



FOR LEASE

OFFICE

MLS# W13628820

600 Dixon Road 227, Toronto, ON M9W 1J1

West Humber-Clairville, Toronto · M9W 1J1

C\$ 1,475/mo

0	0	667	—	New	For Lease
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Establish your business in a premium, brand new office space at Regal Plaza, one of Etobicoke's fastest-growing commercial hubs. Strategically located at 600 Dixon Rd with immediate access to Highways 401, 409, 427 & 27, and just minutes from Toronto Pearson Airport and the Toronto Congress Centre, offering unmatched accessibility for both clients and staff. Approx. 667 sq. ft. second-floor unit featuring a bright and efficient layout, ideal for creating a professional office or service-based workspace tailored to your business needs. Delivered in shell condition with HVAC, electrical rough-ins, and plumbing provisions, allowing full customization. Suitable for a wide range of permitted uses including professional offices, consulting, medical-related, and service-based businesses (subject to approvals). Located within a modern commercial complex with retail at ground level, professional offices above, and ample visitor parking. Option to lease together with adjacent Unit 226 for a combined total of approx. 1,407 sq. ft., ideal for expanding businesses or teams requiring additional space. A strong opportunity for professionals seeking a clean, modern, and well-connected workspace in a high-growth commercial corridor.

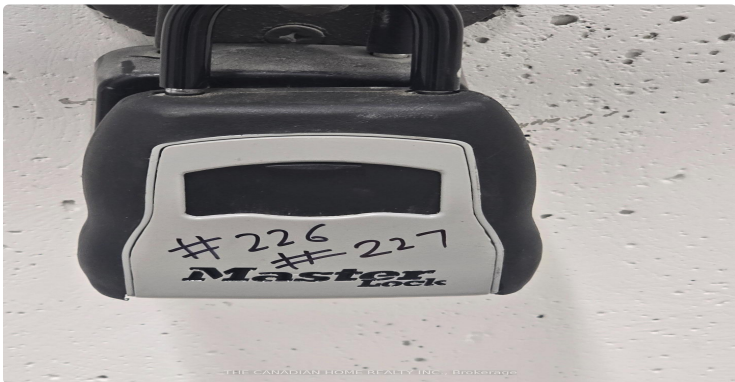
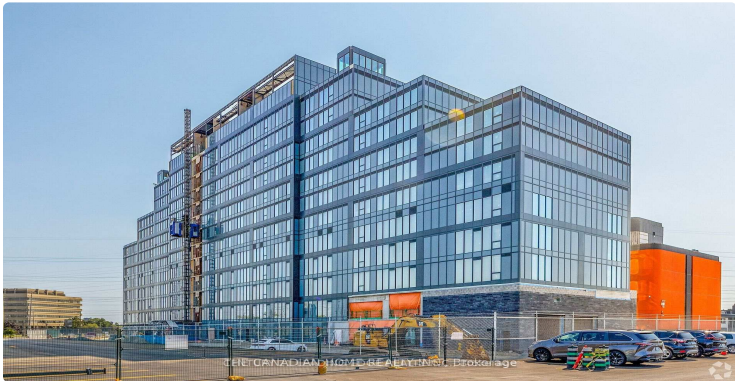
FEATURES

✓ New Build

PROPERTY DETAILS

PROPERTY TYPE	Office
LISTING STATUS	For Lease
PROPERTY TYPE	Office
AGE	New years
POSTAL CODE	M9W 1J1
NEIGHBOURHOOD	West Humber-Clairville

GALLERY





LISTING AGENT

Pavel Shaganenko

THE CANADIAN HOME 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.