



BLUETICK REALTY INC. BROKERAGE

FOR LEASE

OFFICE

MLS# E13824876

1160 Birchmount Road 2B-2C, Toronto, ON M1P 2B9

Wexford-Maryvale, Toronto · M1P 2B9

C\$ 16/mo

0	0	3,886	—	—	For Lease
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Approx. 3,886 sq ft of office space at 1160 Birchmount Rd, Units 2B-2C, in a well-maintained industrial building near Birchmount and Lawrence. Excellent access to Hwy 401 and 404 and public transit. Suits professional, administrative or training uses and can be combined with adjacent industrial space in the building. \$16.00/sq ft net plus TMI (\$5.00). Tenants to conduct their own due diligence on permitted uses.

PROPERTY DETAILS

PROPERTY TYPE	Office
LISTING STATUS	For Lease
PROPERTY TYPE	Office
ANNUAL TAX	\$5
POSTAL CODE	M1P 2B9
NEIGHBOURHOOD	Wexford-Maryvale

GALLERY



LISTING AGENT

Pavel Shaganenko

BLUETICK REALTY INC.

Email: pshaganenko@gmail.com

Prepared for you on October 24, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.