


1565
thornton



UNIT #2 | 129,892 SF
STATE-OF-THE-ART
CLASS-A INDUSTRIAL FACILITY
FOR DIRECT LEASE

 PANATTONI®

 CUSHMAN &
WAKEFIELD



STRATEGICALLY POSITIONED FOR SUCCESS

+ property highlights

Located within a modern Class-A industrial facility totaling 499,665 SF, Unit #2 spans 129,892 SF and is available for immediate occupancy. Designed with a highly efficient double-sided shipping configuration, it offers flexibility to support various uses and tenants.

Key features include 40-foot clear ceilings, 27 truck-level doors, 2 drive-in doors, and 21 trailer parking stalls. Strategically located near major 400-series highways—401, 407, 412, and 418—the property provides seamless access to the GTA, Montreal, and Pearson International Airport.

This state-of-the-art facility combines modern industrial features with a thoughtfully designed layout to maximize operational efficiency and cost-effectiveness.



specifications

AVAILABLE AREA: Up to 129,892 SF

CLEAR HEIGHT: 40'

SHIPPING DETAILS: 27 TL doors | 2 DI doors

BAY SIZE: 43' x 56' (60' marshalling bay)

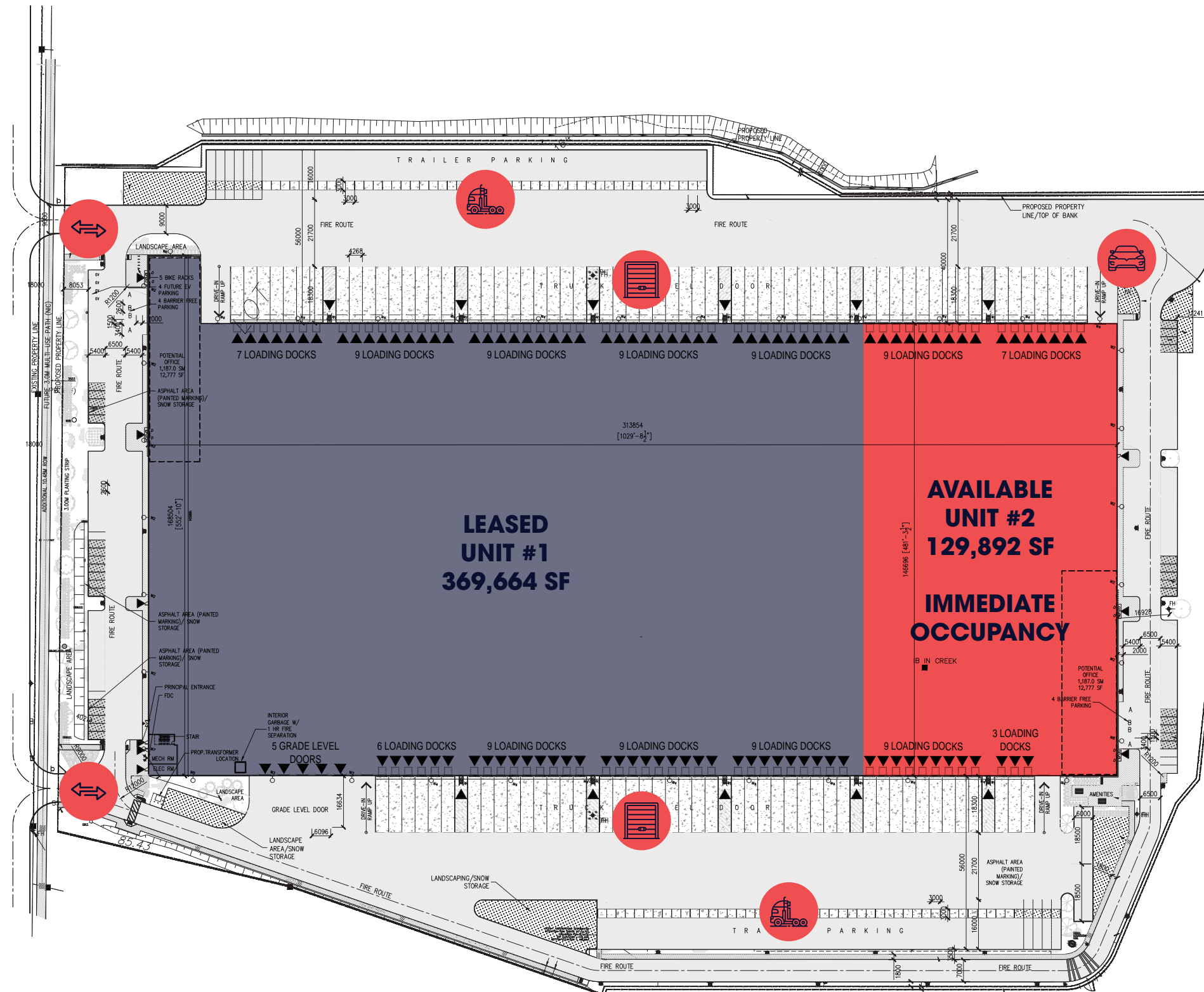
SHIPPING COURT: 131'

LIGHTING: LED with motion sensors

SPRINKLERS: ESFR

PARKING: 93 VEHICLE PARKING STALLS +
4 BARRIER FREE
21 TRAILER PARKING STALLS

site plan



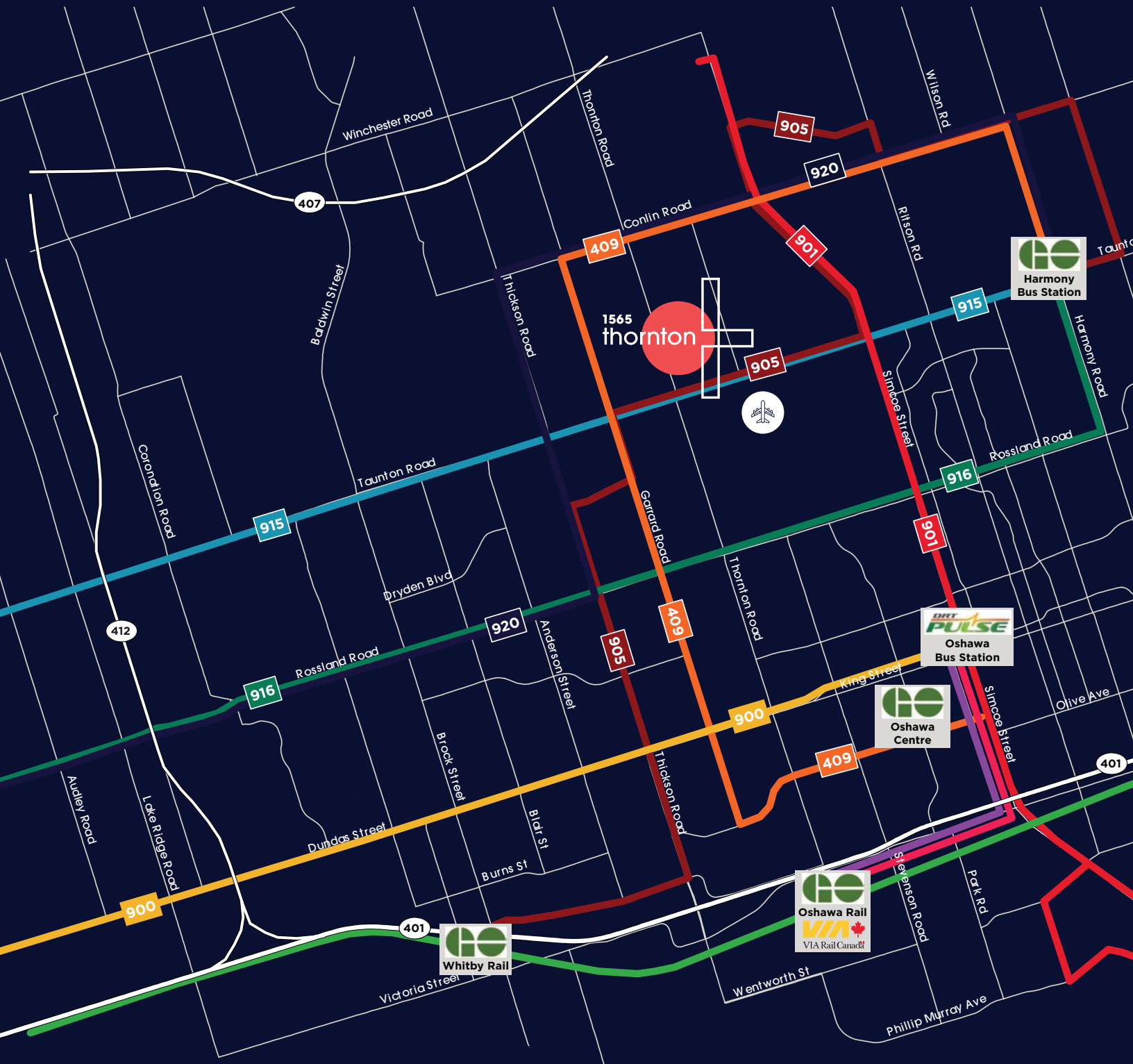
site features

-  Trailer parking and circulation pathways
-  Double-sided shipping layout
-  Key entry/exit points
-  Outside storage available
-  Optimal site circulation for both cars and trucks
-  Designed to foster operational efficiency and cost savings
-  Ready for Fixturing



transit options

Durham Region offers convenient access to the Greater Toronto Area through the Lakeshore East GO line, with key stations located in Whitby and Oshawa. The site benefits from excellent connectivity via the Durham Regional Transit Pulse rapid bus network, which provides three nearby routes with frequent service along major streets, linking directly to the GO stations.



connectivity & labour pool



CLOSE PROXIMITY TO MAJOR HIGHWAYS

Highway 407	6 min	5 km
Highway 401	11 min	7 km
Highway 412	12 min	8 km
Highway 418	17 min	13 km

DIRECT ROUTES TO KEY DESTINATIONS

Toronto	24 min	40 km
Oshawa Airport	9 min	6 km
Pearson Airport	44 min	76 km



Situated in Durham, one of Canada's fastest-growing markets with a population of 673,000, 1565 Thornton Road N. offers access to a robust labour pool of over 1.2 million workers within a 45-minute commute.

Population
within 5 km
144,957

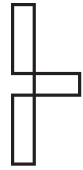
Population
within 10 km
351,755

Population
within 15 km
609,778

Regional
Commuters
1,750,000+

photo gallery | JUNE 2025





area amenities

RESTAURANTS

- Pi Co Pizza Bar

1
- Stacked

2
- Cobs Bread

3
- Halibut House

4
- Piper Arms

5
- A&W

6
- The Canadian Brewhouse

7
- Symposium Cafe

8
- Burger Factory

9
- Chaaloo

10
- East Side Mario's

11
- Tahini's

12
- Wendy's

13
- Cora Breakfast

14
- St. Louis Bar & Grill

15
- barBurrito

16
- Popeye's

17
- Boston Pizza

18
- Swiss Chalet

19
- Sunfire

20
- Panera Bread

21
- State & Main

22
- The Oak & Ale

23
- Chuck's Roadhouse

24
- Pur & Simple

25
- Mexico Lindo

26
- Sankalp

27
- Mandarin

28
- One Eyed Jack

29
- Taco Bell

30
- Crepe Castle

31
- McDonald's

32
- Hardy John's Bar & Grill

33
- Midami Sushi

34
- KFC

35
- Harvey's

36
- Arby's

37
- Sherry's Diner

38
- Burger King

39
- Mary Brown's Chicken

40
- Pizza Salvatore

41
- Firehosue Subs

42
- Sunset Grill

43
- Chick-Fil-A

44
- Five Guys

45
- Shelby's Shawarma

46

FITNESS

- GoodLife Fitness

1
- Planet Fitness

2
- LA Fitness

3
- Orangetheory Fitness

4
- CrossFit Totality

5

FUEL

- Petro-Canada

1
- Shell

2
- Esso

3
- Pioneer

4
- Ultramar

5
- Canadian Tire Gas

6

HOTELS

- Holiday Inn Express

1

RETAIL

- Longo's Supermarket

1
- FreshCo

2
- Costco

3
- Real Canadian Superstore

4
- Walmart Supercentre

5
- LCBO

6
- The Beer Store

7
- The Home Depot

8
- Shoppers Drug Mart

9
- Farm Boy

10
- WildFork

11
- HomeSense

12
- Staples

13
- SportChek

14
- NoFrill's

15
- RONA Home Improvement

16
- Ren's Pets Supply

17
- Giant Tiger

18
- Metro Supermarket

19
- Sobey's Supermarket

20
- Canadian Tire

21



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