

# \$1,895,000 - 3217 Banwell Rd, Windsor

MLS® #24027059

**\$1,895,000**

0 Bedroom, 0.00 Bathroom,  
Industrial

N/A, Windsor, Ontario

**PRIME SOUTHWESTERN ONTARIO**  
Development Opportunity! Site options include: MAX 2 STOREY (16,950SQFT). MERCATO Square is arguably one of Windsor/Essex County's fastest growing areas. Proof? Within 2.5km radius = Canada's 1st \$5 Billion Nextstar Energy Battery plant, 2 proposed retirement facilities, approx 18+ new condo/multi-res buildings, 1000's of planned new homes, heavy global AAA tenant presence, new hotels and immediate access to EC Row via the future Government funded \$75 million EC Row/Banwell intersection/4 lane overpass. Within 5km of the NEW \$2.5 Billion Mega Hospital and International airport + 10km from 1 of 3 International Border crossings. This prime corner location has a new set of lights in addition to alternate access routes. This 1.35 acre site zoned CD2.1 is IDEAL for AAA / professionals and the location all but guarantees absolute success to any future investor / developer. Included: Site prep, serviced (excludes gas), underground work, paved parking, lighting. (id:6289)



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## Essential Information

Listing #	24027059
Price	\$1,895,000
Bathrooms	0.00
Type	Industrial

Sub-Type Freehold

### Community Information

Address 3217 Banwell Rd  
Subdivision N/A  
City Windsor  
Province Ontario  
Postal Code N8N0B3

### Listing Details

Listing Office KELLER WILLIAMS LIFESTYLES REALTY



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Listing information last updated on October 15th, 2025 at 2:01pm CDT