



FOR SALE

INDUSTRIAL

MLS# W13137534

11 Goodmark Place 4, Toronto, ON M9W 6R9

West Humber-Clairville, Toronto · M9W 6R9

C\$ 2,900,000

0	2	5,800	—	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

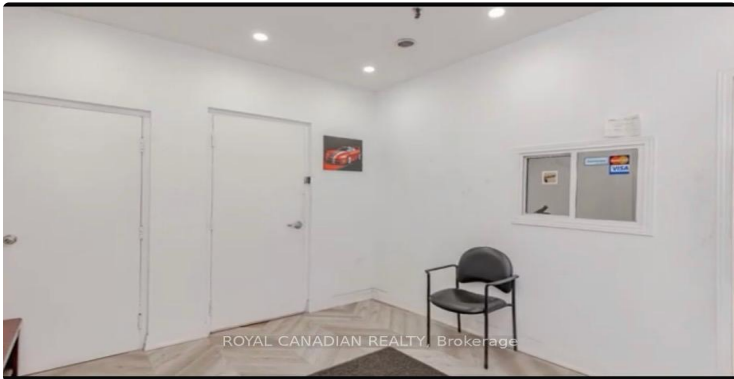
ABOUT THIS PROPERTY

Strategically located industrial condominium unit in Etobicoke, near Steeles Avenue and Highway 27, comprising approximately 5,800 sq. ft. The unit is part of a professionally managed industrial condominium complex and was previously operated as a truck and automotive body shop, a use that is increasingly limited within comparable industrial condominium inventory. The premises include office space, feature an 18-foot clear ceiling height, and are serviced by two (2) drive-in shipping doors. Ground-floor office improvements were completed within the past 1-4 years. The property is equipped with rooftop HVAC units, a wet sprinkler system, and a 600V /200-amp electrical service. The unit benefits from fourteen (14) surface parking spaces within the complex. It also offers excellent connectivity to Highways 427, 407, and 27, with convenient access to surrounding employment nodes and service amenities. The property is zoned E1 - Employment Industrial, which permits a wide range of industrial and employment uses, including vehicle-related operations, subject to the applicable City of Toronto zoning by-laws.

PROPERTY DETAILS

PROPERTY TYPE	Industrial
LISTING STATUS	For Sale
PROPERTY TYPE	Industrial
ANNUAL TAX	\$15,531
POSTAL CODE	M9W 6R9
NEIGHBOURHOOD	West Humber-Clairville

GALLERY



LISTING AGENT

Pavel Shaganenko

ROYAL CANADIAN REALTY

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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.