



For Sale

Thickson Road and Conlin Road,
Whitby

Property Overview

Location

Whitby is strategically located in the Greater Toronto Area (GTA), providing businesses with excellent connectivity and access to a vast customer base. It is situated within a short distance of major highways such as Highways 401, 407, and 412, facilitating easy access to major transportation networks, including highways, railways, and an international airport.

Being close to Toronto, Whitby provides businesses with access to a large urban market and a diverse consumer base. It offers businesses the advantage of being near the economic hub of Canada with access to a highly skilled labour force, numerous networking opportunities, and various business support services.

Economic Stability

Whitby has a robust and stable economy with a diverse range of industries, including manufacturing, healthcare, technology, and professional services. This diversification helps businesses benefit from multiple sectors and reduces dependence on a single industry.

Business-Friendly Environment

Whitby has a pro-business environment, offering a range of incentives, tax relief programs, and economic development initiatives to attract and support businesses. The local government is committed to fostering economic growth, creating job opportunities, and encouraging entrepreneurship.

The region is home to a highly educated and skilled workforce. Whitby is in close proximity to several renowned universities and colleges, ensuring a steady supply of young talent. This educated workforce supports businesses in maintaining a competitive edge and driving innovation.



Whitby Industrial

Whitby itself boasts a strong industrial presence, with a variety of sectors represented. The most prominent industries include manufacturing, warehousing and distribution, logistics, and automotive. Many well-known companies have chosen Whitby as their base of operations or have established large facilities in the area.

The industrial market in Whitby offers a mix of large industrial parks and smaller industrial areas. These areas provide a range of property options, including industrial buildings, warehouses, distribution centers, and flex spaces. The availability of different property types allows businesses to find the right space for their specific needs.

The demand for industrial space in Whitby has remained robust, driven by factors such as the region's economic growth, population expansion, and the rise of e-commerce. This has led to new development projects and the revitalization of existing industrial properties.

Property Details



31.898 Acreage
1,389,490 sq. ft.



Whitby, ON
GTA East



Agriculture



Immediate Availability



SE corner of Thickson Road
and Conlin Road



Highway 407 Exposure

Demographics

138,500

Current Population

39.5

Median Age

87.7%

Employment Rate

\$123,000

Average Household Income



ASKING PRICE: \$1,200,000.00





Drive Times



2 KM | 2 MIN



5 KM | 9 MIN



8 KM | 11 MIN

**MAX SMIRNIS***

Executive Vice President

+1 647 728 0458

max.smirnis@jll.com**ANDY SUHR***

Vice President

+1 647 728 0482

andy.suhr@jll.com**JARED COWLEY***

Vice President

+1 416 239 9942

jared.cowley@jll.com

Although information has been obtained from sources deemed reliable, Owner, Jones Lang LaSalle, and/or their representatives, brokers or agents make no guarantees as to the accuracy of the information contained herein, and offer the Property without express or implied warranties of any kind. The Property may be withdrawn without notice. The developer reserves the right to modify the information contained herein without prior notice. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. The developer reserves the right to modify the information contained herein without prior notice. E.&O.E. ©2024. Jones Lang LaSalle. All rights reserved. www.jll.ca * Sales Representative