

FREESTANDING BUILDING FOR LEASE

1610 SISMET ROAD, MISSISSAUGA

GREAT LOCATION



KEVIN BRENNAN
Broker, Sr. Vice President
905-624-4455
Ext. 214
kbrennan@hectare.com

JIM JACOBSEN
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905-624-4455
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ASHLEY FALKE
Sales Representative
905-624-4455
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afalke@hectare.com

Hectare **GMAC**
Real Estate
BRIDGEWAY: Independently owned and operated

Commercial Division

1279 Matheson Blvd. E
Mississauga, ON L4W 1R1
Phone: 905-624-4455
Fax: 905-624-4458
Web: www.hectare.com

Location:	Dixie Road and Highway 401
Property Taxes:	\$67,300.81 (2009)
Size:	42, 542 sq. ft. (10% office)
Asking Rates:	42, 542 sq. ft. - \$2.95 per sq. ft. (net) (Option A) 29, 952 sq. ft. - \$3.95 per sq. ft. (net) (Option B) 12, 590 sq. ft. - \$5.35 per sq. ft. (net) (Option C)
Shipping Doors:	7 Truck-Level Doors; 1 Drive-In Door
Clear Height:	20'
Zoning:	E3
Sprinklers:	Yes
Heating:	Radiant & Gas Forced Air Open
Features:	* Quality Freestanding Industrial Building * Close To Major Highways; 427, 401, 410, 407

"EXCEEDING OUR CLIENTS' EXPECTATIONS SINCE 1978"

THESE STATEMENTS ARE BASED ON THE INFORMATION FURNISHED BY THE PRINCIPAL AND SOURCES WHICH WE DEEM RELIABLE FOR WHICH WE ASSUME NO RESPONSIBILITY. THIS SUBMISSION IS MADE SUBJECT TO PRIOR SALE, CHANGE IN PRICE OR TERMS, OR WITHDRAWAL WITHOUT NOTICE. OTHER ADVISORS SHOULD BE CONSULTED IF DESIRED, ON MATTERS RELATED TO THIS PRESENTATION.

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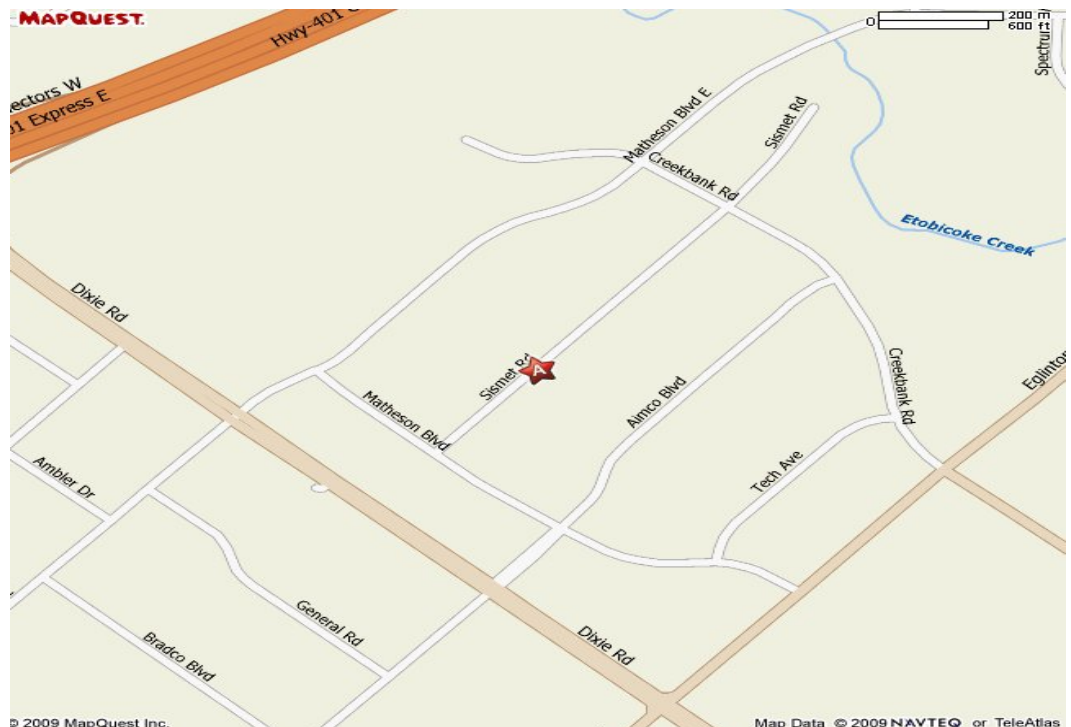
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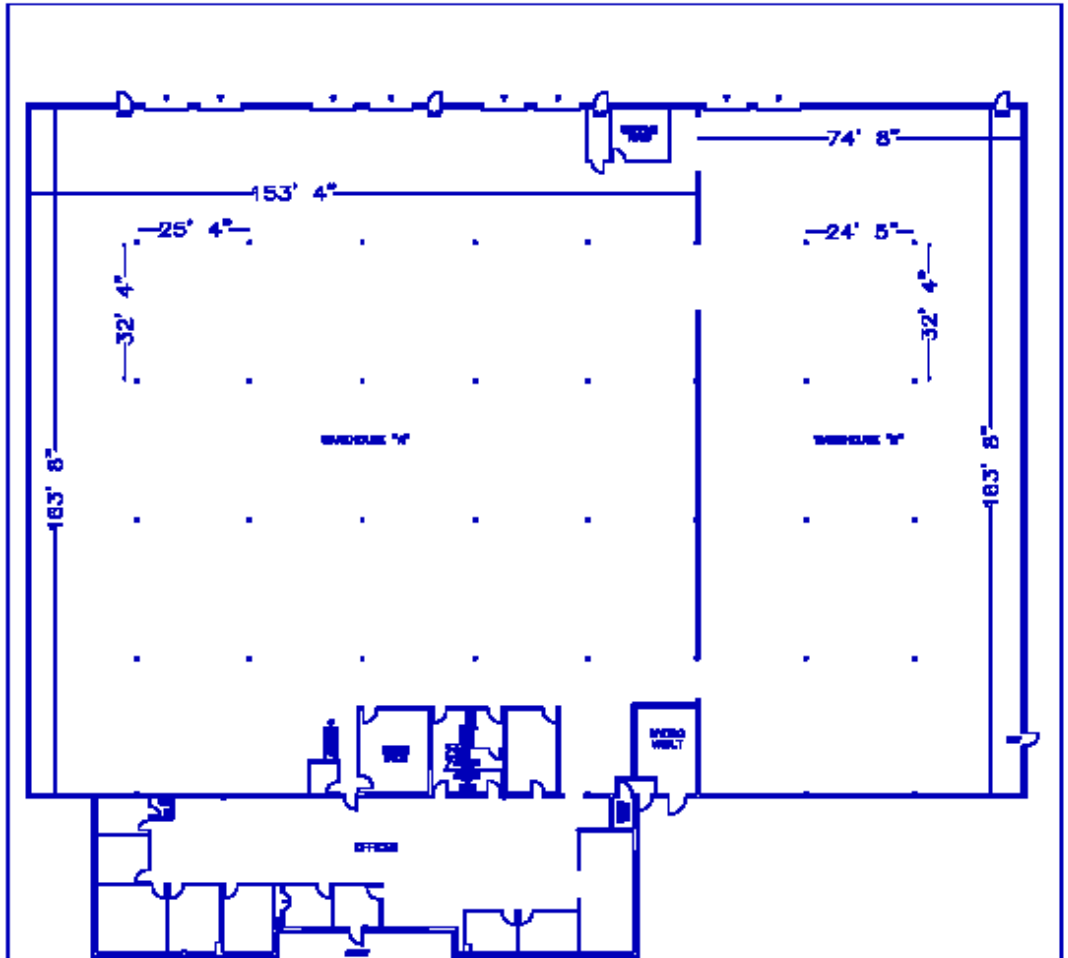
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TITLE FLOOR PLAN	LOCATION 1610 SISMET ROAD TORONTO, ONTARIO	PREPARED FOR CONCORDIAN REALTY MANAGEMENT INC. 7077 KEELE STREET TORONTO, ONTARIO L4K 0B8 Phone: (416) 738-8794 Fax: (416) 738-8288	PREPARED BY JIM JACOBSEN Sales Representative 905-624-4455 Ext. 220 jjacobsen@hectare.com
AREAS TOTAL RENTABLE AREA: 42,542 SQ.FT.	DATE 07/04/09	PROJECT NO. 2009-130	

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