



FOR LEASE | INDUSTRIAL



89 CONNIE CRESCENT

Concord, ON

Located in Langstaff Business Park, a suburban industrial park on the south side of Connie Crescent. Excellent access to Highways 407 and 400.

STATS & FACTS

AVAILABLE UNIT: UNIT 6 | 7,732 SQ FT.

Gross Leasable Area :	Intersection :	Average Household Income Benchmark (for Ontario) :	
191,532 sq. ft	North Rivermede Road and Langstaff Road	\$126,953.18	N/A

Demographics	Radius		
	≤ 1km	≤ 3km	≤ 5km
Population	284	46,236	165,171
Total # of Households	109	14,494	56,116
Avg. Household Income	\$91,468.86	\$175,387.58	\$156,322.27

(Source: Environics Analysis, Demostats 2023)



CONTACT

CONDOR PROPERTIES

Corporate Office
1500 Highway 7
Concord, ON L4K 5Y4

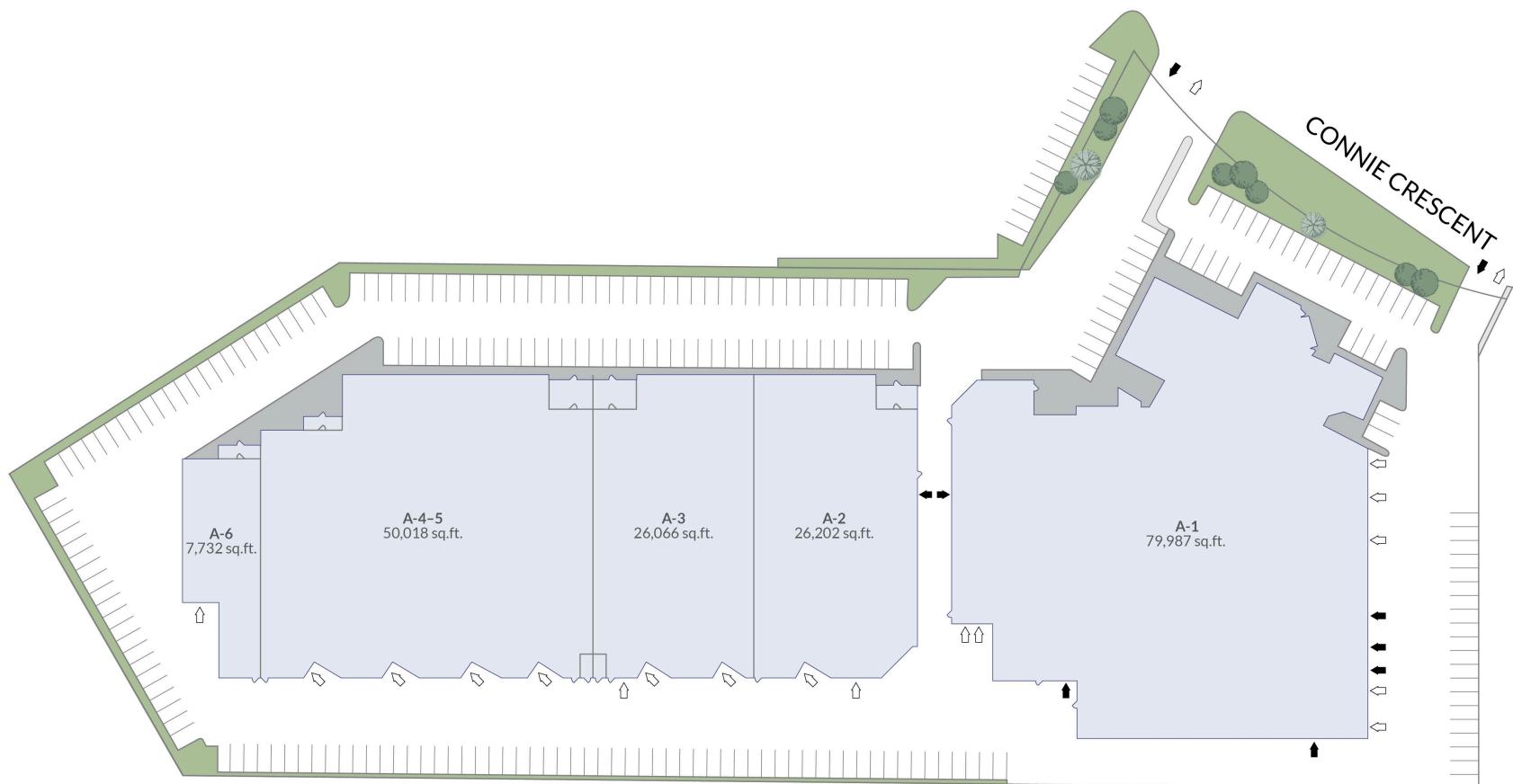
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905 907 1600 ext. 216
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SITEPLAN



LEGEND

LEASED

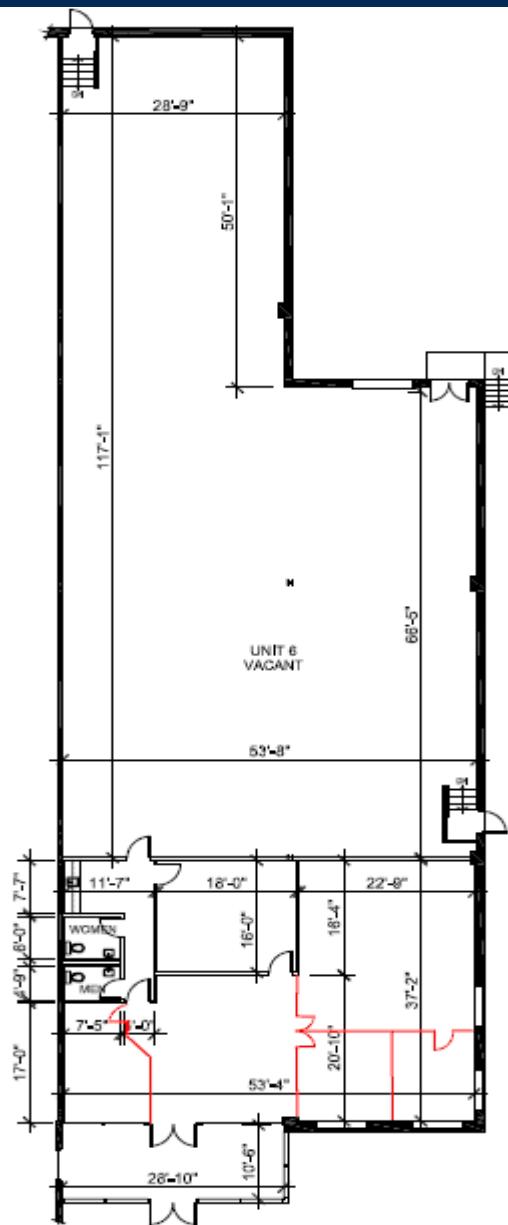
AVAILABLE

TENANT LIST

N/A



UNIT 6 | INDUSTRIAL



UNIT 6 | INDUSTRIAL

Rentable Area:	7,732 sq. ft.*
Operating Costs:	\$4.56 per sq. ft.*
Realty Taxes:	\$1.59 per sq. ft.*
Availability:	Available Immediately. HVAC Charge: \$0.50 psf. 25% Office Space, 20'0" Clear Height. 1 Truck-Level Door. 200 AMPS.

*Estimated for 2024
The information contained herein is for marketing purposes only; the information has been obtained from sources deemed to be reliable and, while thought to be correct, the accuracy or correctness of the information (including the floor plan) is not warranted, nor guaranteed, by Condor Properties and is subject to change. The floor plan shall always be verified on site. The property (and any unit) may be withdrawn from the market without notice.



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