

# For Lease

49 Truman Road  
Barrie, ON



## Property Details

The commercial property located at 49 Truman Rd in Barrie is a modern and well-maintained building. This property offers ample space for various commercial uses and is suitable for a range of businesses.

Inside, the property offers a flexible layout that can be customized to meet the specific needs of different businesses. The space is well-suited for retail, industrial office, or service-oriented operations. It includes open-concept areas that can be partitioned to create private offices or meeting rooms as required. The layout allows for efficient workflow and promotes collaboration among employees.

The property is equipped with modern amenities and infrastructure, including high-speed internet connectivity and advanced security systems. The HVAC system ensures a comfortable environment throughout the year, while the electrical setup can support various types of equipment.

Located in an easily accessible area, 49 Truman Rd benefits from its proximity to major transportation routes, such as highways and public transportation.

Surrounding the commercial property are various amenities, including restaurants, shops, and other businesses. This creates a vibrant and dynamic environment for employees and customers alike.

In summary, the commercial property at 49 Truman Rd in Barrie provides an excellent opportunity for businesses looking for a modern and versatile space. With its prime location, attractive design, and convenient amenities, this property is well-positioned to accommodate various commercial ventures.

	INDUSTRIAL OFFICE UNIT 0-1	INDUSTRIAL OFFICE UNIT 0-2	INDUSTRIAL OFFICE UNIT 0-3	LAND
Location	Truman Road & Huronia Road			
Available Area:	11,000 SF	4,280 SF	2,150 SF	1 acre
Asking Gross Rent :	\$14.00 PSF	\$14.00 PSF	\$14.00 PSF	\$4000 per acre
Possession Date:	Immediately	Immediately	Immediately	Immediately

234,013  
Current Population

92.4%  
Employment Rate

39.2  
Median Age

\$116,437  
Average Household Income





**INDUSTRIAL OFFICE UNIT 0-1**  
Interior



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**INDUSTRIAL OFFICE UNIT 0-1**  
Interior



**BUILDING**  
Outside parking lot





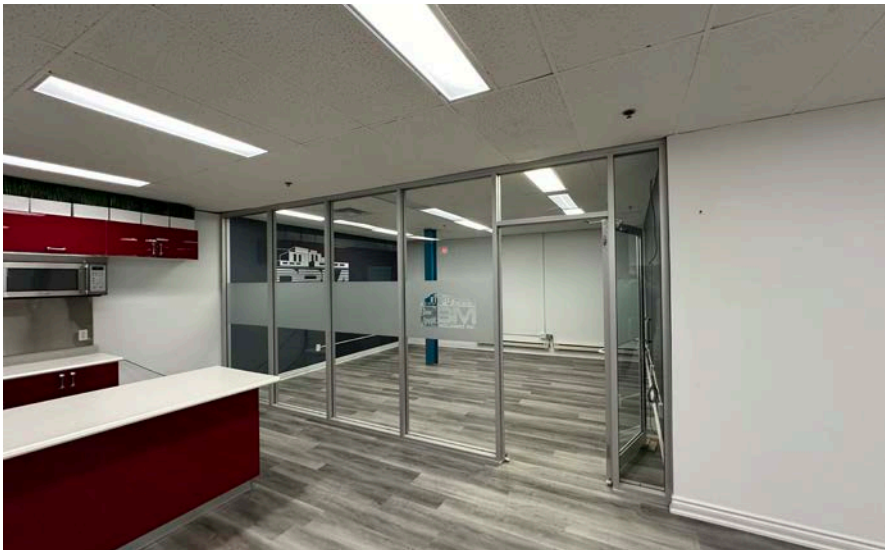
**INDUSTRIAL OFFICE UNIT 0-3**  
Interior



**INDUSTRIAL OFFICE UNIT 0-3**  
Interior



**INDUSTRIAL OFFICE UNIT 0-3**  
Interior



**INDUSTRIAL OFFICE UNIT 0-3**  
Interior



**INDUSTRIAL OFFICE UNIT 0-3**  
Interior



**INDUSTRIAL OFFICE UNIT 0-3**  
Interior

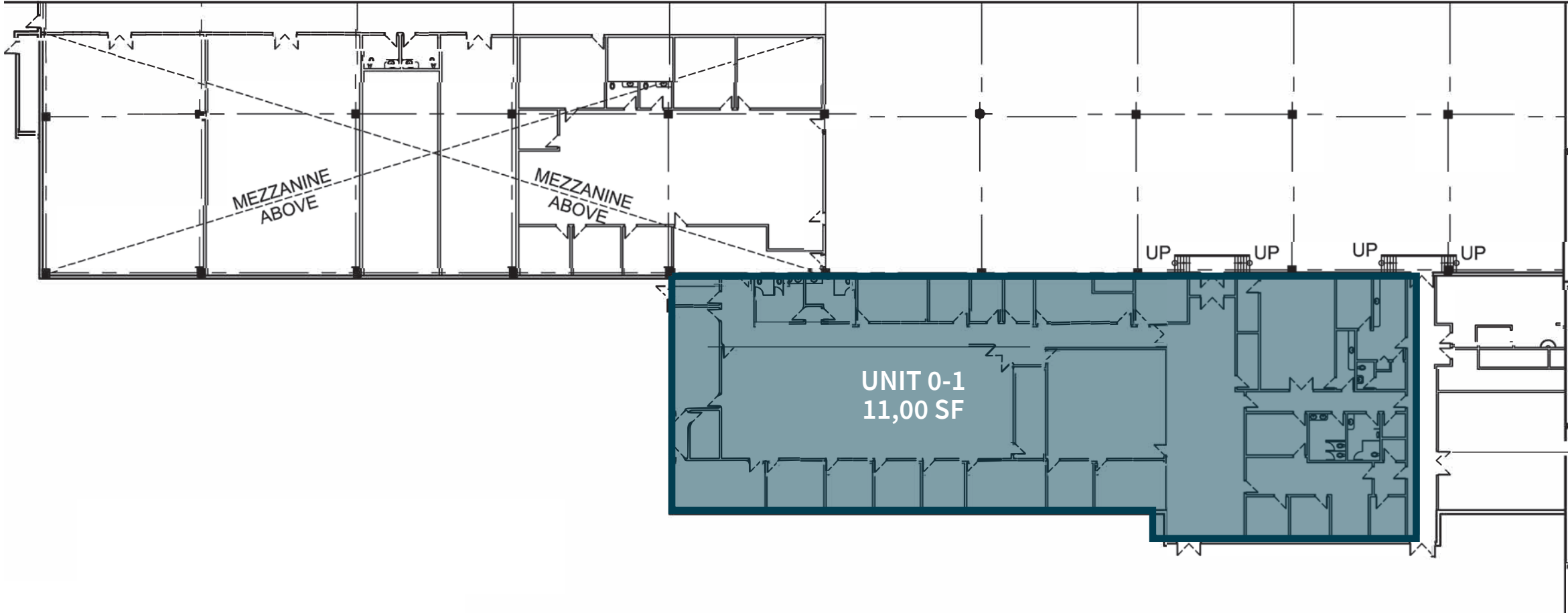




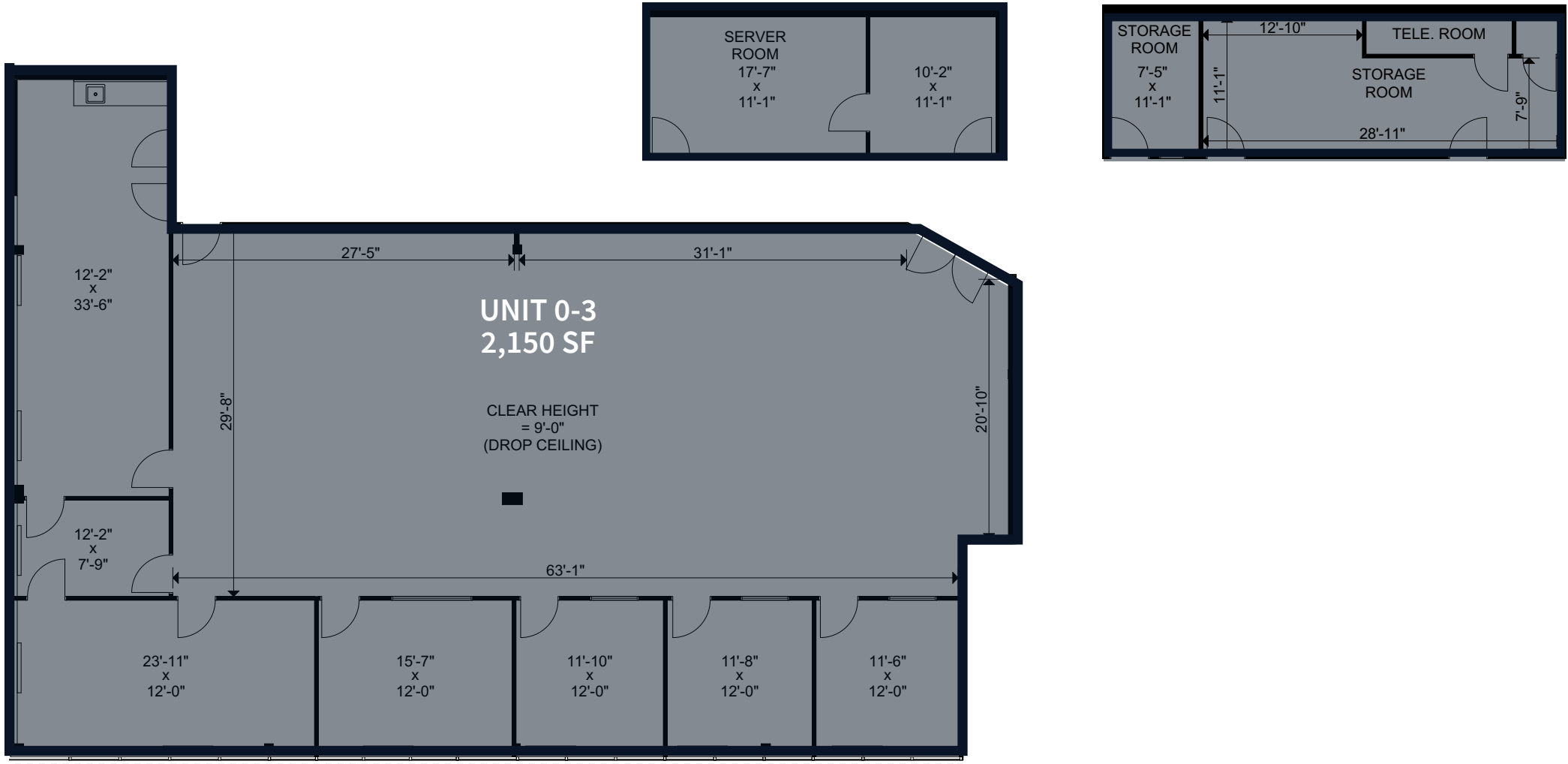
**LAND**  
Parking Lot / Storage



Floor Plan - Industrial Offices

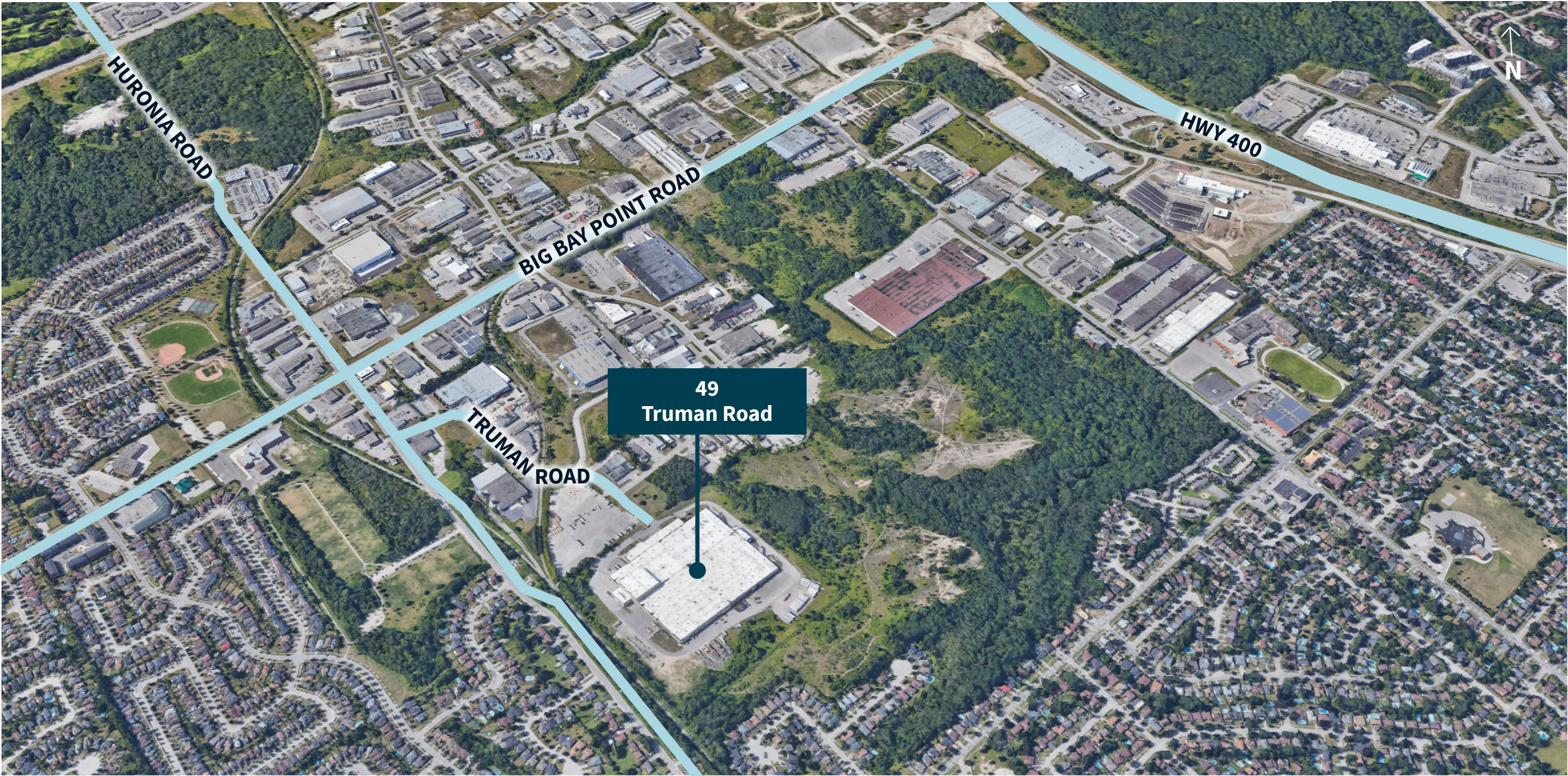


Floor Plan - Industrial Offices





Location Map







**JLL**

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