



**\$14.00 PSF GROSS**

**Industrial Building For Lease**

# **3595 St Clair Avenue E**

**Unit B2**

**Toronto, ON**

**Sam Sgambelluri\***

Vice President

+1 647 822 4343

sam.sgambelluri@colliers.com

**Zach Pchegorlinsky\***

Sales Representative

+1 647 971 1599

zach.pchegorlinsky@colliers.com

**Colliers**

Accelerating success.



## PROPERTY DETAILS

BUILDING SIZE	26,000 SF
---------------	-----------

ZONING	E
--------	---

SHIPPING	2 truck level doors
----------	---------------------

CEILING HEIGHT	15' & 28'
----------------	-----------

RENTAL RATE	\$14.00 PSF gross
-------------	-------------------

POSSESSION	Immediate
------------	-----------

LEASE TERM	2 Years
------------	---------

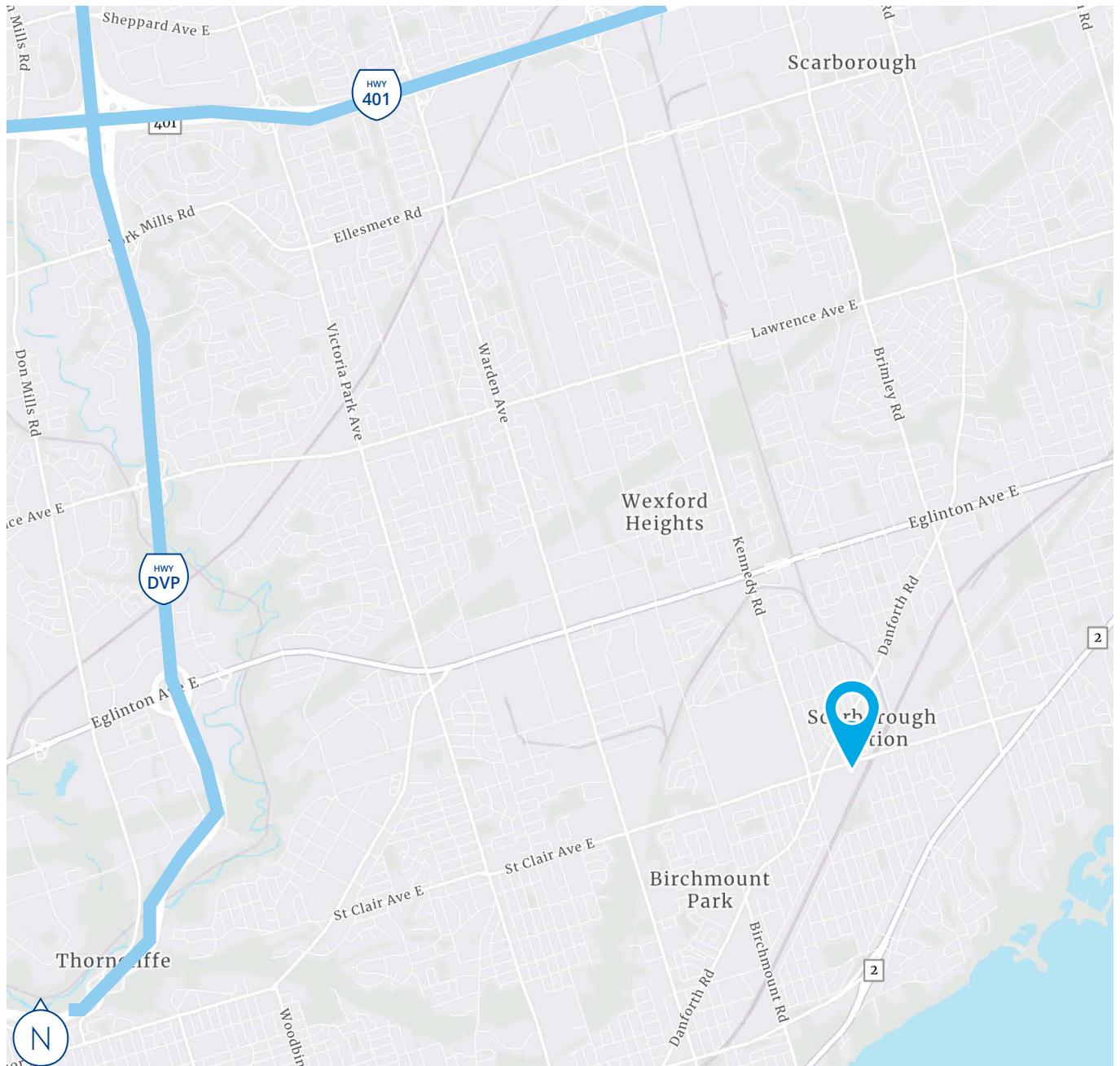
COMMENTS	<ul style="list-style-type: none"><li>• Overflow storage space</li><li>• Hydro and all other utilities inclusive</li><li>• Two truck level doors accessible by 53' trucks</li></ul>
----------	---





# Transportation

3595 St Clair Avenue E Unit B2, Scarborough, ON



Information herein has been obtained from sources deemed reliable, however its accuracy cannot be guaranteed. The user is required to conduct their own due diligence and verification. This publication is the copyrighted property of Colliers and /or its licensor(s). Copyright © 2023. All rights reserved. Colliers Macaulay Nicolls Inc.





# Amenities

3595 St Clair Avenue E Unit B2, Scarborough, ON



This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and/or its licensor(s). Copyright © 2023. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers Macaulay Nicolls Inc. \*Sales Representative \*\* Broker