

# 2660 Matheson Boulevard E

## Highest Quality at New Rates

### Location

Matheson Boulevard East and Shuttle Dive

### Building Description

"A" Class, 3 storey 79,138 sq.ft. office building located in the Airport Corporate Centre

### Lease Term

5 or 10 years

### Availability

Immediate

### Comments

- Certified BOMA BEST level 3
- 10 foot ceilings on first floor
- High efficiency floor core areas feature large windows for maximum natural light.
- Advanced Fibre-Optics and Copper backbone infrastructure.
- Security: CCTV Camera System and offsite alarm response; Proximity Card System is implemented as required.

### Contact

**Jim O'Reilly**, Sales Representative, Partner  
905.625.5020 x230  
joreilly@lennard.com

### Available Space

|                        |               |
|------------------------|---------------|
| 1 <sup>st</sup> Floor: | 22,970 sq.ft. |
| 2 <sup>nd</sup> Floor: | 27,089 sq.ft. |
| 3 <sup>rd</sup> Floor: | 28,509 sq.ft. |
| Total Available:       | 78,568 sq.ft. |

### NEW RATE!

Net Rate: \$14.50 per sq.ft./yr  
Gross Rate: \$27.16 per sq.ft./yr

### 2010 Estimate Additional Rent

\$12.66 per sq.ft./yr

### Tenant Improvement Allowance

Negotiable

### Parking

4 stalls per 1,000 sq.ft. leased  
free surface parking

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Statements and information contained are based on the information furnished by principals and sources which we deem reliable but for which we can assume no responsibility



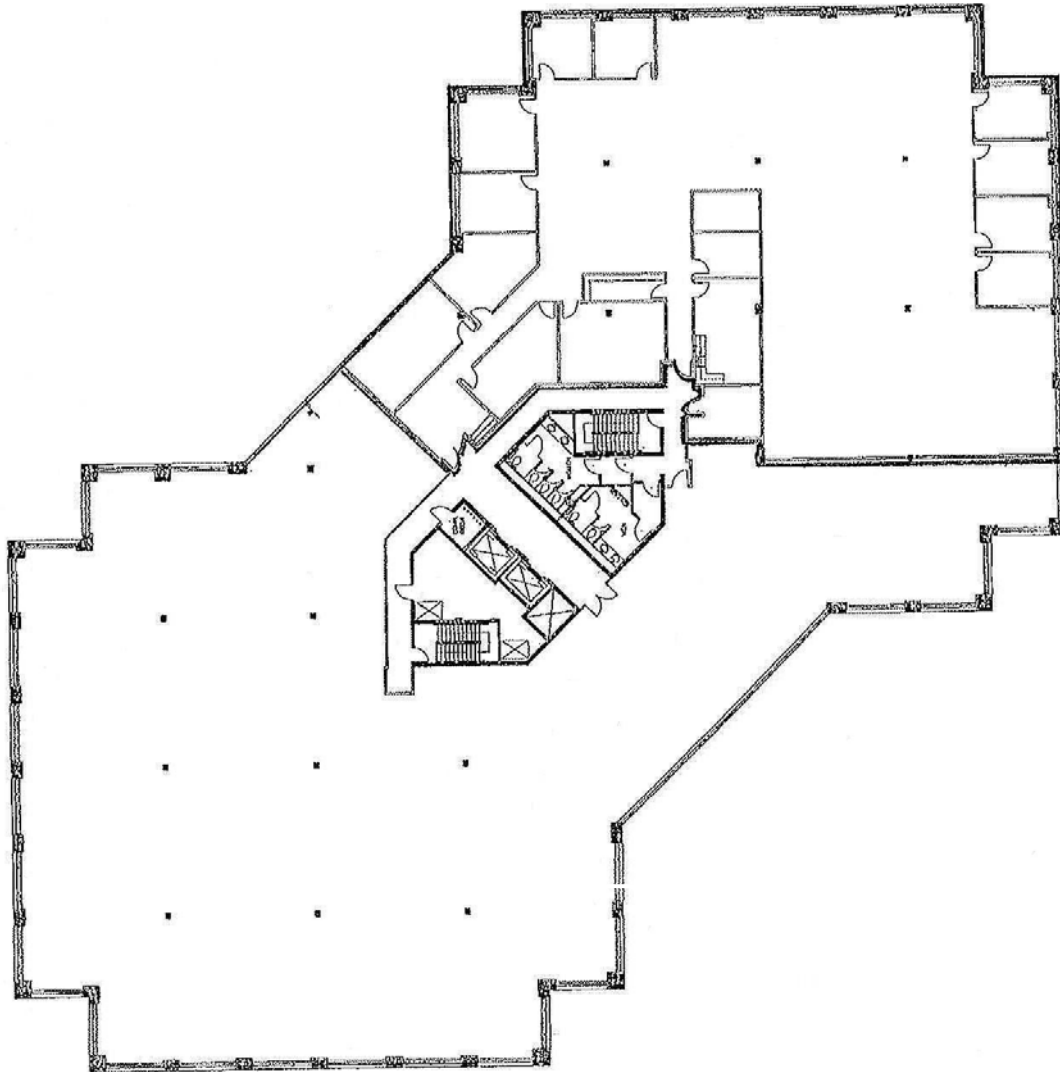
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2660 Matheson Boulevard E

3<sup>rd</sup> Floor Plan



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