



Type:	Office Tower	Demisable:	Yes – 3,100 or 4,100 sf
Total Area:	5,705 sq. ft.	Heating/Cooling:	Yes
Office Area:	100%	Tech Room:	Yes
Elevator:	Yes	Lease Rate:	\$3.95/sq.ft. Net (5,705 sf)
Sprinklers:	Yes	TMI 2017:	\$16.49/sq.ft.
Janitorial Services:	Yes	Possession:	Tbn

Great Opportunity to Lease professional office space at Below Market Rates* Located on the North Side of Hwy 401, East Side of Martin Grove. Ready to Move in Office Space. Plenty of Natural Light. Ample Free Surface Parking. Enjoy many great & convenient Amenities - On-Site Cafeteria, Fitness Centre and Main Lobby Info/Security Desk. Close to Pearson Airport, Highways & TTC. Large IT Room With Fibre Optics Internet. Formally Tenanted By Intel Of Canada.

Includes Heat/Cooling & Janitorial Services. Premises may be furnished as per Photo Gallery (Virtual Tour). Independent Space - Opportunity to share Receptionist Services if desired Tbn. Visit our Virtual Tour online: www.qta360.com/20170337

For more information please contact:

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