



### **3122 Eglinton Avenue East Scarborough, Ontario**

This 1.52 acre site is improved with a vacant 18,334 square foot car dealership building strategically located on busy Eglinton Avenue East between Bellamy Road North and Markham Road.

#### **What We Have Learned**

- The marketing team generated a total of eight offers in very difficult market conditions.
- The property was the subject of three concurrent due diligence processes by different purchasers that had purchased the property on a conditional basis. The relentless attention of the marketing team finally lead to a final closing of the property sale.
- The detailed and regular written marketing reports to the owner were critical to enlist cooperation from the mortgage lender when the loan was due and repayment was only possible at closing of a sale.

#### **Reference**

“Thank you for your hard work and professionalism in connection with the sale of 3122 Eglinton Avenue East, Scarborough. It was a challenging property to sell in a tough market. I doubt if any other broker could have generated as many quality offers as you did for us.

I highly recommend you to any prospective vendor. Thank you again.”

#### **Jeff Dennis**

H/A Eglinton Avenue East (A-RCC) Limited Partnership