



CRESA TORONTO INC., Brokerage

Brand New Industrial Warehousing Facility

For Sale

**94 Sharp Road,
Municipality of Brighton**

10,500 SF sitting on 4 Acres



← Location Highlights

1.5 hour east of Toronto

Excellent proximity to Highway 401

More than 47 million people live within 500 kilometres (310 miles) of the Bay of Quinte and more than half of North America's industrial markets are within a day's truck run.

Population 236,000 (Greater Bay of Quinte Region)



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Chris at chris@quintedevelopment.com

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94 Sharp Road, Municipality of Brighton

FOR SALE: Introducing a Brand new 10,500 SF warehouse facility sitting on 4-acres of land with ability for future expansion within Brighton Industrial Park, and close proximity to Ottawa and Toronto. Utilities available to the site but not yet connected to the building. Property was built to accommodate a dairy/food facility, food manufacturing, and food processing, attracting food users to the region, however many uses can be satisfied due to vacant industrial land zoning. Clear span space with two drive-in doors at grade. Property is available immediately.

General Information

Property Type: Industrial

Square Footage: 10,500 sq. ft.

Land Size: 14 acres

Frontage: 499 ft., 5 in

Depth: 390 ft., 8 in

Zoning: A1EP-Industrial

Drive In Doors: 2

Utilities

Water: Municipal

Cooling: None

Heating Type: None

Asking Price: \$4,300,000

Annual Property Taxes: \$4,151

Community Contact

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Quinte Economic Development Commission

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