



INDUSTRIAL BUILDING FOR SALE & LEASE

55 Milvan Drive North York, ON

Freestanding Industrial Building with Excess Land
For Sale & Lease

Nick Neila

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Sales Representative
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Tom Clancy

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**AVISON
YOUNG**



55

Milvan Drive
North York, ON

Property details

TOTAL AREA

18,742 SF

ASKING NET RENT

\$15.50 PSF Net

INDUSTRIAL AREA

90%

ADDITIONAL RENT

\$4.99 PSF (2026)

OFFICE AREA

10%

ASKING PRICE

\$7,800,000

LOT SIZE

1.06 acres

TAXES

\$51,247.13 (2026)

CLEAR HEIGHT

14'5"

SHIPPING

1 Drive-in Door
2 Truck Level Doors

PARKING

Outside/Surface

POWER

EH 1.0

POSSESSION

Immediate

Features

- Freestanding industrial facility offering 1,200 Amps power and an efficient layout
- Equipped with two overhead cranes to support manufacturing or fabrication users
- Recently upgraded with new lighting as well as roof and window improvements
- Strategically positioned with excellent access to Highways 400 and 407 ideal for users seeking practical industrial space with dedicated yard storage



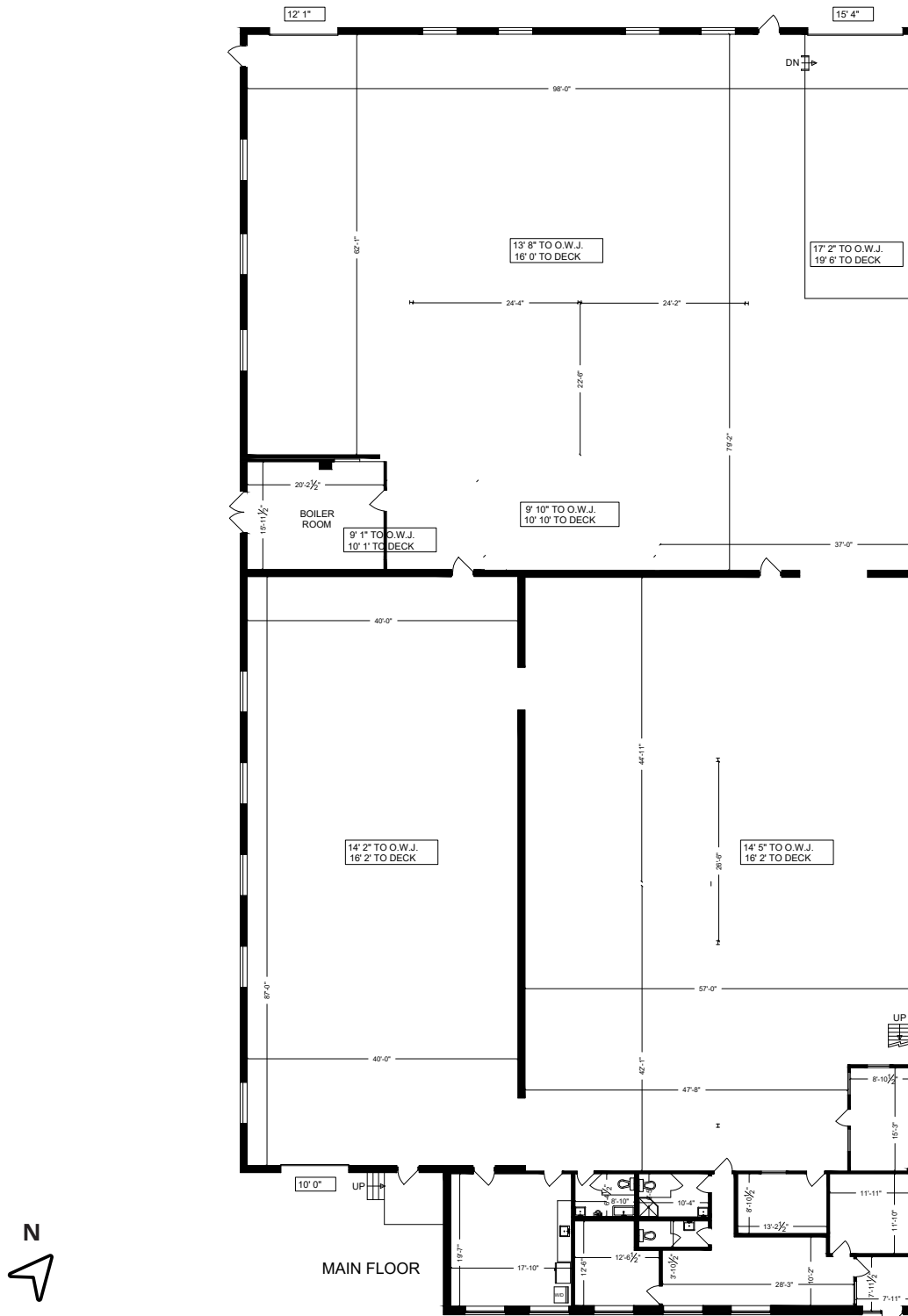
FOR SALE & LEASE

55 Milvan Drive,
North York

Photos



Floor plan



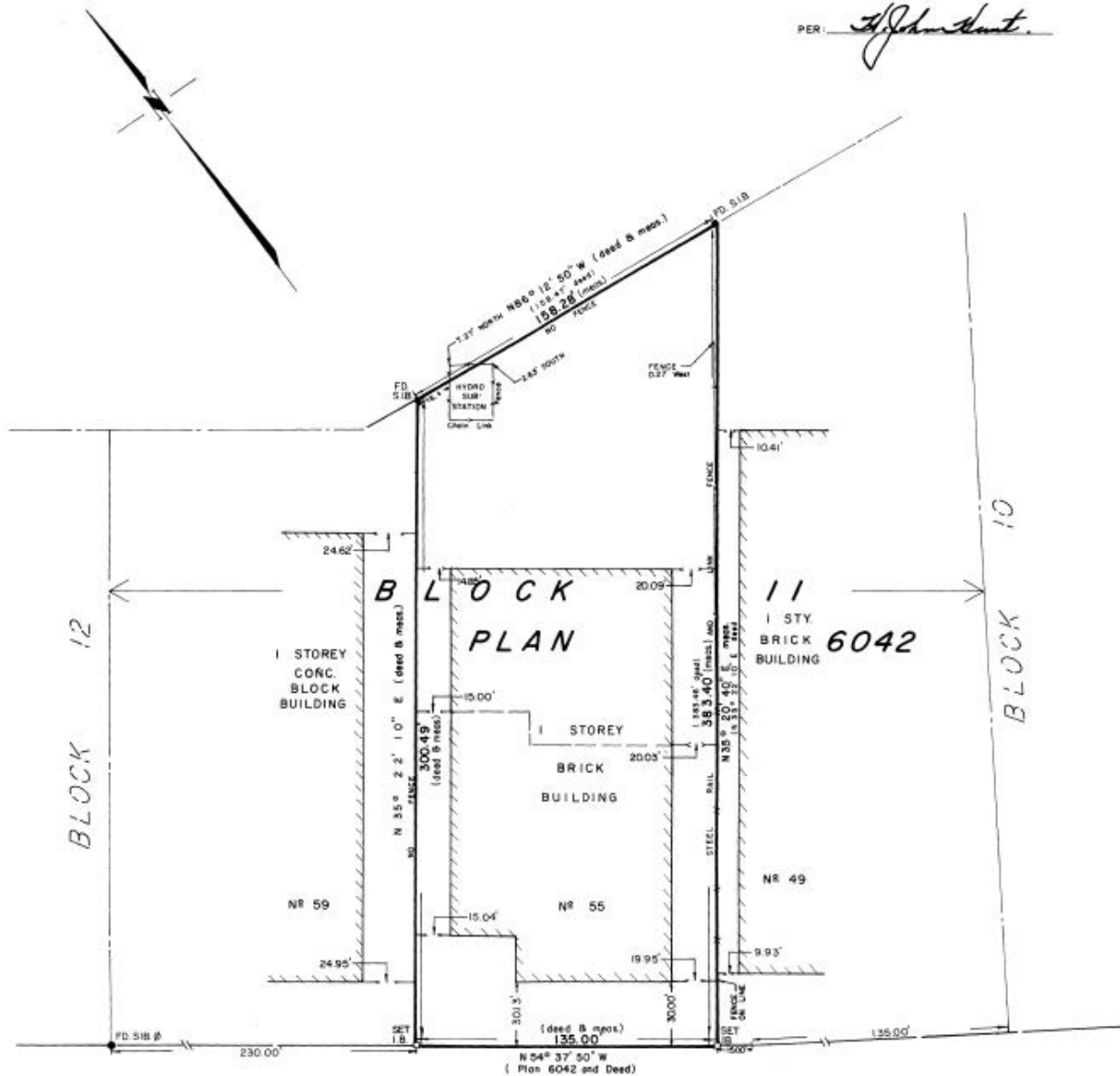
Site Survey

PLAN SHOWING
PART OF BLOCK 11, PLAN 6042
CITY OF NORTH YORK
MUNICIPALITY OF METROPOLITAN TORONTO
SCALE: 1" = 40'

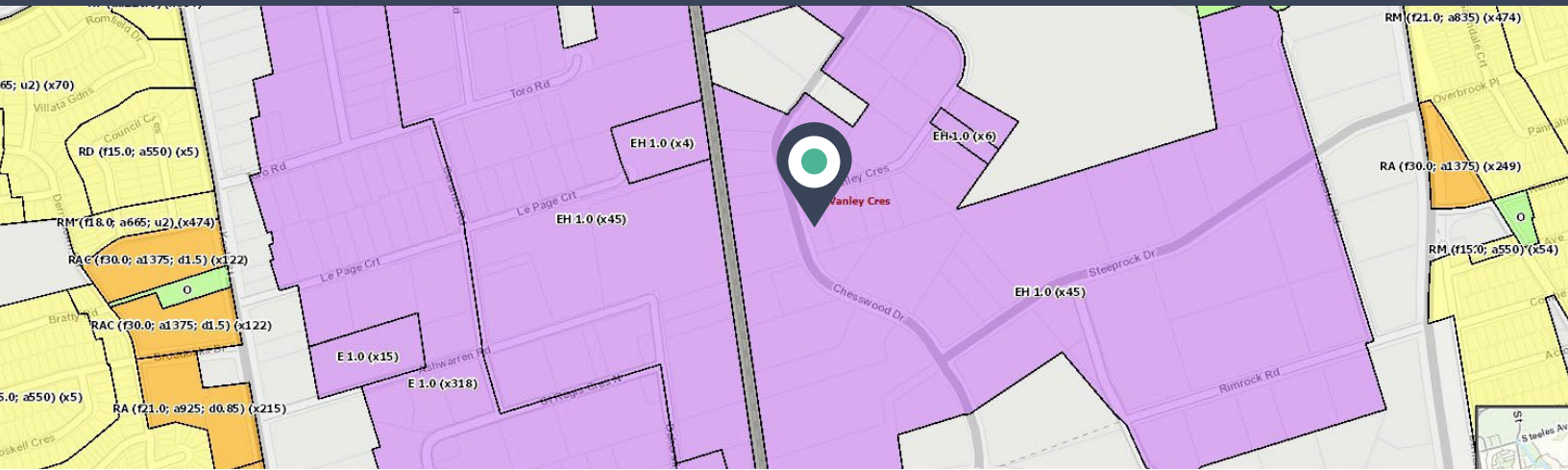
HOLLY'S ANODIZING SERVICE LIMITED
55 MILVAN DRIVE
TORONTO, ONTARIO.

UNWIN, MURPHY & ESTEN LTD.
ONTARIO LAND SURVEYORS
1243 ISLINGTON AVE. TORONTO, ONTARIO.
Tel. 233-2161 DATE: MARCH 5, 1982.

PER: *John Hunt*



MILVAN DRIVE
(CONFIRMED BY BOUNDARIES PLAN BA-828)



Zoning

EH 1.0 - Employment Heavy Industrial Zone

► [Click here for zoning by-law](#)

PERMITTED USES

- Ambulance Depot
- Animal Shelter
- Bindery
- Building Supply Yards
- Carpenter's Shop
- Chemical Materials Storage
- Cold Storage
- Contractor's Establishment
- Custom Workshop
- Dry Cleaning or Laundry Plant
- Fire Hall
- Fuel Storage
- Industrial Sales and Service Use
- Police Station
- Public Utility

- Public Works Yard
- Recovery Facility
- Service Shop
- Shipping Terminal
- Vehicle Depot
- Vehicle Repair Shop
- Warehouse
- Waste Transfer Station
- All Manufacturing Uses Except:
 - Ammunition, Firearms or Fireworks Factory
 - Crude Petroleum Oil or Coal Refinery
 - Explosives Factory
 - Tannery

PERMITTED USES - WITH CONDITIONS

- Cogeneration Energy
- Crematorium
- Marihuana production facility
- Open Storage
- Outside Operations
- Propane Transfer, Handling and Storage Facility
- Renewable Energy
- Transportation Use
- Vehicle Service Shop

BY-LAW EXCEPTION 45

- Prevailing by-laws and prevailing sections
- (A) Schedule 'D' Airport Hazard Map from City of North York zoning by-law 7625

Amentities Map



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**AVISON
YOUNG**

**BEST
MANAGED
COMPANIES**

Platinum member