



For Lease: Industrial

1090 Aerowood Drive, Unit 6

5,847 SF Whiteboxed Industrial Unit for Lease in Mississauga

Broker Incentive
\$1,000 Visa
Gift Card
for a successful
3+ year lease deal

Lennard:

209-1 Yorkdale Road, North York
905.752.2220

lennard.com

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5,847 SF Whiteboxed Industrial Unit for Lease in Mississauga

	Unit 6
	Total Area
	5,847 SF
	Office Area
	10-15% (approx.)
	Clear Height
	16'
	Shipping Doors
	1 Truck Level
	Power
	TBD
	Sprinklers
	Yes
	Asking Net Rent PSF
	\$16.95
	TMI (2025) PSF
	\$4.10
	Possession
	30-60 TBD
	Comments
	<ul style="list-style-type: none">Whiteboxed warehouse with new LED lighting throughoutNew washroomNew man door and transom window



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Building Plan



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Zoning - E2 - Employment

Partial List of Permitted Uses



*Exceptions/Conditions apply

Please confirm intended use is permitted by the City of Mississauga.
Please see City of Mississauga Zoning By-Law for complete list of permitted uses, conditions, and exceptions.

Permitted Uses Include:	
Office	Motor Vehicle Service
Medical Office	Motor Vehicle Repair Facility - Restricted
Office	Motor Vehicle Rental Facility
	Motor Vehicle Wash Facility - Restricted
	Gas Bar*
	Motor Vehicle Service Station*
	Motor Vehicle Sales, Leasing and/or Rental Facility - Commercial Motor Vehicles*
Business Activities	Hospitality
Broadcasting/Communication Facility	Banquet Hall/Conference Centre/
Manufacturing Facility	Convention Centre
Science and Technology Facility	Night Club*
Science and Technology Facility	Overnight Accommodation
Truck Terminal	
Warehouse/Distribution Facility	
Wholesaling Facility	
Waste Processing Station*	
Waste Transfer Station*	
Composting Facility*	
Self Storage Facility	
Contractor Service Shop	
Medicinal Product Manufacturing Facility*	
Medicinal Product Manufacturing Facility - Restricted	
Plant-Based Manufacturing Facility*	
Commercial	Other
Restaurant	Adult Video Store*
Convenience Restaurant*	Adult Entertainment Establishment*
Take-out Restaurant	Animal Boarding Establishment*
Commercial School	Active Recreational Use
Financial Institution*	Body-Rub Establishment*
Veterinary Clinic	Truck Fuel Dispensing Facility
Animal Care Establishment	Entertainment Establishment
	Recreational Establishment
	Funeral Establishment*
	Private Club
	Repair Establishment
	Parking Lot
	University/College

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Exterior & Interior



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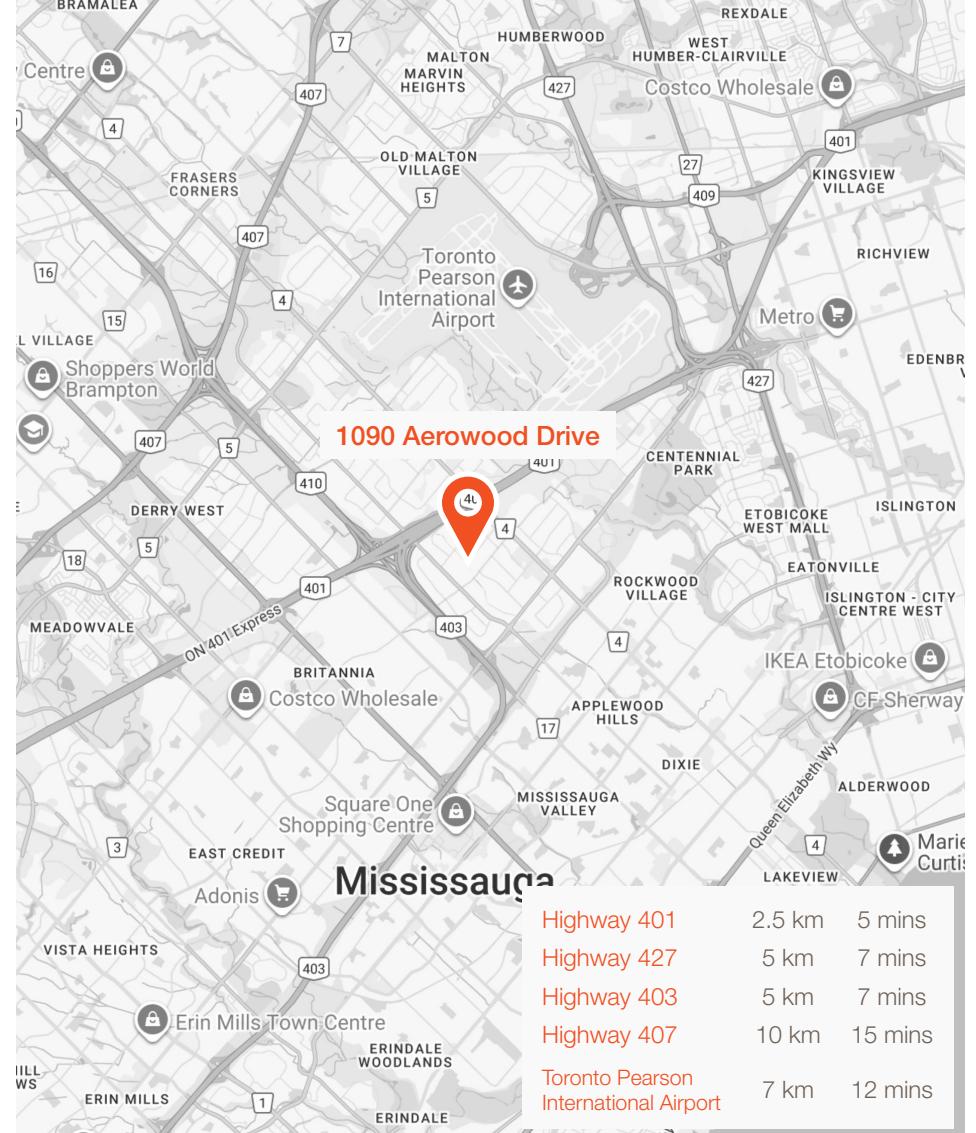
Exterior & Interior



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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. Lennard Commercial Realty, Brokerage.