

2680 MATHESON BOULEVARD E

Highest Quality at Competitive Rates

8,367 SF LEASED ON THE SECOND FLOOR!

Location

Matheson Boulevard East and Explorer Drive

Building Description

"A" Class, 5 storey 126,000 SF office building located in the Airport Corporate Centre

Lease Term

5 or 10 years

Availability

Immediate

Tenant Improvement Allowance

Negotiable

Comments

- BOMA BEST Certified level 2
- DX HVAC system with 30 zones per floor
- Podium signage available
- Heated basement storage available
- Diesel power back up available
- "Look Through" lobby
- 2nd Floor space (Suite 202) 9,420 SF available December 1, 2012

Contact

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

Available Space

1 st Floor:	2,611 SF
2 nd Floor:	7,437 SF
3 rd Floor:	3,088 SF
4 th Floor:	1,888 SF
Total Available:	15,024 SF

Rate

Net Rent: \$16.00 PSF/YR
Gross Rent: \$29.98 PSF/YR

2012 Estimate Additional Rent

\$13.98 PSF/YR

Parking

- 3 stalls per 1,000 SF leased, combination of surface and underground parking as follows:
- Surface parking : 2 stalls per 1,000 SF
Free surface parking
- Underground Parking: 1 stall per 1,000 SF
\$100 per stall per month

Commission

- \$5.00 per SF on a 5-year term*
- \$8.00 per SF on a 10 year term*
(subject to our exclusive listing agreement)

Brian Lynett, Sales Representative, Partner
905.625.5020 x222
blynett@lennard.com

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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



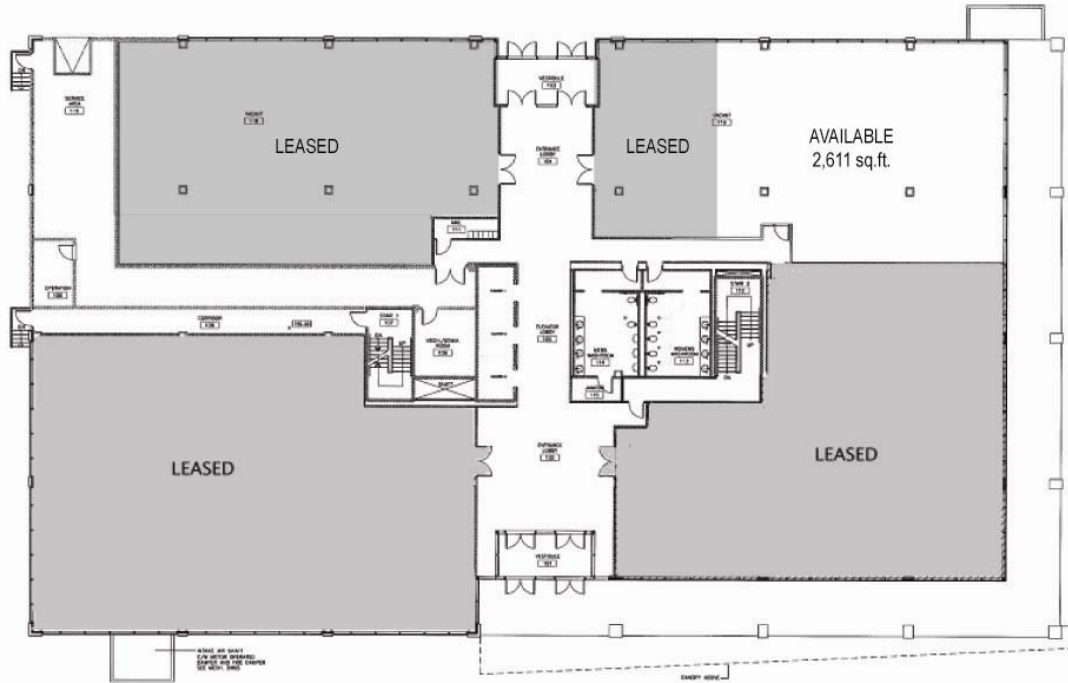
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Floor Plans – 1st & 2nd Floor

1st Floor



2nd Floor



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Floor Plan – 3rd & 4th Floor

3rd Floor



4th Floor

