



RIGHT AT HOME REALTY, Brokerage

# 170 West Beaver Creek Road 1-2 Richmond Hill Beaver Creek Business Park Ontario

\$3,988,000

Opportunity awaits at a prime location, an excellent space for a retail showroom or wholesaler with great exposure from the road and easy access to 404, HWY 7 and 407. Full of natural light from the large windows facing south , east & north. These are two separate units (with separate deeds. Unit 1- 2224 SF, Unit 2- 2200 Plus 376 SF of mezzanine) that have been connected with two large openings to pass between units. Can easily be converted back into separate units, or further divided into smaller businesses or offices, with many doors to enter from. Custom designed mezzanine with spiral staircase and glass railings overlook the showroom. 4 offices, 2 of which include the custom desks/counters. Working staff kitchen with SS fridge, B/I microwave, sink & DW. Newer his & hers washrooms with Toto wall-hung toilets. Lots of customized lighting solutions and fixtures throughout. Clean warehouse space with epoxy floor, large SS utility sink, and 2 large workstations. Should anyone like to establish or continue with a ""Kitchen and Bathroom"" showroom, this location is already set up for it. \*\*\*\* EXTRAS \*\*\*\* New Roof, Caulking, newer water heater and 2 roof top units. (id:6769)

Listing Presented By:



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RIGHT AT HOME REALTY



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