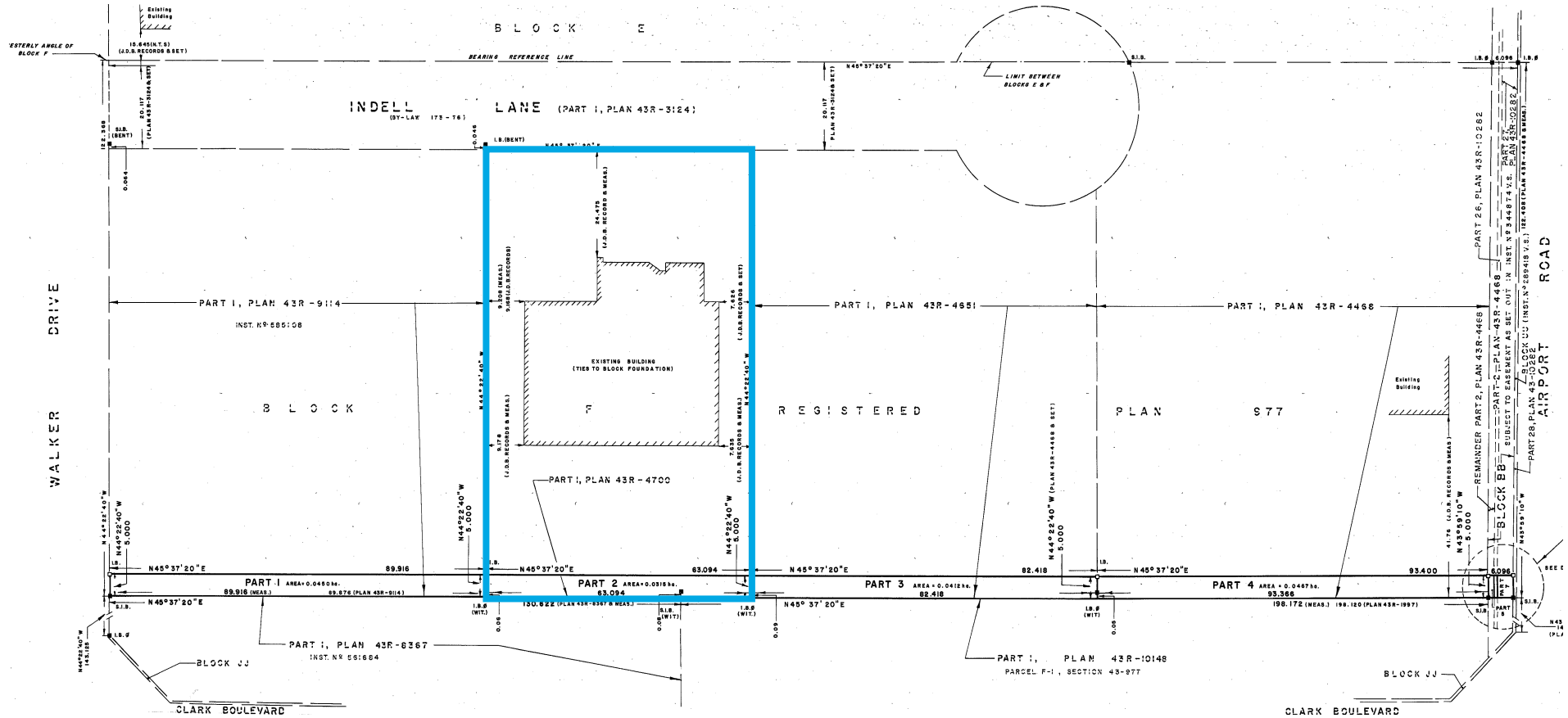
- Precast construction
- Large lot – 1.60 acres
- Ability to add additional truck level doors
- Desired Business Park

**All information to be verified independently*

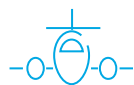
1200 Amps of Power



Site Plan



Highway Access
407, 410, 427, 401



Pearson Airport
20 minutes



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