

**FREESTANDING INDUSTRIAL
FACILITY ON +/- 10 ACRES**

FOR SALE

145 Harry Walker Parkway North, Newmarket



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145 Harry Walker Parkway North, Newmarket

Available Space:

157,915 sq. ft. on +/- 10 acres

Includes 13,368 sq. ft. of office space

Asking Price:

~~\$9,195,000~~ **\$8,695,000**

Taxes:

\$246,000 (2011)

Ceiling Heights:

21'5" to 36'5" clear

Power:

4,000 amp service @ 600 volts

Shipping:

8 truck level doors & 1 interior truck level

2 drive in doors at grade level

Cranes:

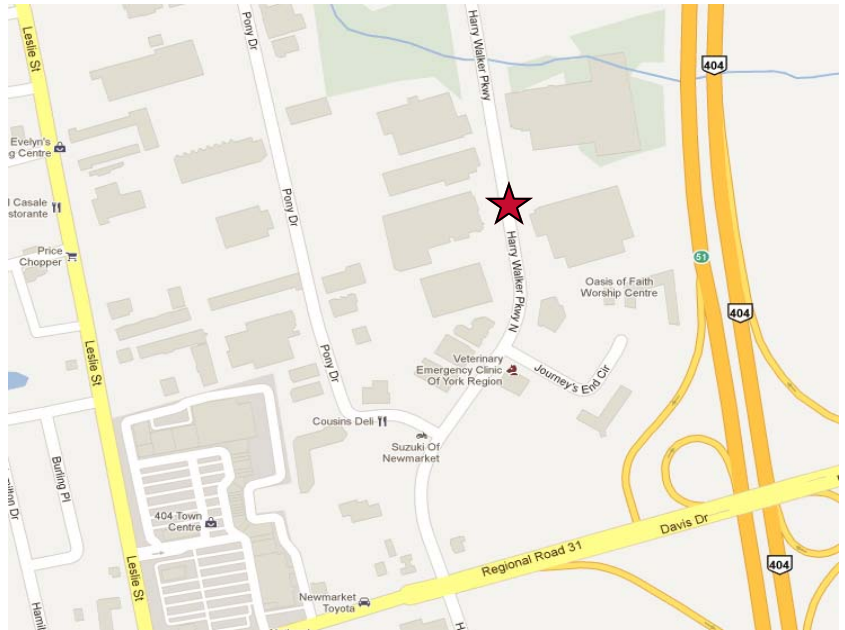
2 x 10 ton - near interior truck level shipping

Zoning:

EH - Heavy Employment

Comments:

- Well maintained industrial building backing on to Highway 404
- Fully fenced shipping area
- Outside storage permitted
- Bonus mezzanine and storage shed not included in square footage
- Building sits on 10 acres
- Building can be expanded
- Additional shipping doors can be added



Aerial View



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Floor Plan

