

# 2585-2605 SKYMARK AVENUE

Highest Quality at  
Competitive Rates

## Location

Between Orbitor Drive and Explorer Drive

## Building Description

2 Storey building located in the Airport Corporate Centre. The drive up design offers a competitive alternative to the traditional mid-rise suburban office building.

## Lease Term

5 or 10 years

## Availability

Immediate

## Comments

- Building is "BOMA Best" Certified
- Exterior fascia signage available for both suites
- Second floor balconies
- Copper backbone infrastructure
- Security: Individual tenant security system
- Fitness Centre in complex
- Easy access to Public Transit and 400 Series Highways

## Contact

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

## Available Space

2595 Skymark Ave  
Suite 205: 5,751 SF

## Rate

Net Rent: \$ 9.00 PSF/YR  
Gross Rent: \$21.14 PSF/YR

## 2012 Estimate Additional Rent

\$12.14 PSF/YR

## Tenant Improvement Allowance

Negotiable

## Parking

Free Surface Parking at ratio of 3 stalls per 1,000 SF leased

## Commission

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

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

**LENNARD**

t 905-62-LEASE f 905-625-5024 w lennard.com

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



LENNARD REALTY

# 2585-2605 SKYMARK AVENUE

## Floor Plan

