

FOR SALE

50 BRAMWIN COURT BRAMPTON, ON

NEWLY CONSTRUCTED TRANSPORTATION TERMINAL



For further information
contact:

Robert Gallagher
Sales Representative
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Commercial Division

1279 Matheson Blvd. E.
Mississauga, ON L4W 1R1

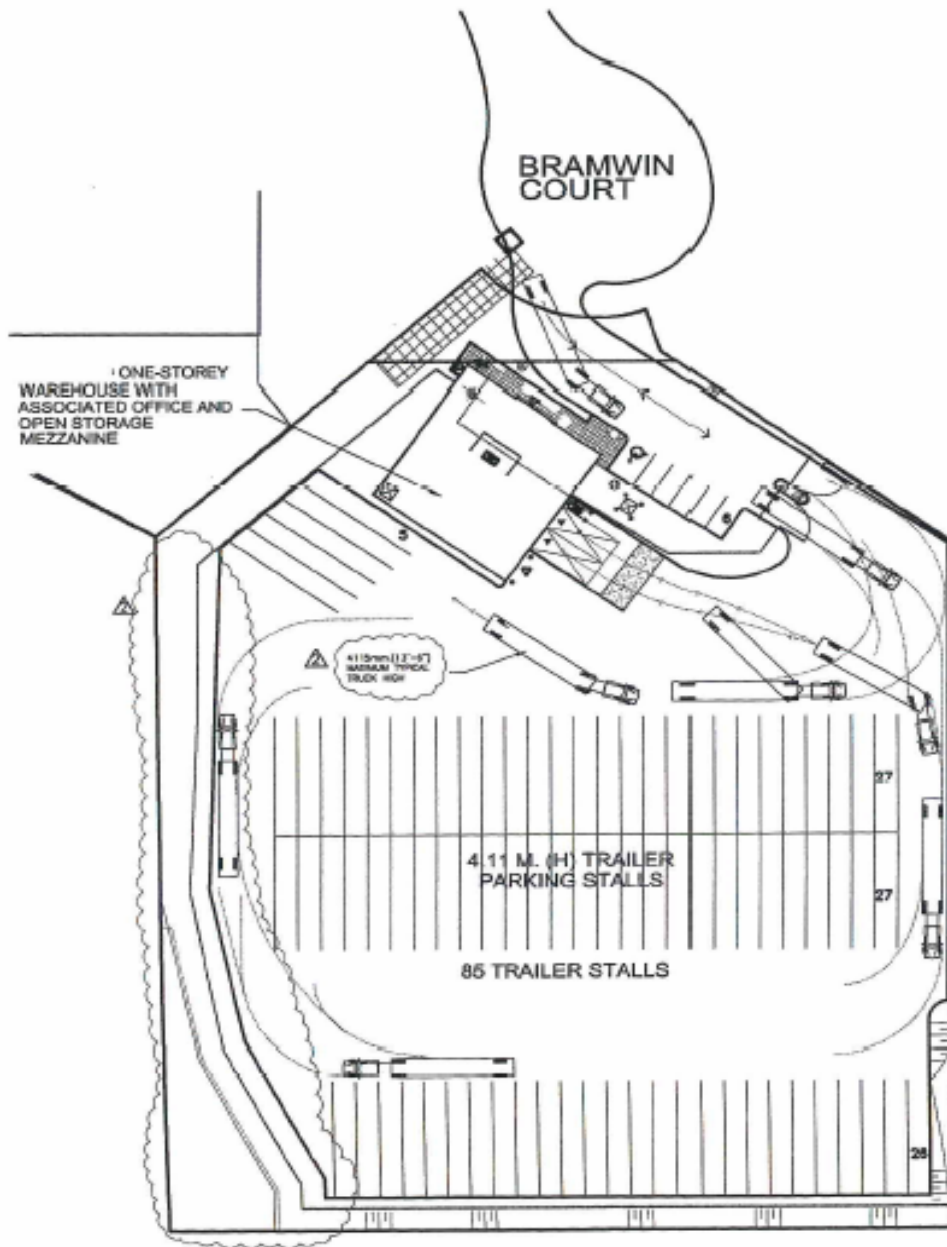
• Ph: (905) 624-4455

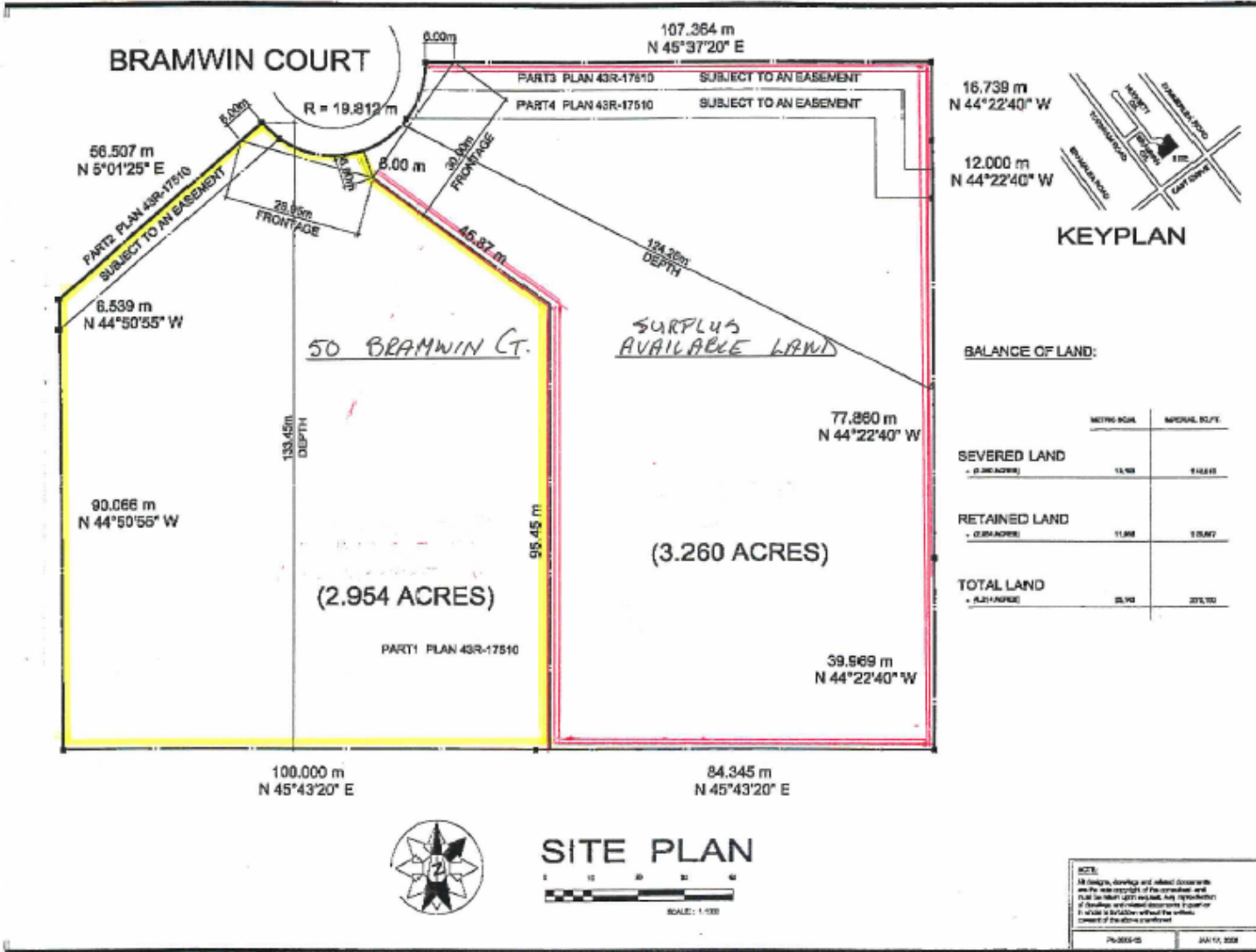
• Fax: (905) 624-4458

Web: www.hectare.com

Location:	50 Bramwin Court, Brampton, ON
Total Size:	5,000 sq. ft. plus 1,500 sq. ft. concrete mezzanine
Office:	1,500 sq. ft.
Lot Size:	2.95 Acres
Zoning:	M3A (allows outside storage)
Shipping:	2 truck – level doors, 1 drive-in door
Heating:	Gas forced air open
Power:	200 amps, 600 volts
Clear Height:	24' clear
Sprinklers:	Yes
Asking Price:	\$3,975,000.00 Reduced Price \$3,825,000.00
Taxes:	TBA
Possession:	60 Days
Features:	<ul style="list-style-type: none">* Newly constructed transportation terminal in prime Brampton location* Built by Belrock Construction in 2008* Property is fully paved, fenced & well lit* Excellent highway access* Parking for 85 trailer spots* Extra land available (3.26 acres)* Total site available 6.21 acres

SITE PLAN





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"Paved Yard"



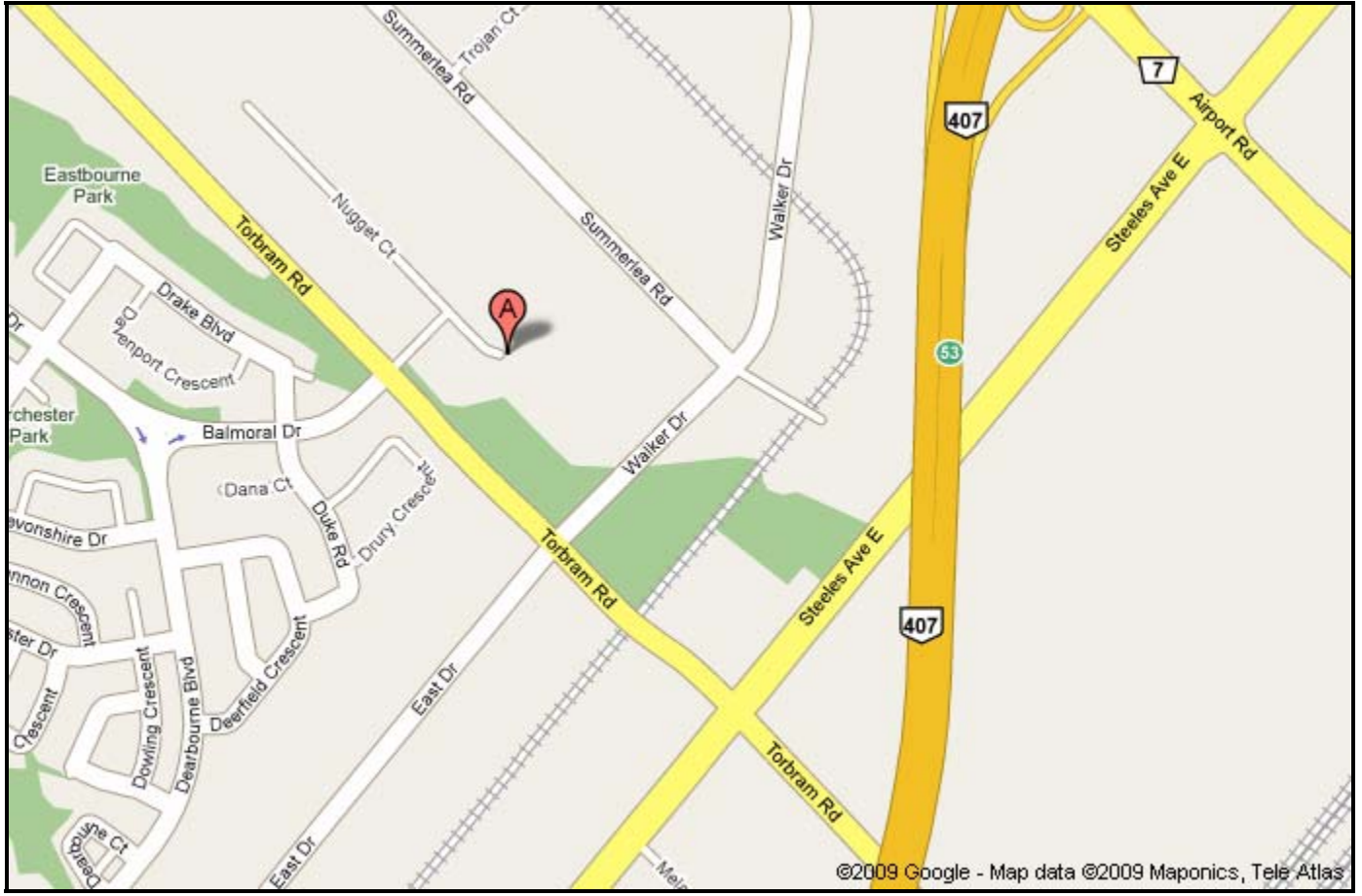
"Shipping"



"Boardroom"



50 Bramwin Court, Macro Map



50 Bramwin Court, Micro Map

