

# \$ - 5 Hyland Drive, Blenheim

MLS® #25025028

\$

0 Bedroom, 0.00 Bathroom,  
Industrial on 0.00 Acres

N/A, Blenheim, Ontario

For Lease â€“ Prime Industrial Facility in Blenheim. This outstanding property offers over 38,000 sq. ft. of versatile space, featuring 6,400 sq. ft. of office area and more than 32,000 sq. ft. of shop and warehouse space. Situated on 3.55 acres, the site includes a fully fenced and paved laydown yard, ideal for secure outdoor storage and heavy vehicle maneuvering. The building boasts 20â€“24 ft. ceiling heights, 2 truck-level docks, and 4 grade-level doors to ensure efficient operations. With 400-amp electrical service, the facility is well equipped to handle demanding industrial requirements. Conveniently located in the Town of Blenheim, the property provides easy access to Highway 401 and major arterial routes, making it an excellent choice for a wide range of industrial and commercial uses. This is a rare opportunity to lease a high-quality industrial space in a prime Southwestern Ontario location. Seller will sub-divide office space from warehouse area. (id:6289)

Built in 2001

## Essential Information

|            |            |
|------------|------------|
| Listing #  | 25025028   |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 2001       |
| Type       | Industrial |



Sub-Type Freehold

### Community Information

Address 5 Hyland Drive  
Subdivision N/A  
City Blenheim  
Province Ontario  
Postal Code N0P1A0

### Interior

Heating Natural gas Forced air  
Cooling Central air conditioning

### Listing Details

Listing Office RE/MAX PREFERRED REALTY LTD.



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