

**AVISON
YOUNG**

10,500 SF TO 21,118 SF AVAILABLE



FOR LEASE

Industrial Units with Highway 400 Exposure

**350 Oakdale Road,
North York, ON**

**Get more
information**

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Space Highlights

- New LED lighting and suspended gas heating in the warehouse
- Each unit is equipped with 2 new drive in doors for a total of 4 drive in doors for the full space
- Ideal for manufacturing, assembly, production, wholesale, contractor shop and traditional warehousing
- Large format building signage facing Highway 400
- TTC bus stop at your doorstep
- 1.5 km drive to Highway 400 and 3.5 km drive to Highway 407
- Access to an unbeatable labour pool

Details

Available Area

10,500 sf - 21,118 sf

Industrial Area

90%

Clear Height

13'9"

Power

100A/600V per unit
200A/600V total

Possession

August 2026

Shipping

2 drive-in doors per unit

Office Area

10%

Zoning

E1.0

Asking Net Rent

\$12.95 - \$13.95 psf

TMI (2026)

\$4.45 psf

Leasing Options

	Area	Net Rent
Unit 1	21,118 sf	\$12.95 psf net
Unit 1A	10,500 sf	\$13.95 psf net
Unit 1B	10,500 sf	\$13.95 psf net

Photos

For Lease

350 Oakdale Road, North York, ON

Unit 1A

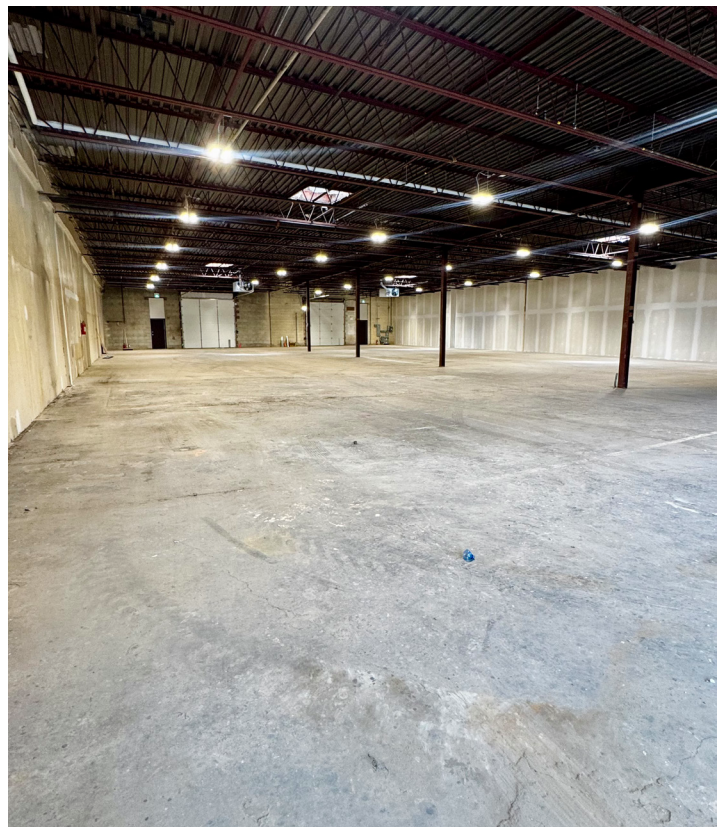


Photos

For Lease

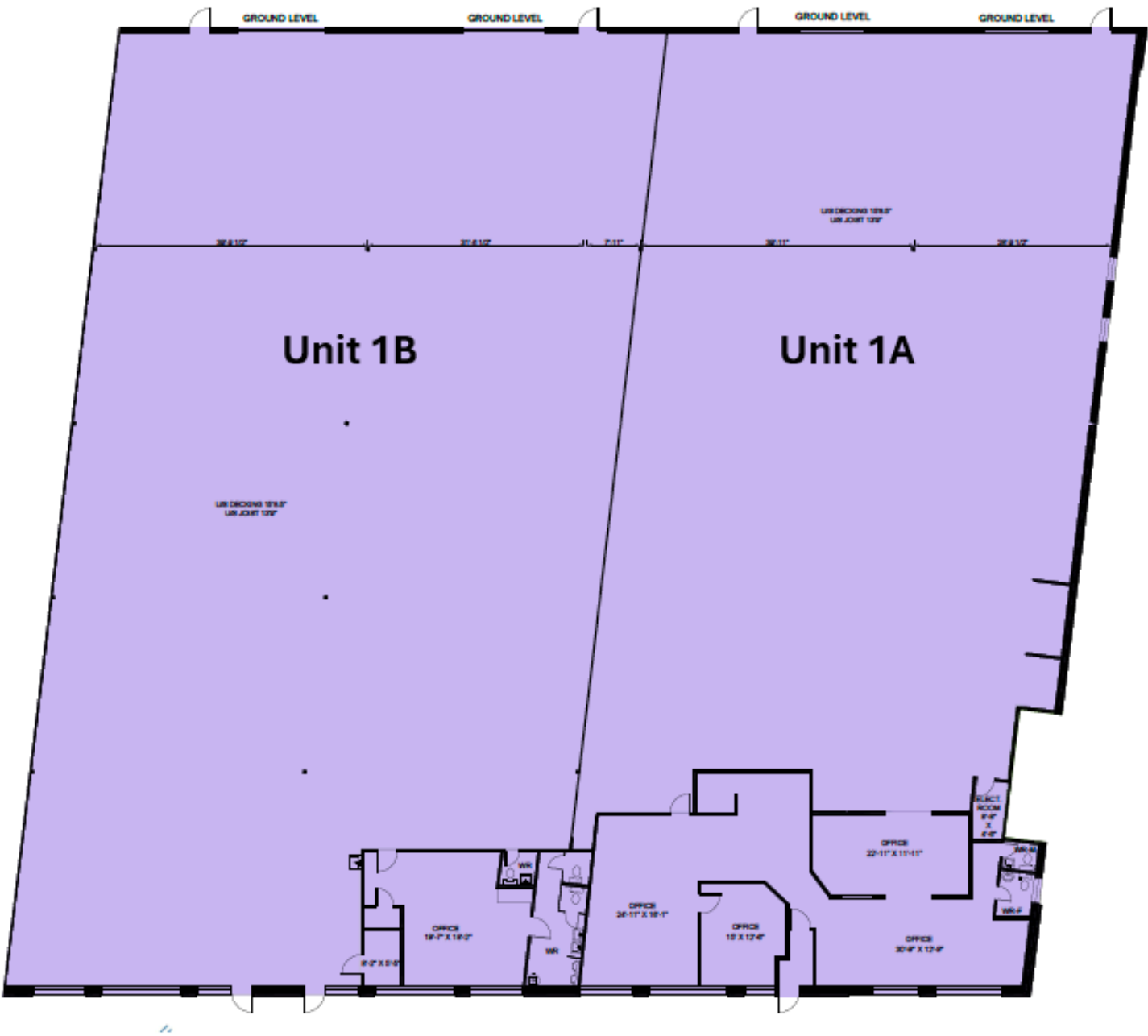
350 Oakdale Road, North York, ON

Unit 1B



Floor Plan

For Lease
350 Oakdale Road, North York, ON



Floor plan and square footage are approximate and will be updated once interior demising is completed.

Property Location

For Lease

350 Oakdale Road, North York, ON



Amenities within 5KM



397

Restaurants



1,008

Retail



54

Gas Stations



42

Banks



18

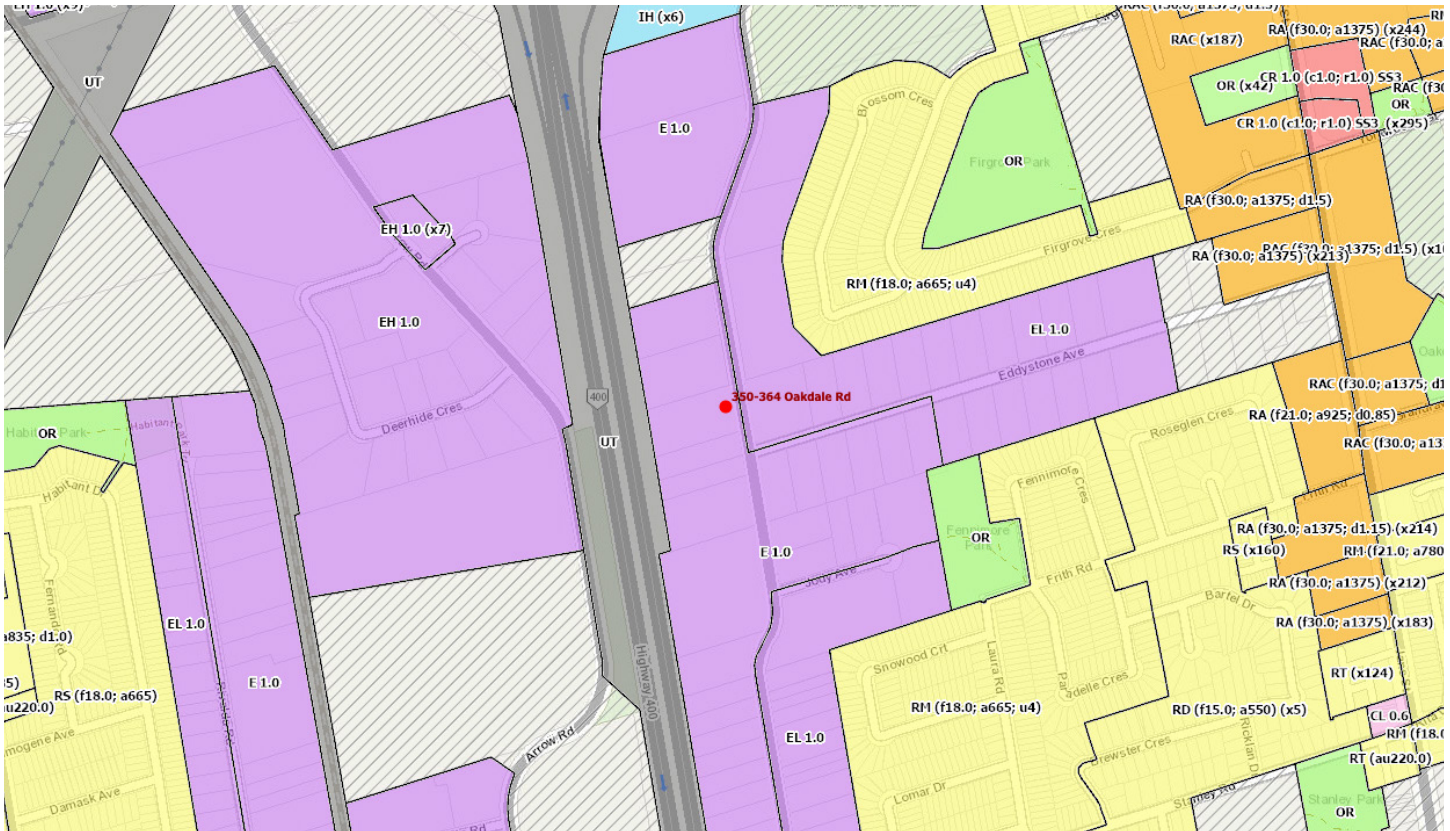
Fitness Centres

- | | | | |
|---|--|---|---|
| <p>1 Tim Hortons
Starbucks
Mary Brown's Chicken
Sunset Grill
Mucho Burrito
Wendy's
Osmow's
Hasty Market
Pet Valu
Pizzaiolo</p> <p>2 Food Basics
Shoppers Drug Mart
Kumon
TD</p> | <p>3 Subway
Shoppers Drug Mart
TD
Central Food Market
Canada Post
Beer store</p> <p>4 McDonald's
TD
Burrito Boyz
KFC
Harvey's
Copacabana
Brazilian Steak</p> | <p>5 SMARTCENTRES WOODBRIDGE
Circle K
LCBO
Best Buy
Beer Store
Winners
Toys R Us
Sport Chek
Fortinos
Michael's
Canadian Tire
Sleep Country
Chapters</p> <p>6 Ikea
Dave & Buster's
Courtyard by Marriott</p> | <p>7 RIOCAN COLOSSUS CENTRE
Famous Players
Sephora
BMO
Pet Smart
Petro
Hero Burger
Marshalls
Staples
Dollarama
Party City
Scaddabush
Tim Hortons
Earls
Longo's
Homesense
Guess
Costco
Golf Town</p> <p>8 Homewood Suites
Walmart
Monte Carlo Inn
Lowe's</p> |
|---|--|---|---|

Zoning (E1.0)

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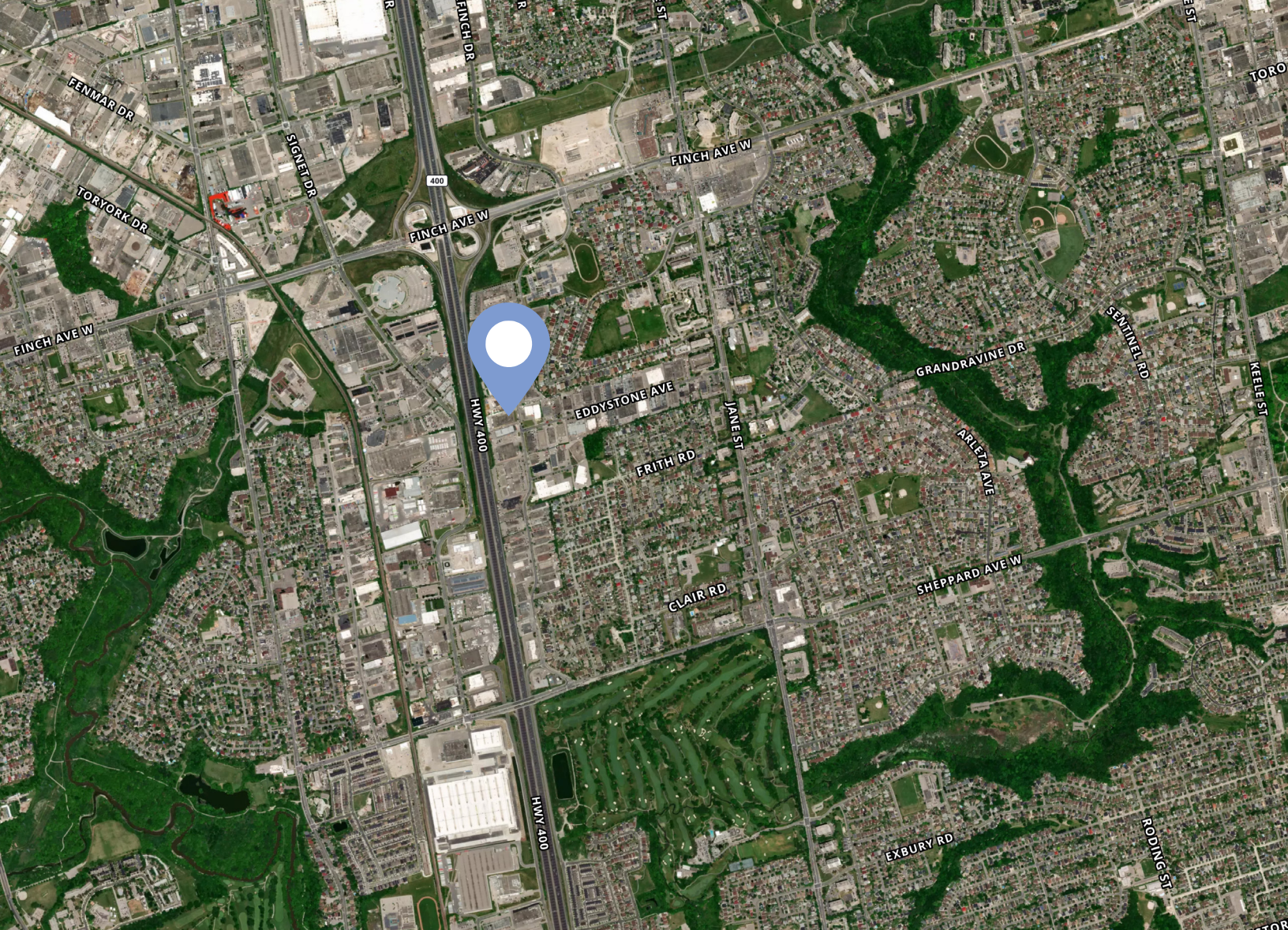
Permitted Uses

Ambulance Depot
Artist Studio
Automated Banking Machine
Bindery
Carpenter's Shop
Cold Storage
Custom Workshop
Dry Cleaning or Laundry Plant
Financial Institution
Fire Hall
Industrial Sales and Service Use
Laboratory
Office
Park
Performing Arts Studio
Police Station
Production Studio
Self-storage Warehouse
Service Shop
Warehouse
Wholesaling Use

Permitted Uses - With Conditions

Apparel and Textile
Manufacturing Use (9)
Beverage Manufacturing Use (9)
Cogeneration Energy (17)
Contractor's Establishment (7)
Crematorium (21)
Eating Establishment (6,14)
Education Use (4)
Food Manufacturing Use (9, 10)
Furniture Manufacturing Use (9)
Metal Products Manufacturing Use (9)
Open Storage (12)

Outdoor Patio (11)
Plastic Product Manufacturing Use (9)
Printing Establishment (8)
Public Utility (16,18)
Recreation Use (1,3)
Renewable Energy (17)
Retail Store (5)
Software Development and Processing (2)
Take-out Eating Establishment (6)
Transportation Use (19)



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Premium HWY 400 exposure

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