



Sublease Available

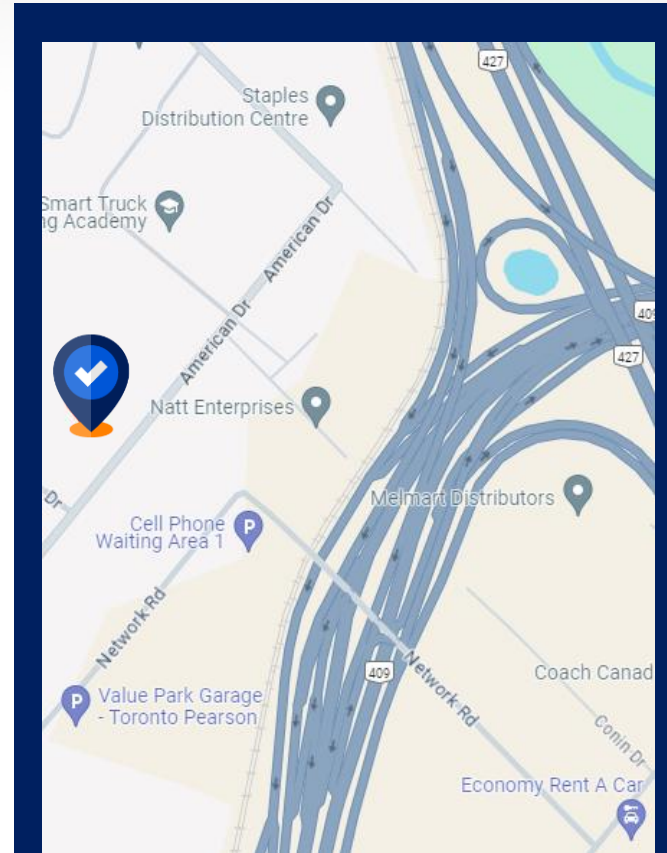
Turnkey Flex Sublease – Airport

Space Profile

Premises	Unit 2
Total Rentable Area	5,334 SF
Warehouse Area	~15%
Net Rent	Contact Agent
TMI	\$5.80 PSF (est. 2024)
Shipping	1 Truck Level Door
Zoning	E3 Employment
Term	December 30th, 2029

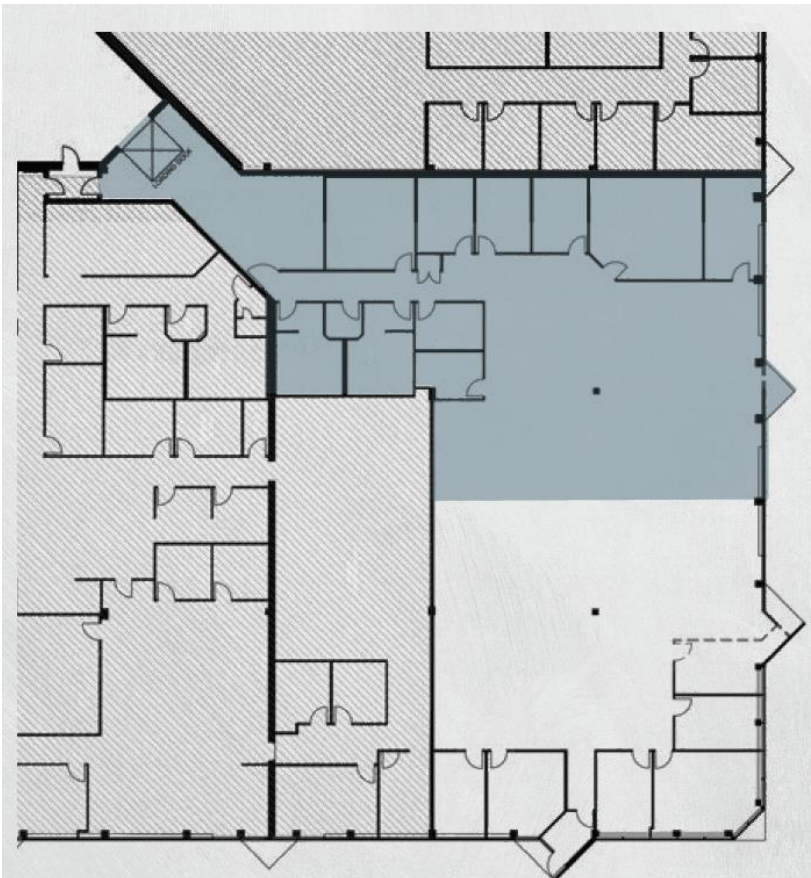
Features

- Plug and play flex office space with small warehouse and truck level door
- Built out with 8 offices/meeting rooms and large open work area
- In-suite washrooms and kitchenette
- Furniture is negotiable
- Very close proximity to Pearson Airport
- Excellent transit and accessibility to major highways
- Ample free surface parking spots
- Onsite property management and operations team



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