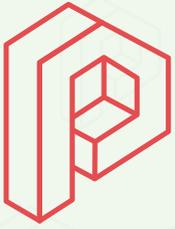


**FOR LEASE**

568 Passmore Avenue  
Scarborough, ON



# Passworks

Business Centre



**SCARBOROUGH'S MOST DISTINGUISHED INDUSTRIAL COMPLEX**



**HIGH-PROFILE**  
at the intersection of  
Markham Road and  
Passmore Avenue

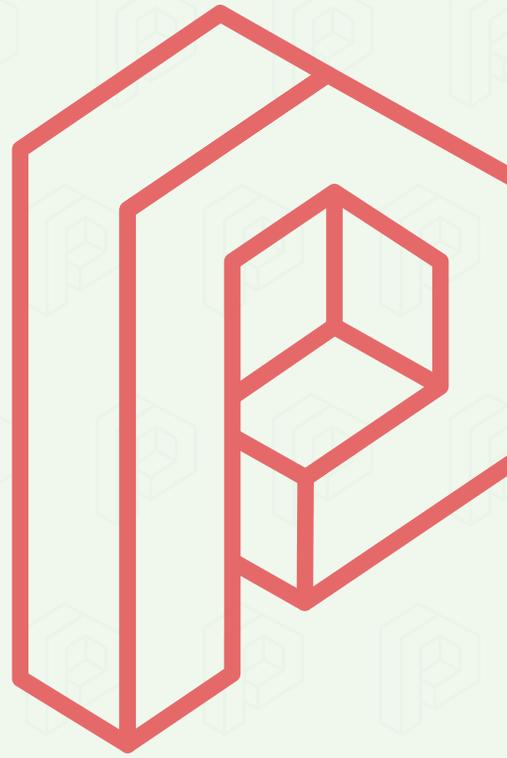


**IMMEDIATE ACCESS**  
to highway 401  
and strong transit  
coverage



**SURROUNDED BY**  
a deep labour pool  
and full range of  
amenities

# MARKETING PLAN



**BUILDING 2**

**BUILDING 1**

## KEY FEATURES



### CONSTRUCTION

Pre-cast concrete



### LOADING

Dock & grade



### CLEAR HEIGHT

36' clear



### ZONING

Employment District



### UNIT SIZES

From 26,770 SF up to 110,352 SF



### COMPLETION

Q4 2026



PASSMORE AVENUE

## CONTACT

**NEWTON LEUNG\***  
Senior Vice President  
416-791-7202  
Newton.Leung@colliers.com

**COLIN ALVES\***  
Executive Vice President  
416-620-2848  
Colin.Alves@colliers.com

Developed &  
Constructed by

**Beedie/**

Marketed by

**Colliers**

\*Sales Representative.

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2026. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers Macaulay Nicolls Inc., Brokerage.