

FOR SALE



5,467 SF Industrial Building for Sale

65

**HOWARD PLACE
KITCHENER, ONTARIO**

WHITNEY
Commercial Real Estate Services

5,467 SF Industrial Building for Sale

Freestanding, 5,467 SF industrial building on 0.594 acres. The building has a small office build-out, kitchenette, washroom, dock and drive-in loading.

Electrical services in the building is 225 amp/600 volt and the clear height ranges from 11' to 13'. The loading doors and HVAC units are two to three years old. A clean ESA Phase 1 report was completed in February 2025.

The property will be sold vacant.

ASKING PRICE | \$2,250,000

AVAILABLE SPACE | 5,467 SF

LAND AREA | 0.594 Acres

ZONING | B2

TAXES | \$11,519.36 (2024)

CLEAR HEIGHT | 11' - 13'

POWER | 600 Volts / 225 Amps

DRIVE-IN DOOR | 1 - 12' x 11'

TRUCK LEVEL DOOR | 1 - 8' x 8'



PERMITTED USES (Full list available upon request)

- Building Material and Decorating Supply Sales
- Commercial Parking Facility
- Computer, Electronic or Data Processing Business
- Day Care Facility
- Dwelling Unit
- Industrial Administrative Office
- Laboratory
- Manufacturing
- Printing Establishment
- Repair Service
- Research and Development Establishment
- Sale, Rental or Service of Business Machines and Office Supplies
- Sale, Rental, Storage or Service of Tools and Industrial, Farm or Catering Equipment



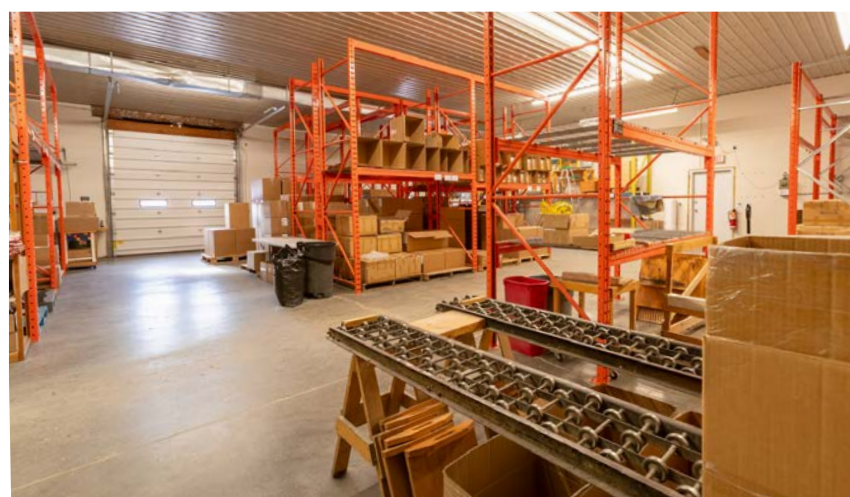
11' - 13'
Clear Height

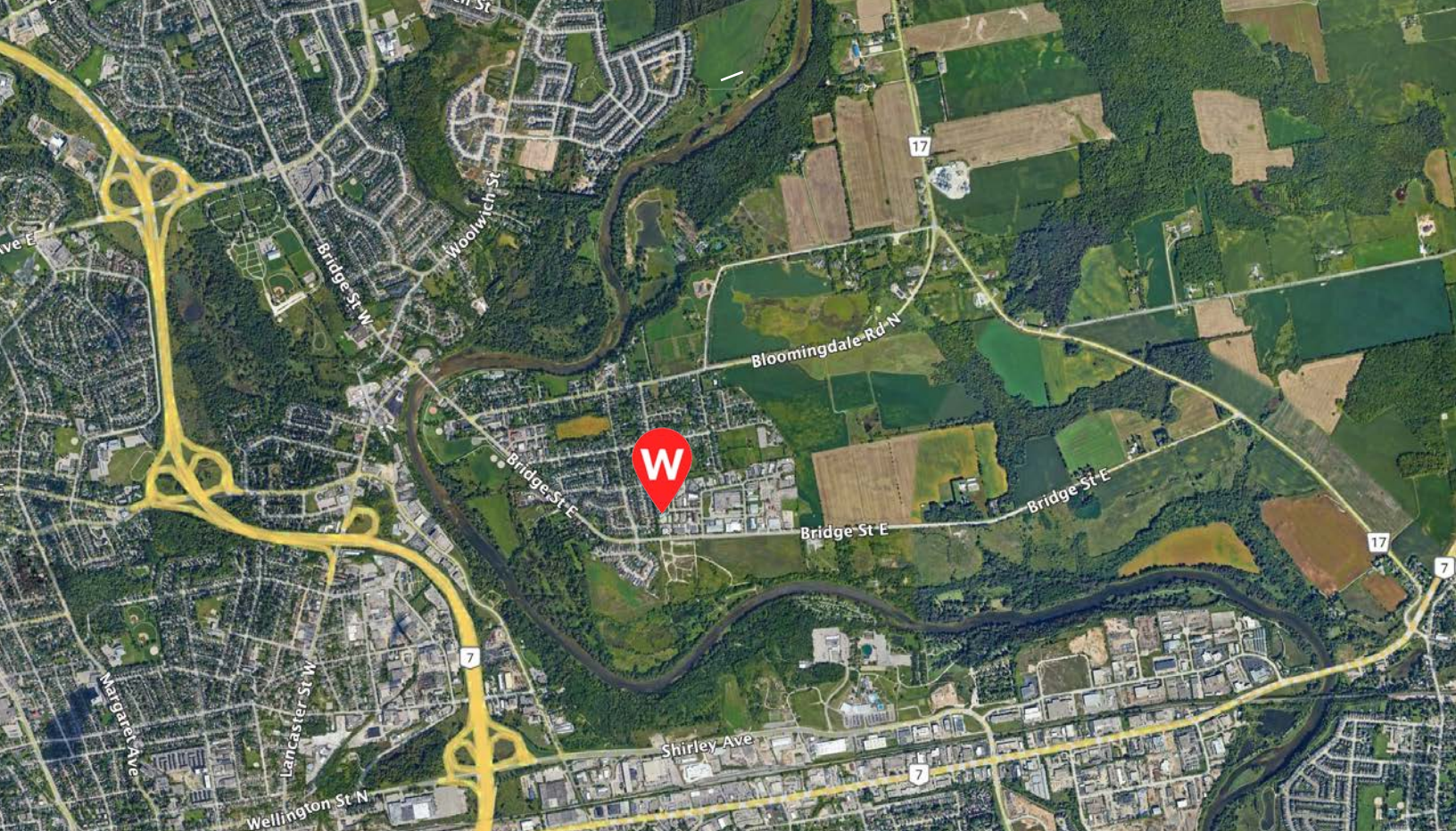


Highway
Access



1 Drive-in Door
1 Truck Level Door





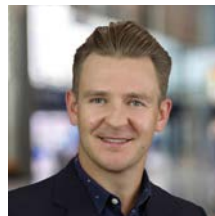
CAMBRIDGE 23KM
 MILTON 62KM
 HAMILTON 71KM
 MISSISSAUGA 90KM

LONDON 115KM
 BUFFALO BORDER 176KM
 SARNIA BORDER 214KM
 WINDSOR BORDER 292KM

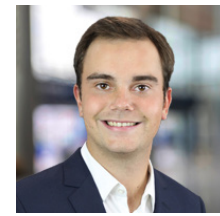
Contact Us For More Information



Joe Anstett*, SIOR
 Associate Vice President
 519.721.1659
joe.anstett@whitneyre.com



Richie Evanoff*, SIOR
 Associate Vice President
 226.752.7197
richie.evanoff@whitneyre.com



Xavier Ayora
 Sales Representative
 226.929.4667
xavier.ayora@whitneyre.com

WHITNEY
 Commercial Real Estate Services

WHITNEY & Company Realty Limited, Brokerage
 103 Bauer Place, Suite 2
 Waterloo, Ontario N2L 6B5
 1.519.746.6300

www.whitneyre.com

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**Broker *Sales Representative