

For Lease

90 Welham Road Barrie, ON



Property Details

Excellent industrial crane facility available for Lease in South Barrie. This property is ideal for manufacturing uses and offers column-free spans and 3 - 5 tonne cranes. There is a functional yard that allows for outside storage and access to the shipping areas. Located close to Park Place shopping centre, there is no shortage of amenities located nearby.

It is situated within a prominent business district, offering excellent visibility and exposure to both vehicular and pedestrian traffic.

The property consists of a single-story structure with ample parking space surrounding it. It features a spacious and open layout, allowing for flexible configuration to accommodate various business needs.

With a total area of 35,000 square feet, the property provides ample space for a range of commercial activities. The layout includes a reception area, multiple private offices, conference rooms, and open workspaces. Additionally, there are well-appointed restroom facilities and convenient storage areas.

The property's location offers excellent connectivity, being easily accessible from major transportation routes, including highways and main roads. It is surrounded by a diverse range of businesses, including retail stores, restaurants, and professional services, making it an ideal location for a wide variety of businesses.

234,013
Current Population

92.4% Employment Rate

39.2
Median Age

\$116,437
Average Household Income

Location Welham Rd & Big Bay Point Rd

Available Area: 35,000 SF

Office Area: 13%

Warehouse Area: 77%

Asking Net Rent: \$11.95 PSF

T.M.I. (2024): \$4.00 PSF

Possession Date: Immediate

Zoning: GI - General Inustrial

Clear Height: 23 FT

Power: 800 amps

Shipping: 3 Drive In and 3 Dock Level







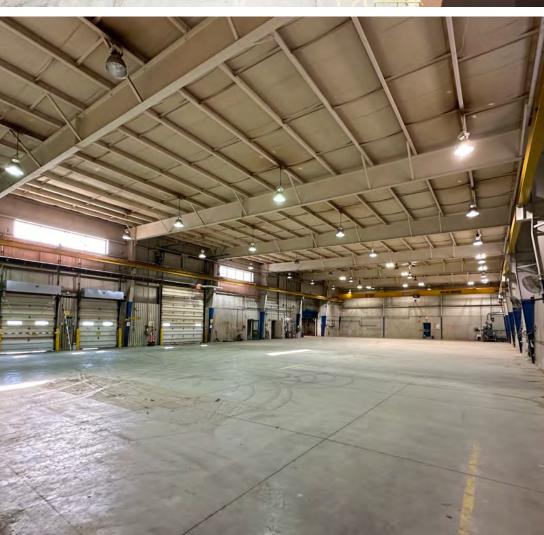




Property Video









Location Map

90 Welham Rd







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