EXCEPTIONAL SCALE. MAXIMUM EFFICIENCY.

70 • 80 VAN KIRK DRIVE

UP TO 339,230 SF AVAILABLE **FOR LEASE**

Cartera | CUSHMAN & WAKEFIELD

BUILT FOR PERFORMANCE

70 & 80 Van Kirk Drive delivers a rare opportunity to secure a large-scale industrial facility in Brampton, ON. Spanning 14.91 acres, the high-capacity property combines heavy power, a secure yard and modern office space in a configuration designed for operational flexibility. With immediate access to major highways, transit connections and everyday amenities nearby, it offers the infrastructure needed to support complex industrial users.

SPACE THAT WORKS HARDER

Built to support both operations and administration, 70 & 80 Van Kirk Drive pairs large-scale industrial space with modern office areas. The facility delivers the infrastructure needed for manufacturing and logistics, along with a polished office environment and employee support areas, including lunch and change rooms.

14.91 acre site

30,000 SF of office space + 16,000 SF plant employee amenity area

13 truck-level doors
9 drive-in doors

70 Van Kirk Drive - 106,252 SF
80 Van Kirk Drive - 203,663 SF
Connector - 29,315 SF
Total building area - 339,230 SF

Clear Height
80 Van Kirk - 25’
70 Van Kirk - 24’
Connector - 24’

425 parking stalls
(1.26 stalls per 1,000 SF)

3,000 amps
at 600V

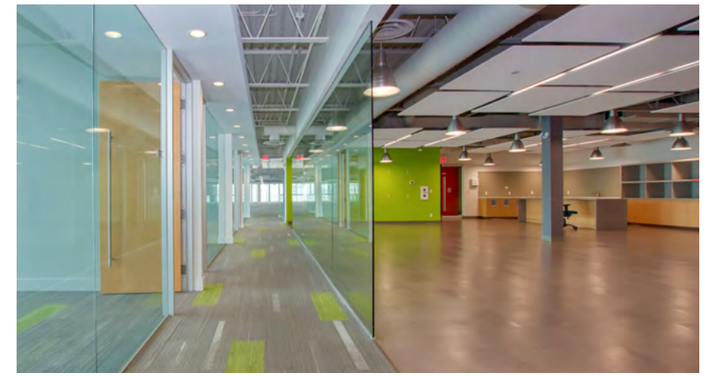
M4A Industrial zoning supporting manufacturing uses

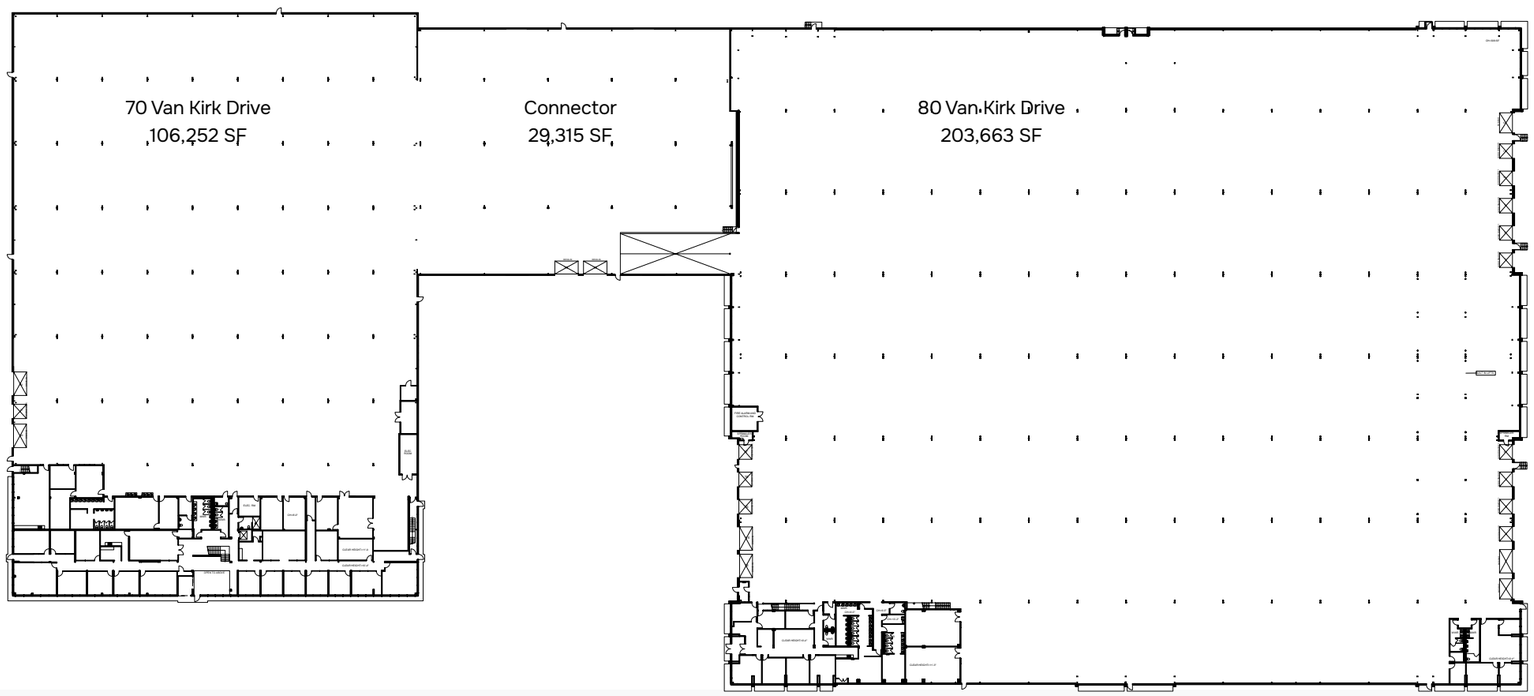
Secure yard area

Immediate access to Highways 410, 407, 401 and 427

Convenient access to nearby dining, retail and everyday services

FULL BUILDING
OPPORTUNITY



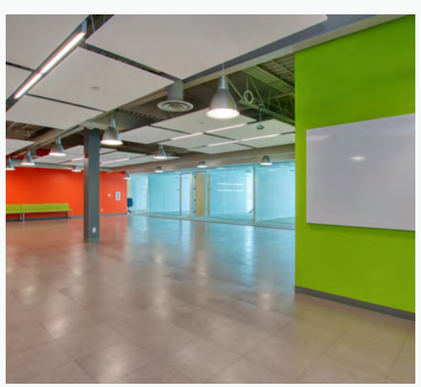


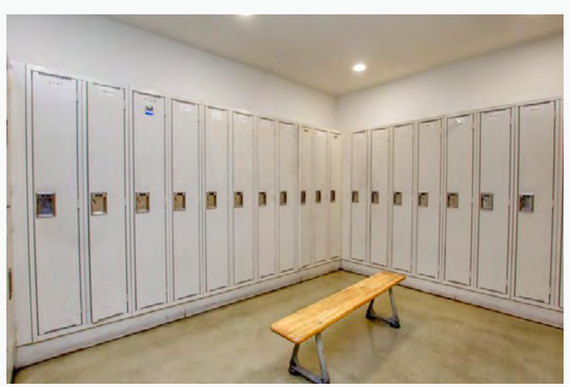
80 Van Kirk
203,663 SF
25’ clear height
16,000 SF plant employee amenity area

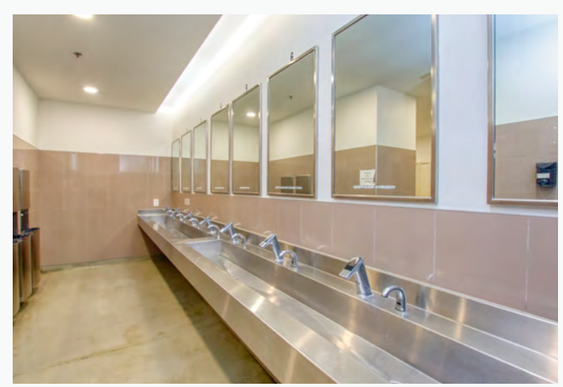
70 Van Kirk
106,252 SF
24’ clear height
30,000 SF of office space

Connector
29,315 SF
24’ clear height

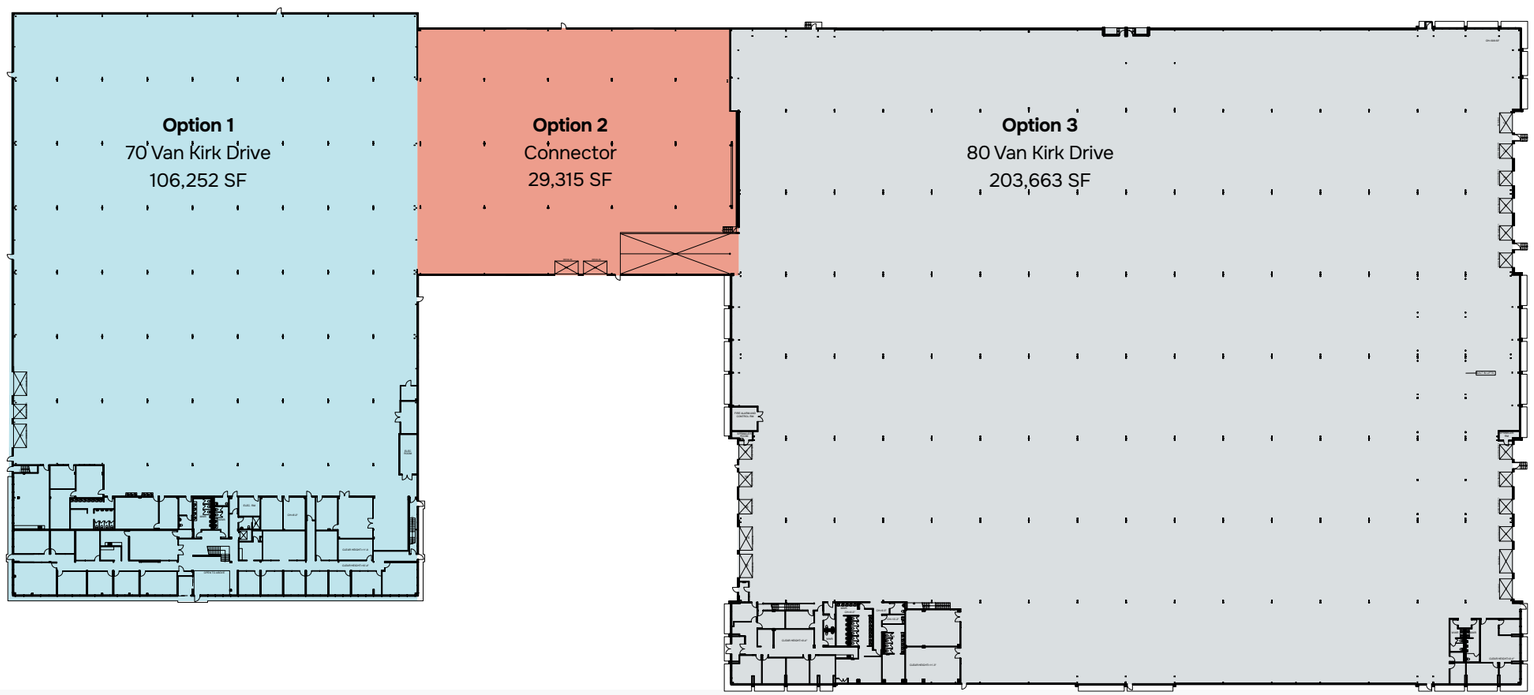
Full Building
339,230 SF







FLEXIBLE LEASING
CONFIGURATIONS



Option 1
70 Van Kirk

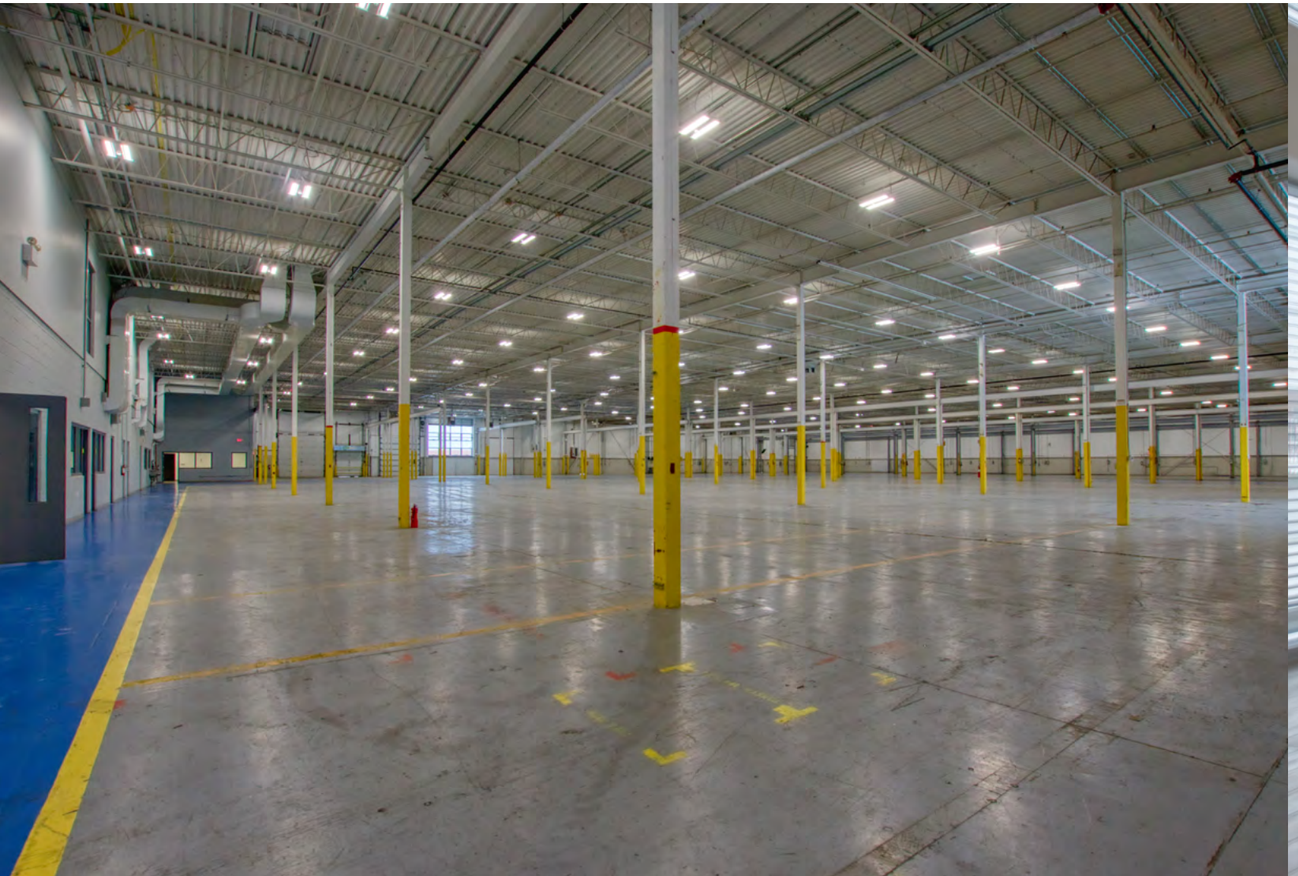
106,252 SF
24’ clear height
30,000 SF of office
1 truck level
2 drive-in doors

Option 2
Connector

29,315 SF
24’ clear height
2 drive-in doors

Option 3
80 Van Kirk

203,663 SF
25’ clear height
16,000 SF plant
employee amenity area
12 truck level
5 drive-in doors



CONNECTION AT EVERY TURN

Positioned in Brampton with direct access to key highway corridors, 70 & 80 Van Kirk Drive offers efficient connectivity across the GTA. Nearby routes provide direct access to Highway 410, 407, 401 and 427, supporting efficient travel to major destinations across the region and Toronto Pearson International Airport.

LABOUR STRENGTH IN BRAMPTON

Located in Brampton, 70 & 80 Van Kirk Drive is positioned within a large labour base that supports industrial, logistics and manufacturing operations. The surrounding area offers access to a broad workforce, helping support both day-to-day staffing needs and long-term operational growth.

Median Age
within 10 km radius
39

Median Household Income
within 10 km radius
$102,390

Employment Rate
within 10 km radius
55%

Total Population
within 10 km radius
612,753

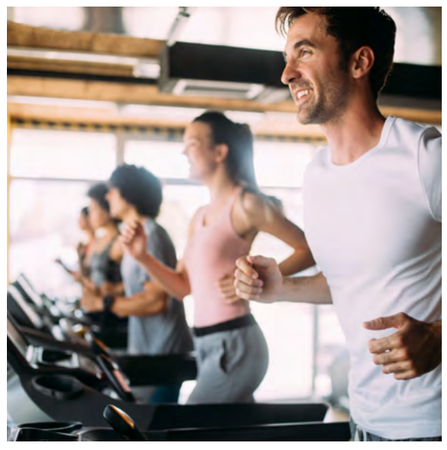
Daytime Population
within 10 km radius
915,627

Total Households
within 10 km radius
179,485

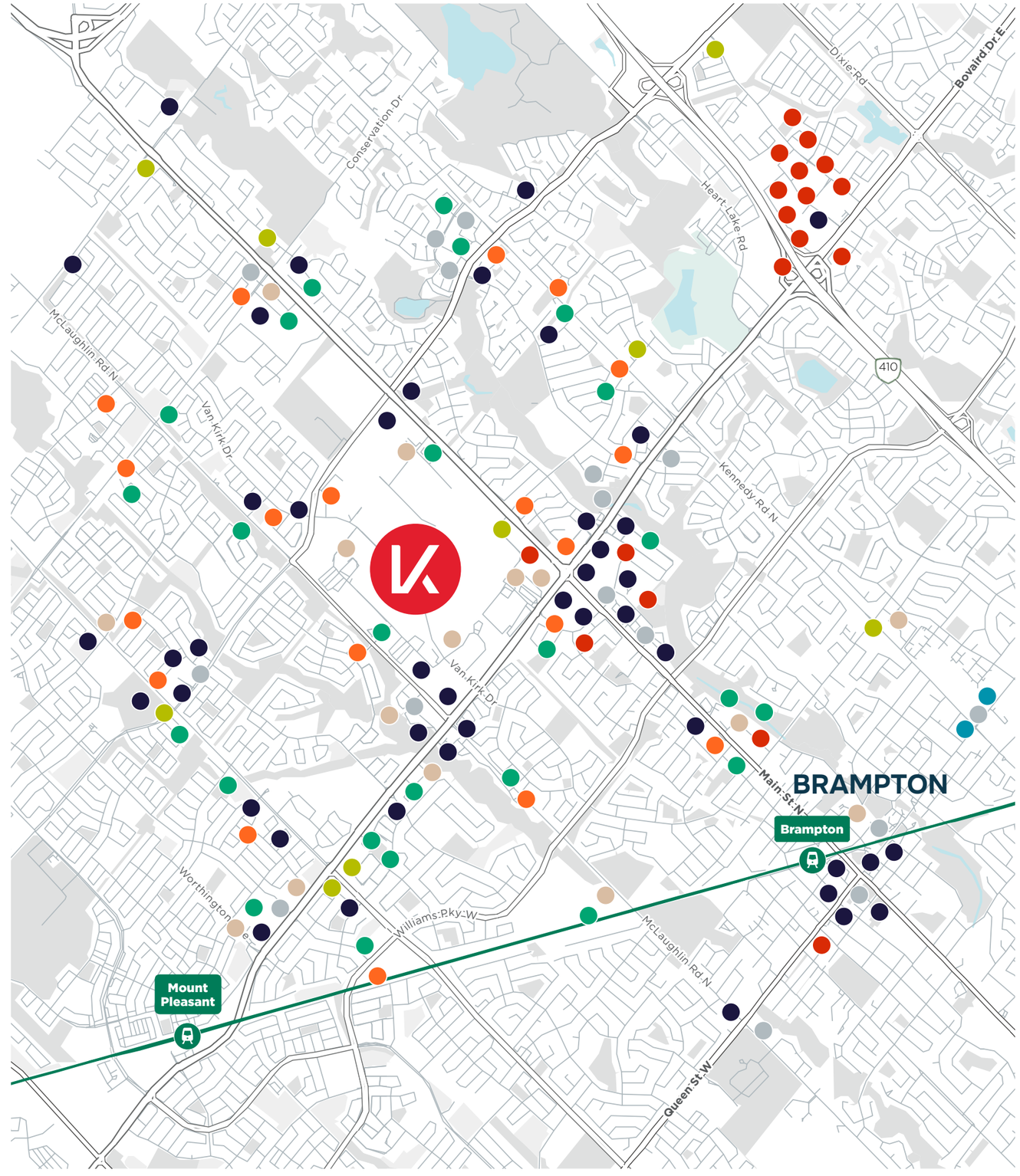
Distance	Total Population	Average Age	Daytime Population	Average Household Income	University Certificate, Diploma or Degree
3 km	43,478	39	68,103	97,857	6,891 (15.85%)
5 km	141,320	39	230,831	104,364	23,624 (16.72%)
10 km	612,753	39	915,627	113,047	111,427 (18.18%)

SURROUNDED BY WHAT MATTERS

70 & 80 Van Kirk Drive is surrounded by the everyday amenities that support a smoother workday. Dining, retail and essential services are all nearby, giving tenants convenient access to what they need throughout the day.



- Bank
- Fitness
- Fuel
- Hotel
- Pharmacy
- Restaurant
- Shopping
- Grocery



70 • 80 VAN KIRK DRIVE

MICHAEL YULL* | 905 501 6480 | michael.yull@cushwake.com

JAMES MILDON* | 416 756 5463 | james.mildon@cushwake.com

PETER SCHMIDT* | 416 756 5460 | peter.schmidt@cushwake.com

RORY MACNEIL* | 905 501 6430 | rory.macneil@cushwake.com

Click or Scan
to View Website

Cattera CUSHMAN & WAKEFIELD

*SALES REPRESENTATIVE

©2026 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE. COE-PM-EAST- 10/15/26