

\$499,900 - 1 - 1033 Pattulo Avenue, Woodstock (woodstock - South)

MLS® #X12466659

\$499,900

0 Bedroom, 0.00 Bathroom, 2,376 sqft
Industrial on 0.00 Acres

Woodstock - South, Woodstock (woodstock - South), Ontario

Take advantage of this rare opportunity to own a highly visible corner industrial unit in a rapidly developing area of Woodstock, located just off Highway 401 and Norwich Avenue. This approximately 2,400 sq ft unit offers 1,200 sq ft on the main floor with 12-foot clear height and a rough-in for a 2-piece washroom, plus an additional 1,200 sq ft on the second floor featuring an office, 2-piece washroom, and storage area. Zoned M3-M, the unit allows for a wide variety of uses, including auto mechanic and contractor shops, making it ideal for a range of business types. The property is part of a well-maintained industrial condo plaza with separate hydro and gas meters, and water included in the low monthly maintenance fee of \$340. The unit also comes with three dedicated parking spots and plenty of visitor parking. With exceptional visibility from the road, growing surrounding developments, and close proximity to major highways, this is a prime location for businesses looking to expand or invest in Woodstock's booming industrial market. (id:6289)



Essential Information

Listings #	X12466659
Price	\$499,900

Bathrooms	0.00
Square Footage	2,376
Acres	0.00
Type	Industrial

Community Information

Address	1 - 1033 Pattulo Avenue
Subdivision	Woodstock - South
City	Woodstock (woodstock - South)
Province	Ontario
Postal Code	N4V1C8

Interior

Heating	Natural gas Forced air
Cooling	None

Exterior

Lot Description	200.37 x 286.17 FT
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Listing Details

Listing Office	Century 21 Heritage House Ltd Brokerage
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