

637 The Queensway Unit 17

\$8.00
Per
Square Foot
Base Rent



Approximately 2,108 SF Industrial/Office Space in great location just east of The Parkway with easy access to Hwy 115. Located in Busy Commercial/Industrial Plaza in well established Industrial Park with ample on-site parking. Additional Rent estimated at \$9.30/SF with utilities included.

- ◆MLS # 40024165
- ◆M3.2 Zoning



- ◆Natural Gas Heat
- ◆Public Washrooms

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SECTION 19

(13-127)

INDUSTRIAL DISTRICTS

19.1 No person shall within any Industrial District use any land or erect, alter or use any building of part thereof for any purpose other than those uses listed below.

ZONING DISTRICT

PERMITTED USES

M.1.1 Light Industrial A warehouse; self-service storage establishment; wholesale establishment; contractor’s establishment; tradesman’s shop; vehicle repair establishment; car wash; transportation terminal; bottling establishment; woodworking shop; heavy truck and equipment sales and service; dog kennel; animal hospital; dry cleaning establishment Class 1; rental establishment excluding automobile and video rental; publishing and printing establishment; research & development laboratory; building products establishment; nursery/greenhouse; utility service installation; communications and broadcasting establishment.

M1.2 General Industrial All M1.1 uses plus an assembly, processing or manufacturing plant excluding a plant used for specific industrial uses; a feed/flour mill; a fuel storage facility.

M2.1 Prestige Industrial A warehouse; wholesale establishment; transportation terminal; publishing and printing establishment; research & development laboratory; utility service installation; communications & broadcasting establishment; architectural, engineering or technical service establishment; industrial office; chemical blending establishment; contained assembly, processing or manufacturing plant excluding a plant used for specific industrial uses.

M2.2 Business Park All M2.1 uses plus a regional scale office facility

M2.3 Prestige and Service Industrial All M2.1 uses plus business service establishment; heavy truck and equipment sales and service; rental establishment excluding automobile and video rental (08-151).

M3.1 Service Industrial All M1.1 uses plus a business service establishment; a contained assembly, processing or manufacturing plant excluding a plant used for specific industrial use.

M3.2 Enhanced Service Industrial All M3.1 uses plus a place of assembly; police station; fire hall; ambulance dispatch station ; school; day nursery; library; museum; art gallery; studio workshop.

M3.3 Service Node All M3.1 and M3.2 uses plus a financial institution; restaurant

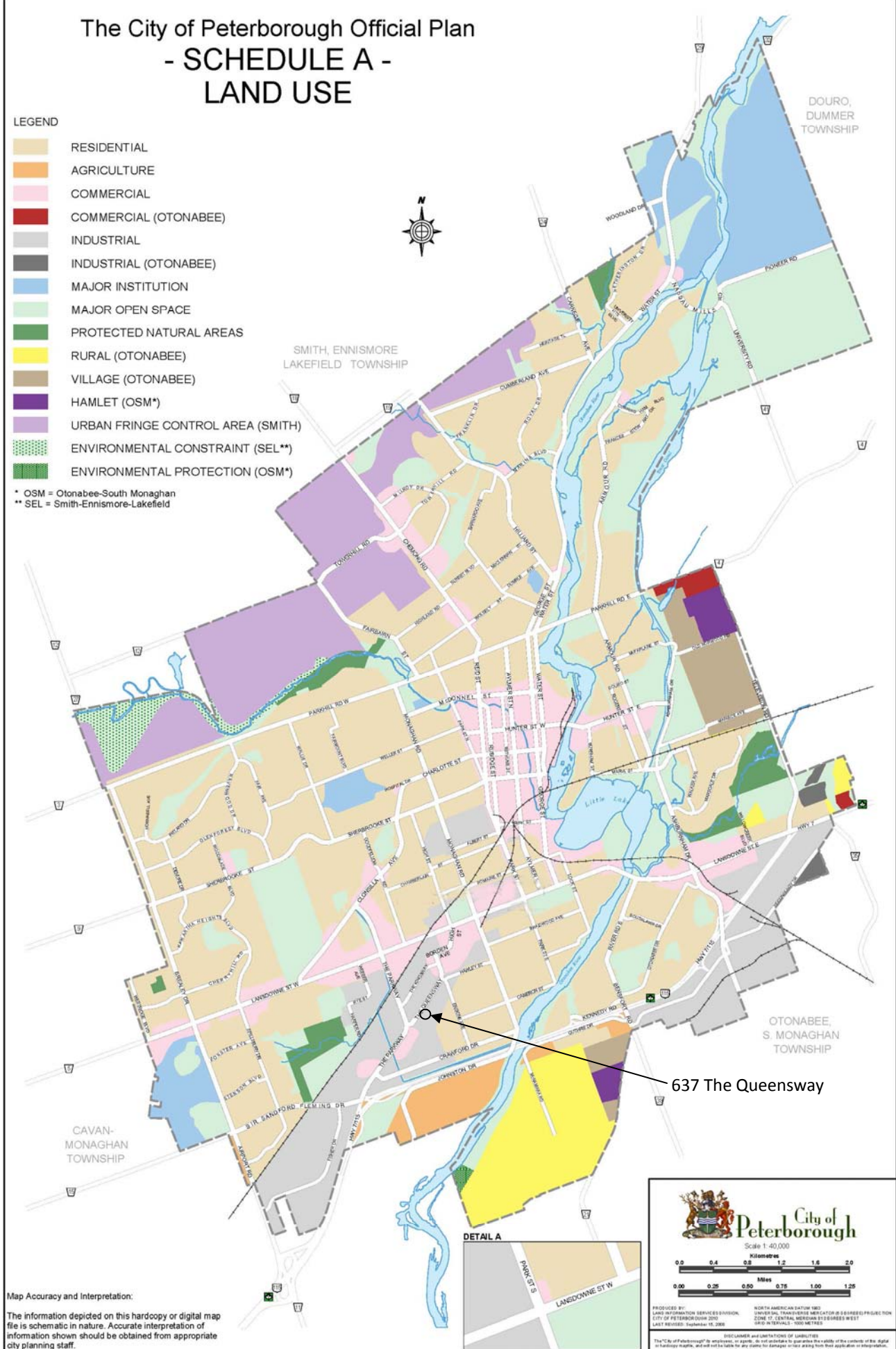
M3.4 Enhanced Service Industrial & Office All M3.1 and M3.2 uses plus an office or a clinic within an existing building.

The City of Peterborough Official Plan - SCHEDULE A - LAND USE

LEGEND

- RESIDENTIAL
- AGRICULTURE
- COMMERCIAL
- COMMERCIAL (OTONABEE)
- INDUSTRIAL
- INDUSTRIAL (OTONABEE)
- MAJOR INSTITUTION
- MAJOR OPEN SPACE
- PROTECTED NATURAL AREAS
- RURAL (OTONABEE)
- VILLAGE (OTONABEE)
- HAMLET (OSM*)
- URBAN FRINGE CONTROL AREA (SMITH)
- ENVIRONMENTAL CONSTRAINT (SEL**)
- ENVIRONMENTAL PROTECTION (OSM*)

* OSM = Otonabee-South Monaghan
** SEL = Smith-Ennismore-Lakefield




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DETAIL A



Map Accuracy and Interpretation:
The information depicted on this hardcopy or digital map file is schematic in nature. Accurate interpretation of information shown should be obtained from appropriate city planning staff.



City of Peterborough
Scale 1:40,000

0.0 0.4 0.8 1.2 1.6 2.0

Kilometres

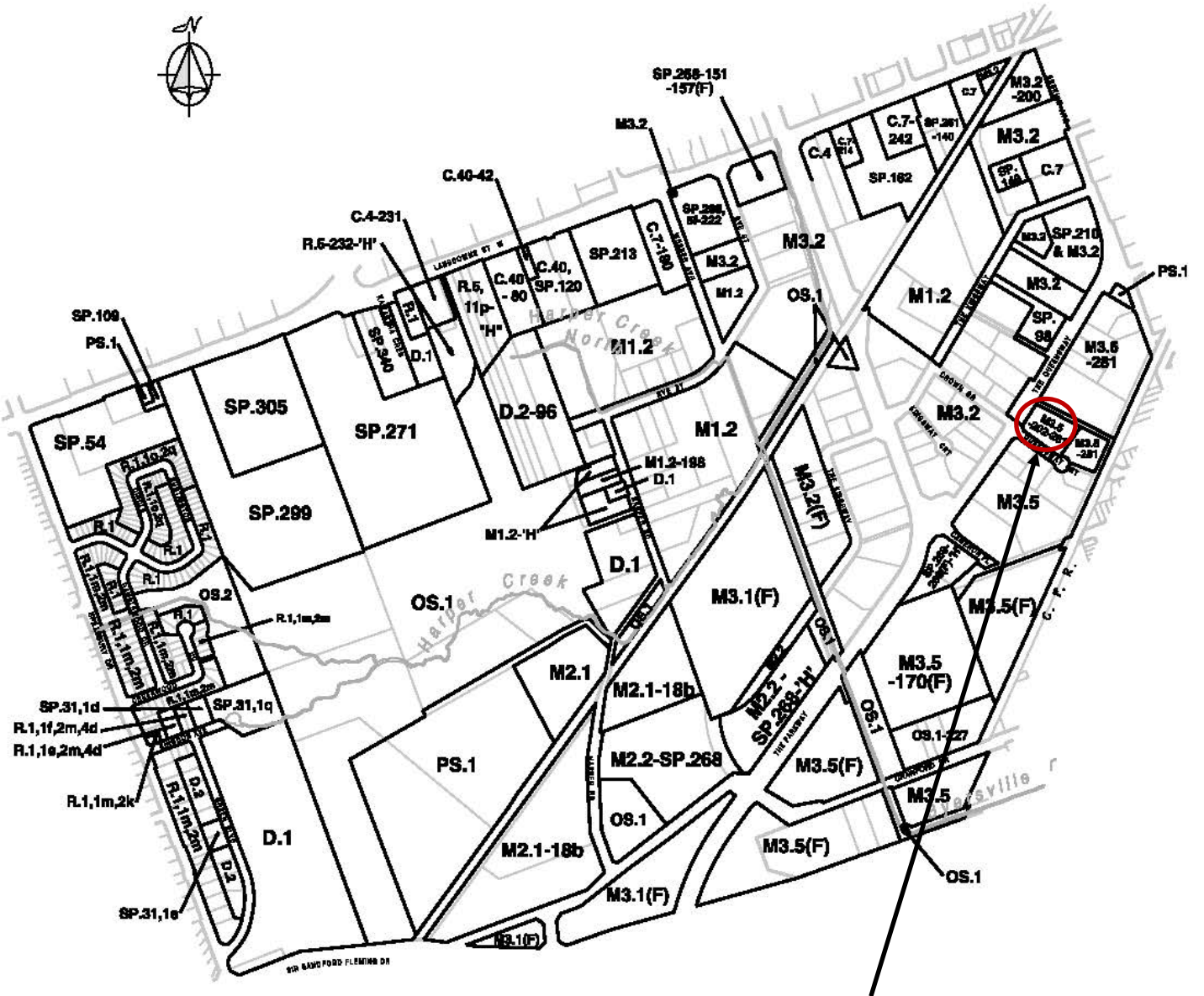
0.00 0.25 0.50 0.75 1.00 1.25

Miles

PRODUCED BY: LAND INFORMATION SERVICES DIVISION, CITY OF PETERBOROUGH 2002, LAST REVISED: September 15, 2006

NORTH AMERICAN DATUM 83, UNIVERSAL TRANSVERSE MERCATOR (UTM) ZONE 18, CENTRAL MERIDIAN 82 DEGREES WEST, GRID INTERVALS: 100 METRES

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Details



City of Peterborough



The City of Peterborough,
Planning and Development Services.

Map No. 21

This map is current to January 31, 2014

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