

FOR SALE

WHITNEY
Commercial Real Estate Services

774312 HIGHWAY 10, FLESHERTON



COMMERCIAL / INDUSTRIAL DEVELOPMENT LAND

82.91 acre commercial / industrial development site with an existing self-storage facility. The property features 107 self-storage units across 6 buildings totaling 12,189 SF, with an approximate gross income of \$164,012.81 and has the potential for different types of development with Highway & Service Commercial zoning in place.

The property is situated right off Highway 10, about 48km to Collingwood, 58km to Orangeville and 98km to Brampton.

Due Diligence materials are available upon an execution of a Confidentiality Agreement.

BUILDING AREA | 12,189 SF

LAND AREA | 82.91 Acres

ASKING PRICE | \$4,999,900

TAXES | \$3,755.96 (2024)

ZONING | C-2 & D



[Click here to see the Confidentiality Agreement.](#)



Highway
Access



Prime
Location



Industrial
Development
Site



107 Self Storage
Units

PERMITTED USES

(Complete list available upon request)

- Automotive Detailing and Repair Operation
- Biotechnical Establishment
- Building Material and Supply Establishment
- Bulk Fuel and Oil Storage Establishment
- Commercial Vehicle Wash Facility
- Craftsperson Shop
- Day Care Facility
- Drive Through Facility
- Fitness Centre
- Garden Centre, Nursery and/or Landscape Supply
- Manufacturing and Warehousing



BRAMPTON	98KM
WATERLOO.....	107KM
MISSISSAUGA	119KM
TORONTO	142KM



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