

For Lease

23-25 Connie Street
North York, ON



Get more information

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**AVISON
YOUNG**



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Property details

TOTAL AVAILABLE AREA

10,732 sf

INDUSTRIAL AREA

80%

OFFICE AREA

20%

LOT SIZE

0.36 acres

CLEAR HEIGHT

15'

SHIPPING

1 drive-in doors

ZONING

EL 1.0 (x129)

POSSESSION

Immediate

ASKING RENT

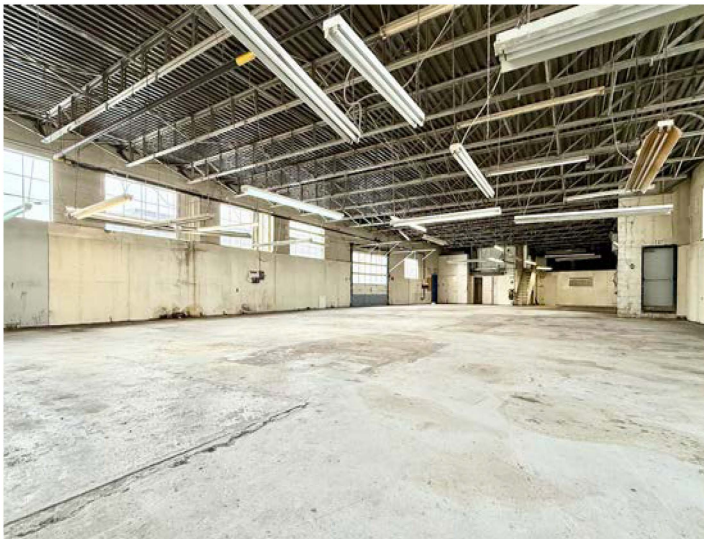
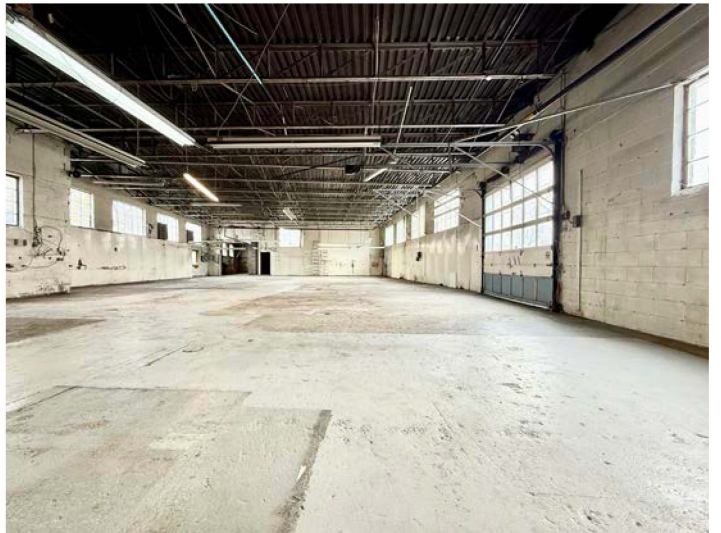
\$12.95 psf net

TM!

\$5.23 (2025)

Features

- Ample parking on site
- Property has two municipal addresses
- Building is capable of being divided into two separate units
- Fully gated yard
- Two-minute drive to Highway 401
- Walking distance to TTC bus stops

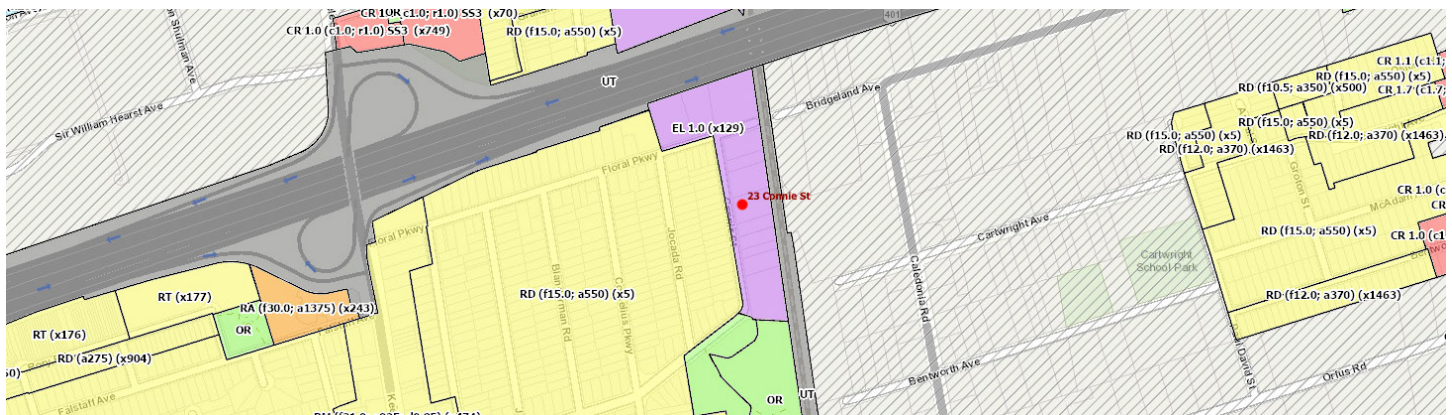


EL 1.0 (x129) - Permitted uses

- 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

EL 1.0 (x129) - 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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TRANSIT & AMENITIES



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