



FOR LEASE

40 SAMOR ROAD  
NORTH YORK, ONTARIO



# 40 SAMOR ROAD NORTH YORK

## PROPERTY DETAILS

Unit Size	28,000 SF
Zoning	MC (H)
Ceiling Height	20' clear
Shipping	1 truck level door
Power	600A/120V
Net Rent	\$18.25 psf
TMI	\$4.00 psf

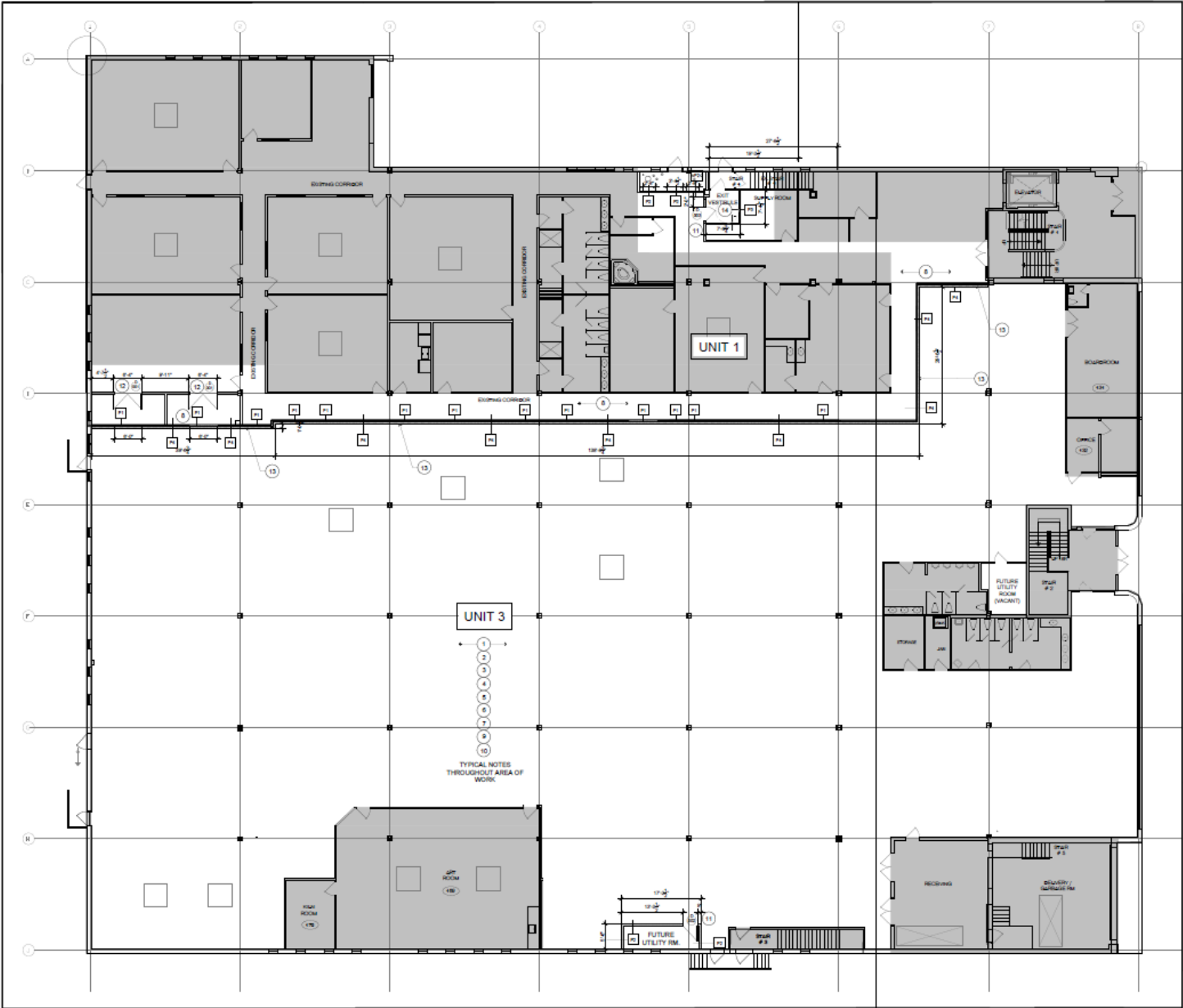
## PROPERTY HIGHLIGHTS

- Part of a freestanding building
- Great location off Dufferin Street
- Fully air-conditioned space
- Potential for 2<sup>nd</sup> TL door to be added
- Close proximity to Highways 401, Allen Road and steps to public transit



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## FLOOR PLAN

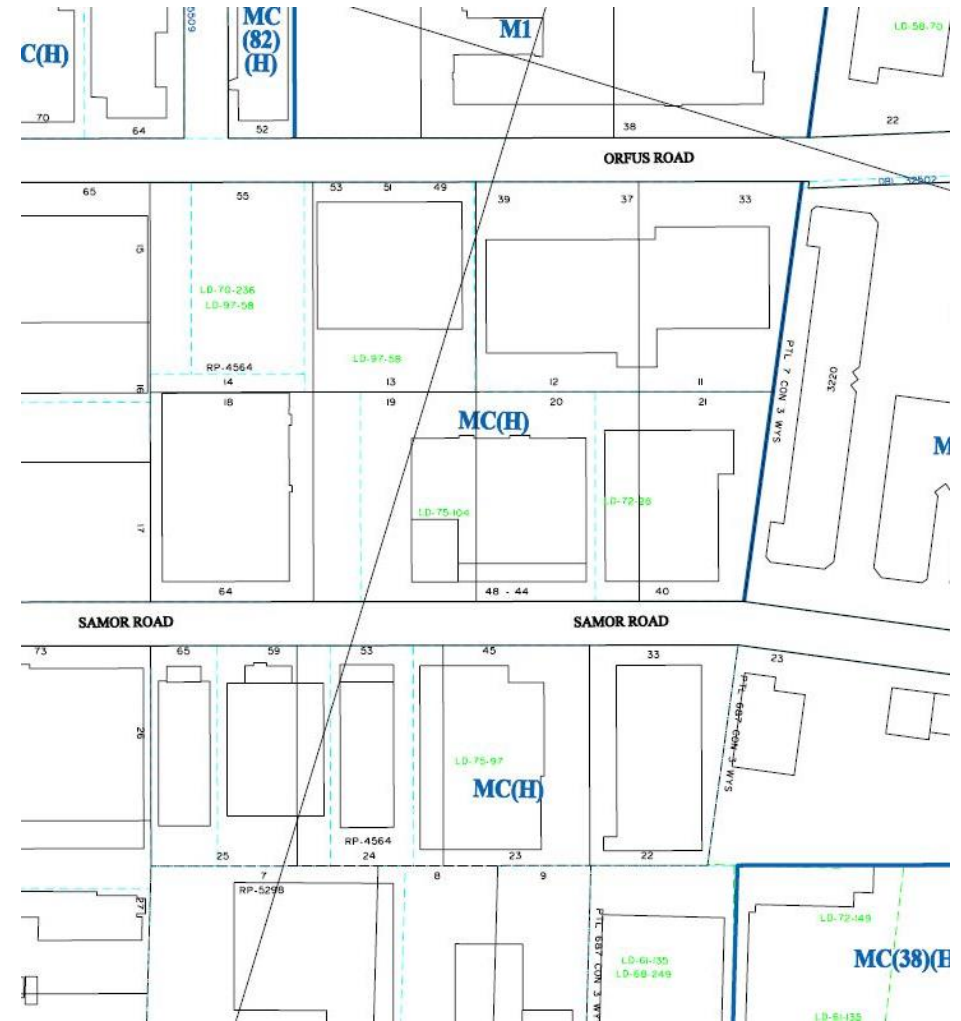


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## MC(h)

### Permitted Uses:

- Adult education school
- Artist studio
- Banquet hall
- Car rental agency
- Car washing establishment
- Cinema
- Club
- College
- Commercial gallery
- Commercial recreation
- Commercial school
- Communications and broadcasting
- Community centre
- Contractor's establishment
- Custom workshop
- Day nursery
- Financial institution
- Fitness centre
- Funeral establishment
- Gasoline station
- Golf course
- Health science research laboratory
- Hotel
- Industrial sales and service
- Information processing
- Manufacturing
- Motor vehicle body repair shop
- Motor vehicle dealership
- Museum
- Office uses
- Park
- Parking lot
- Personal service shop
- Pinball and video games arcade
- Place of worship
- Public library
- Public self storage warehouse
- Research laboratory
- Restaurant
- Retail store;
- Secondary school
- Service shop
- Service station
- Showroom
- Theatre
- Transportation terminal
- Warehouse
- Veterinary clinic





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