

:: AVAILABLE FOR LEASE ::

5055 SATELLITE DRIVE

MISSISSAUGA, ONTARIO

AVAILABILITIES:

PREMISES:

UNIT 3: 11,606 SQ. FT.
(100% Office)

ASKING RENT:

\$18.00 PER SQ. FT.

ADDITIONAL RENT (2021 ESTIMATE):

\$4.91 PER SQ. FT.
(excludes utilities & janitorial)

PARKING:

4.0 PER 1,000 SQ. FT.



BUILDING SIGNAGE
FACING EGLINTON
AVENUE WEST



COST CONTROL
& LOW TMI



SEPARATELY
METERED UTILITIES

FOR MORE INFORMATION PLEASE CONTACT

*Sales Representative

JOHN POTTER*

Senior Vice President
416.798.6242
john.potter@cbre.com

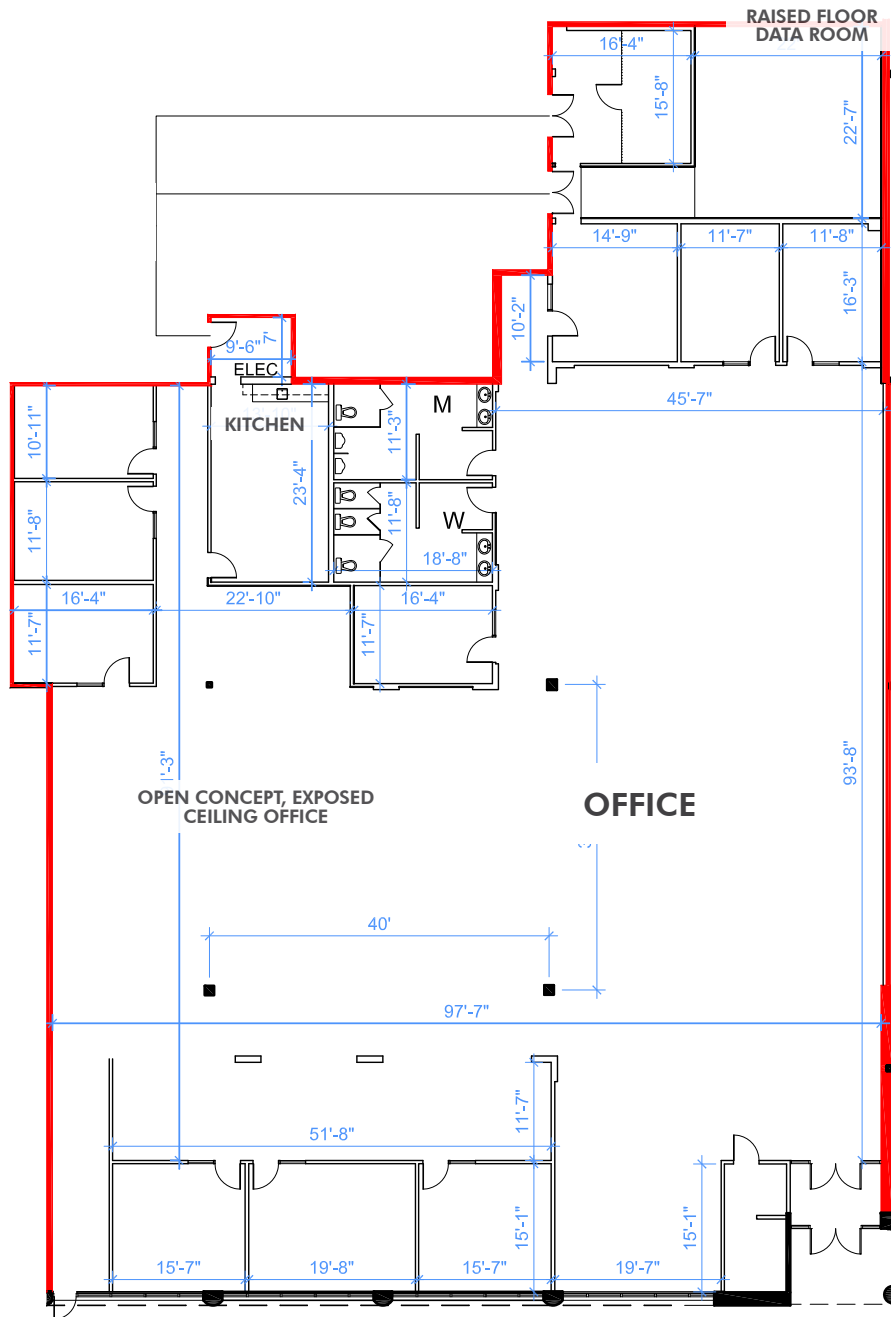
FRASER MCKENNA*

Senior Vice President
416.798.6275
fraser.mckenna@cbre.com



UNIT 3: 11,606 SQ. FT.

100% OFFICE



KEY PLAN

DEMISING WALL



AMENITIES:

- Mickle's Ristorante
- The Wokker Restaurant
- Spoon and Fork
- Prince Japanese Steak House
- Al Pizza Forno
- FiAMMA Ristorante
- The Irish Shebeen



ETOBICOKE CREEK STATION



SPECTRUM SQUARE'S THE HIVE



STARBUCKS PUMPERNICKEL'S

Saigon House, Characters Hair & Makeup Light-Touch Med Space and Dentist



SPECTRUM STATION

5055 SATELLITE DRIVE, UNIT 3



EGLINTON AVENUE WEST

TownePlace SUITES Marriot



ORBITOR STATION

ORBITOR DRIVE

SKYMARK AVENUE



Mississauga Bus Rapid Transit Route





LEGEND:



Mississauga Bus Rapid Transit Route



Skymark/Renforth Transit Hub
- with connections to several major routes including:

- ▶ • TTC, Kipling Subway Terminal, Eglinton Avenue, Toronto Pearson International Airport



- 72 **TIMBERLEA** | Weekday Rush Hour
- 35 **EGLINTON** | Monday to Saturday
- 87 **MEADOWVALE-SKYMARK** | Weekday Rush Hour
- 109 **MEADOWVALE EXPRESS** | Monday to Saturday

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