

# Industrial

- 3375 North Service Rd, Burlington, Ontario L7N 3G2



**STRATEGIC LOCATION**  
with **QEW EXPOSURE**

3375 NORTH SERVICE ROAD  
BURLINGTON, ONTARIO

**EXPOSURE**

- Separate Potential Facing QEW

**OFFICE AREA**

- Flexible Designs
- Flexible Layouts

**WAREHOUSING • LIGHT MANUFACTURING**

- 10m clear height, 1000 sq ft minimum to 400 sq ft multiples

**CEILING HEIGHT**

- Warehouse 10'
- Office 9'

**ELECTRICAL SERVICE**

- Standard 600 V / 100 amp • 15 KVA Transformer
- Other Configurations Available

**HEAT**

- Warehouse - efficient gas fired unit heaters
- Office - central air conditioning equipment

**TRUCK LEVEL • DRIVE IN DOOR**

- Truck Level Doors 9' x 10'
- Drive In Doors 16' x 16'

**SPRINKLER SYSTEM**

- Fully Sprinklered

**PARKING**

- Single, Double and Visitor Parking

**ZONING**

• Suitable for a wide range of manufacturing, warehousing, and commercial business uses

**LEASING INQUIRIES**  
(905) 649-1360

## Basic Details

Property Type:	<b>Industrial</b>
Listing Type:	<b>For Lease</b>
Listing ID:	<b>W9360195</b>
Price:	<b>\$16</b>
Year Built:	<b>0</b>
Lot Area:	<b>0 Sqft</b>

## Address

Country:	<b>CA</b>
Province:	<b>Ontario</b>
City:	<b>Burlington</b>
Postal Code:	<b>L7N 3G2</b>
Street:	<b>North Service</b>
Street Number:	<b>3375</b>
Street Suffix:	<b>Rd</b>
Floor Number:	<b>0</b>
Longitude:	<b>W80° 12' 27.7"</b>
Latitude:	<b>N43° 21' 47.7"</b>

## Features

✓ Heating System:	<b>Gas Forced Air Open</b>
✓ Elevator:	<b>None</b>

## Agent Info



Parveen Arora

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