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For Sublease: Office

2 Tippett Road



Up to 40,000 SF
Variety of Uses Welcome!

Lennard:

200-55 University Avenue, Toronto
416.649.5920

lennard.com



2 Tippett Road

Property Overview

Up to 40,000 SF of office space available for sublease in North York near HWY 401 and Allen Road.



Total Available Space

40,000 SF Across 4 Floors
Approximately 10,000 SF per Floor
Divisible From 5,000 SF and Up



Zoning

MC(H) -
Industrial Commercial



Permitted Uses

Variety of Uses
Permitted & Welcome

- Office
- Educational
- Fitness
- Motor Vehicle
- + Many More



Availability

Immediate



Gross Rent

\$21.50 PSF

(utilities and janitorial not included)



Parking

Surface &
Underground



Listing Agent

Joseph Wise*

Executive Vice President

416.649.5909

jwise@lennard.com

*Sales Representative

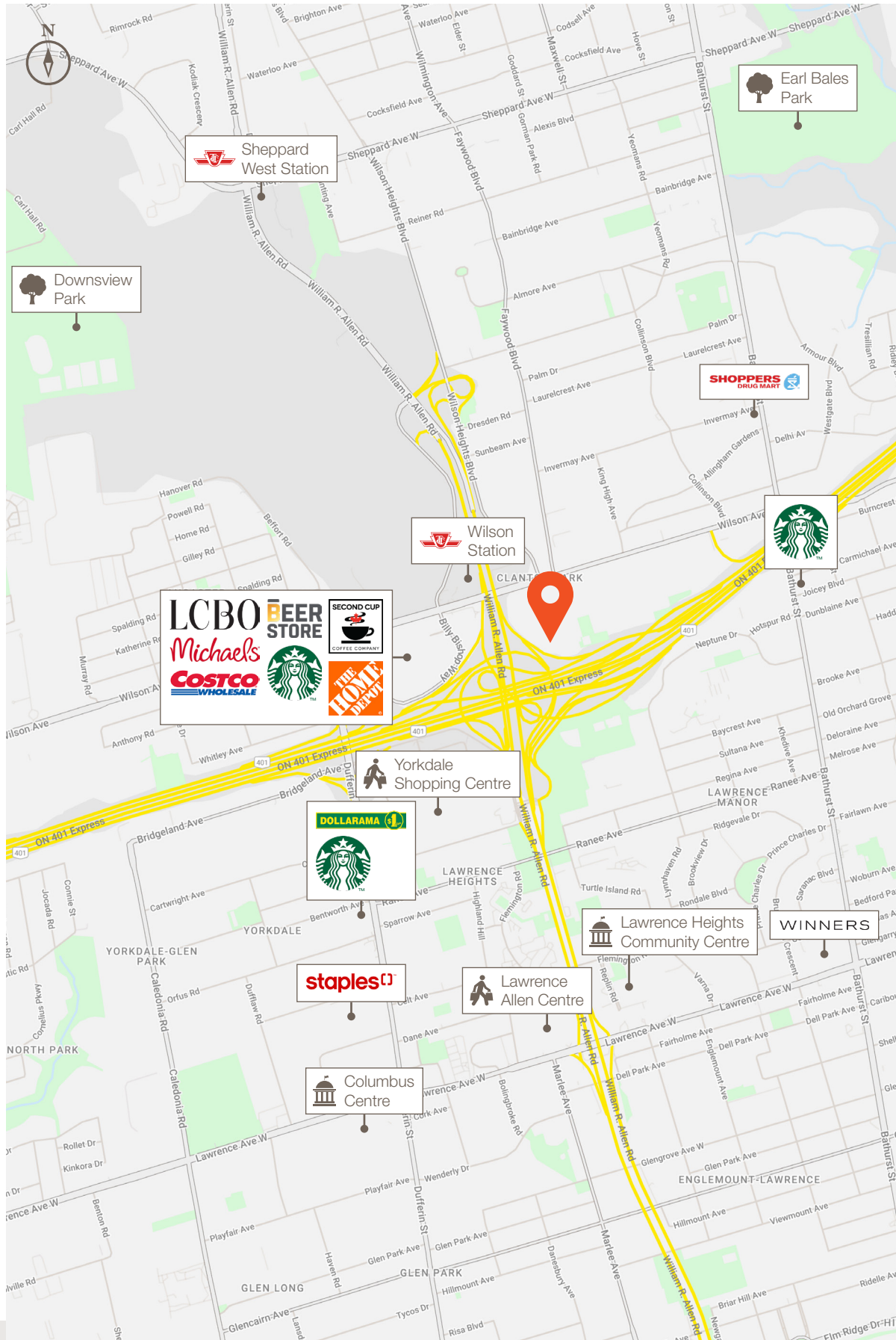
Property Highlights

- Easy access to HWY 401 & Allen Road
- 2 minute walk to Wilson Station
- Signage opportunity facing highway
- Some furniture available at no cost
- Landlord is open to various uses
- Walking distance to restaurants and shopping amenities, including Yorkdale, Costco & Home Depot



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Property Location





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Exterior Photos





Interior Photos

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