

**AVISON
YOUNG**

PROMBANK

FOR LEASE



5080 | **TIMBERLEA BOULEVARD**
MISSISSAUGA, ON

Partnership. Performance.

Office & Industrial Space Available

For more information, please contact:

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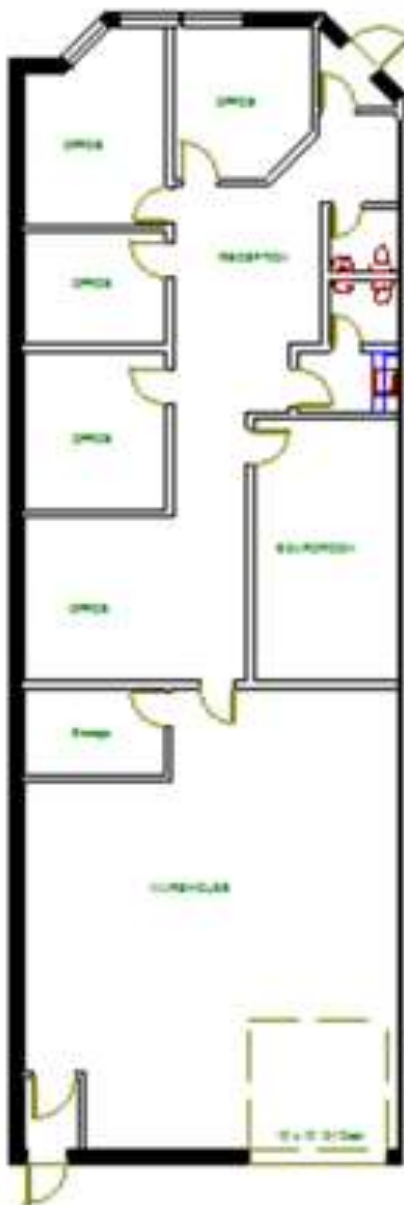
Platinum
member

5080 TIMBERLEA BOULEVARD

Availability **Unit 1:** 2,337 sf
 Asking Rent: \$12.95 net psf
 Additional Rent: \$4.42 psf (2021 est.)
 Occupancy: Immediate



Unit 1: 2,337 sf



- Well laid out end unit featuring private offices, boardroom and kitchenette
- 60% air-conditioned office
- 15 ft clear height
- 1 drive-in door
- Fully sprinklered
- Abundant parking

5080 TIMBERLEA BOULEVARD

Availability **Unit 19-20:** 3,544 sf

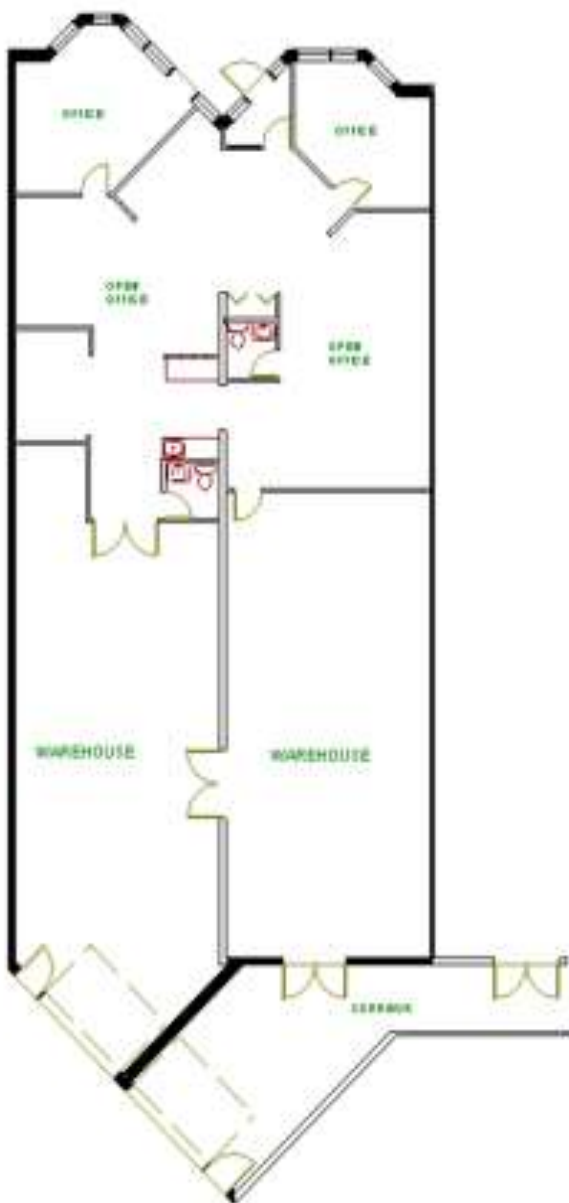
Asking Rent: \$12.75 net psf

Additional Rent: \$4.17 psf (2021 est.)

Occupancy: Immediate



Unit 19-20: 3,544 sf



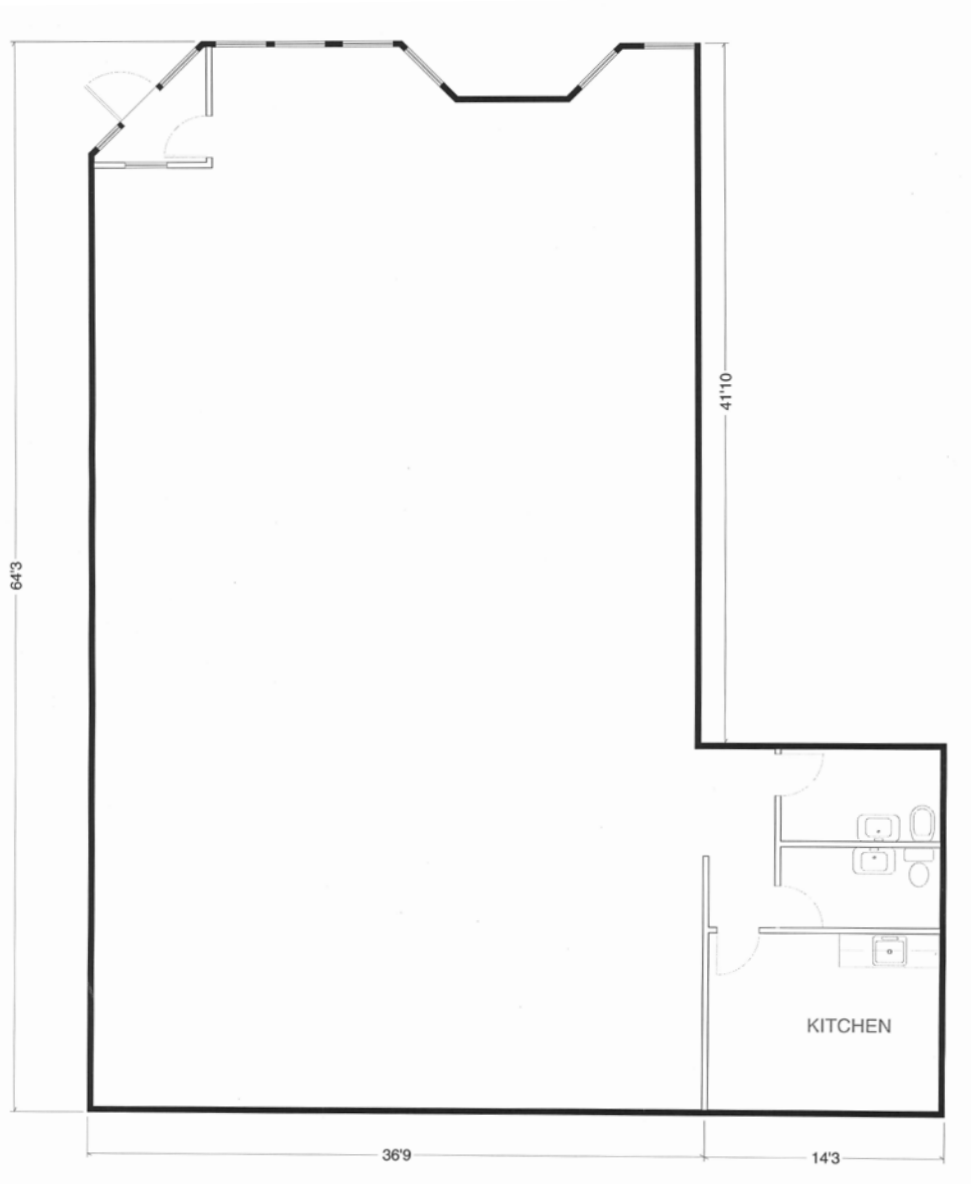
- Newly renovated warehouse space
- 40% air-conditioned office area, built out with private offices
- 18 ft clear height
- 2 drive-in doors
- Fully sprinklered
- Abundant parking

5080 TIMBERLEA BOULEVARD

Availability **Unit 42:** 2,652 sf
 Asking Rent: \$10.50 net psf
 Additional Rent: \$7.45 psf (2021 est.)
 Occupancy: Immediate



Unit 42: 2,652 sf



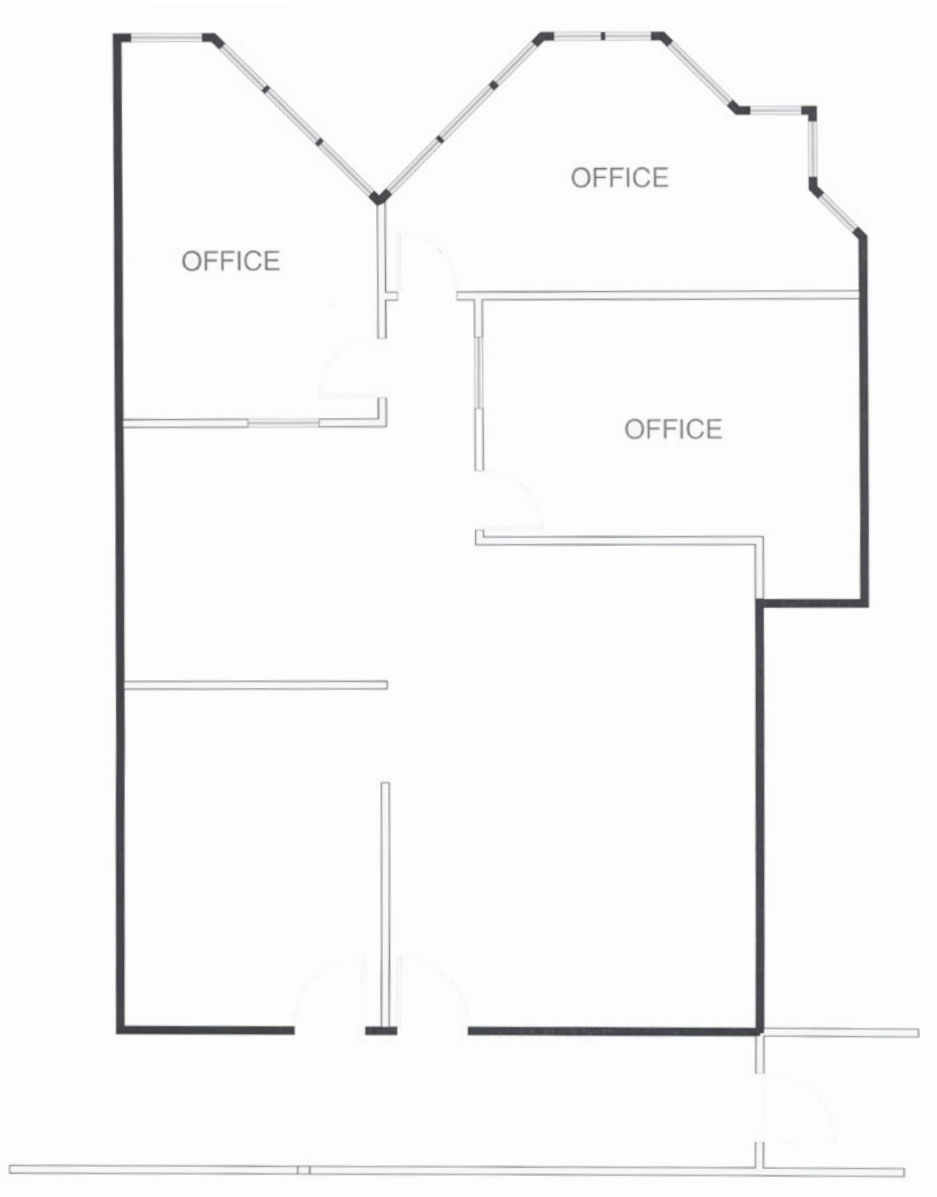
- Contains kitchenette and in-suite washrooms
- Abundant parking
- Easy access ground floor space
- Perfect for professional services companies, small businesses and satellite office

5080 TIMBERLEA BOULEVARD

Availability **Suite 207:** 1,344 sf
 Asking Rent: \$11.95 net psf
 Additional Rent: \$10.60 psf (2020 est.)
 Occupancy: Immediate



Suite 207: 1,344 sf



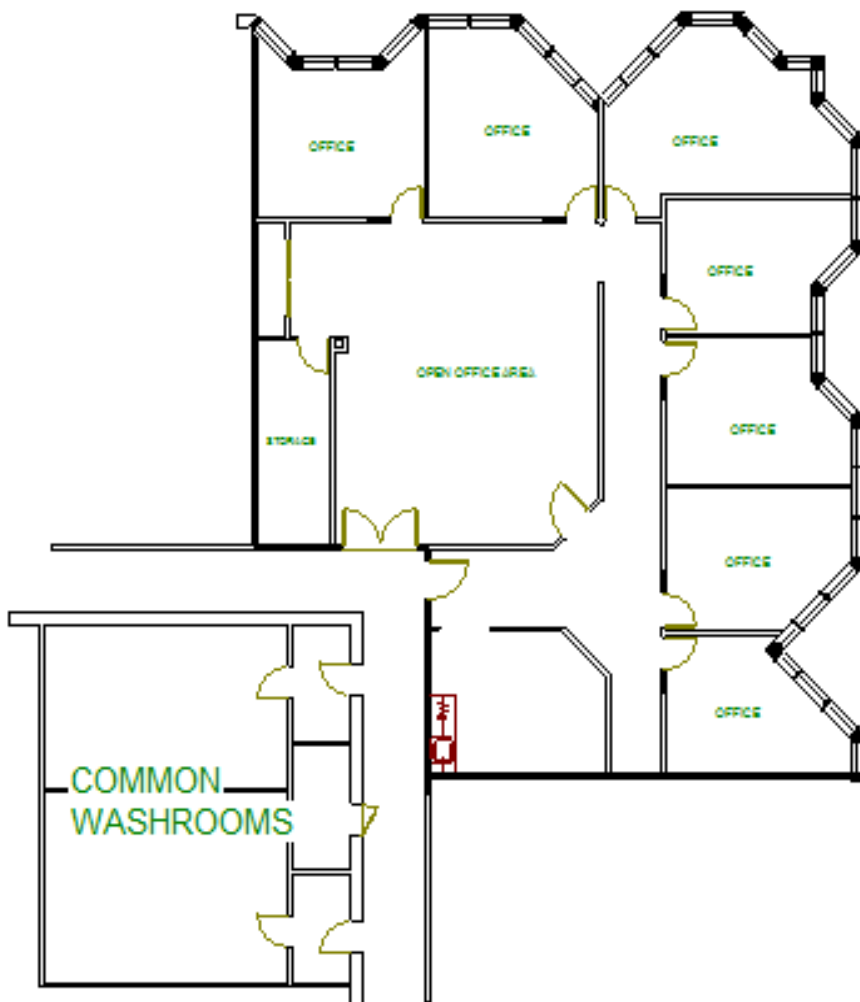
- Second floor office space
- Elevator accessibility
- Abundant parking
- Perfect for professional services companies, small businesses and satellite office

5080 TIMBERLEA BOULEVARD

Availability **Suite 214:** 2,863 sf
 Asking Rent: \$11.95 net psf
 Additional Rent: \$10.60 psf (2020 est.)
 Occupancy: Immediate



Suite 214: 2,863 sf



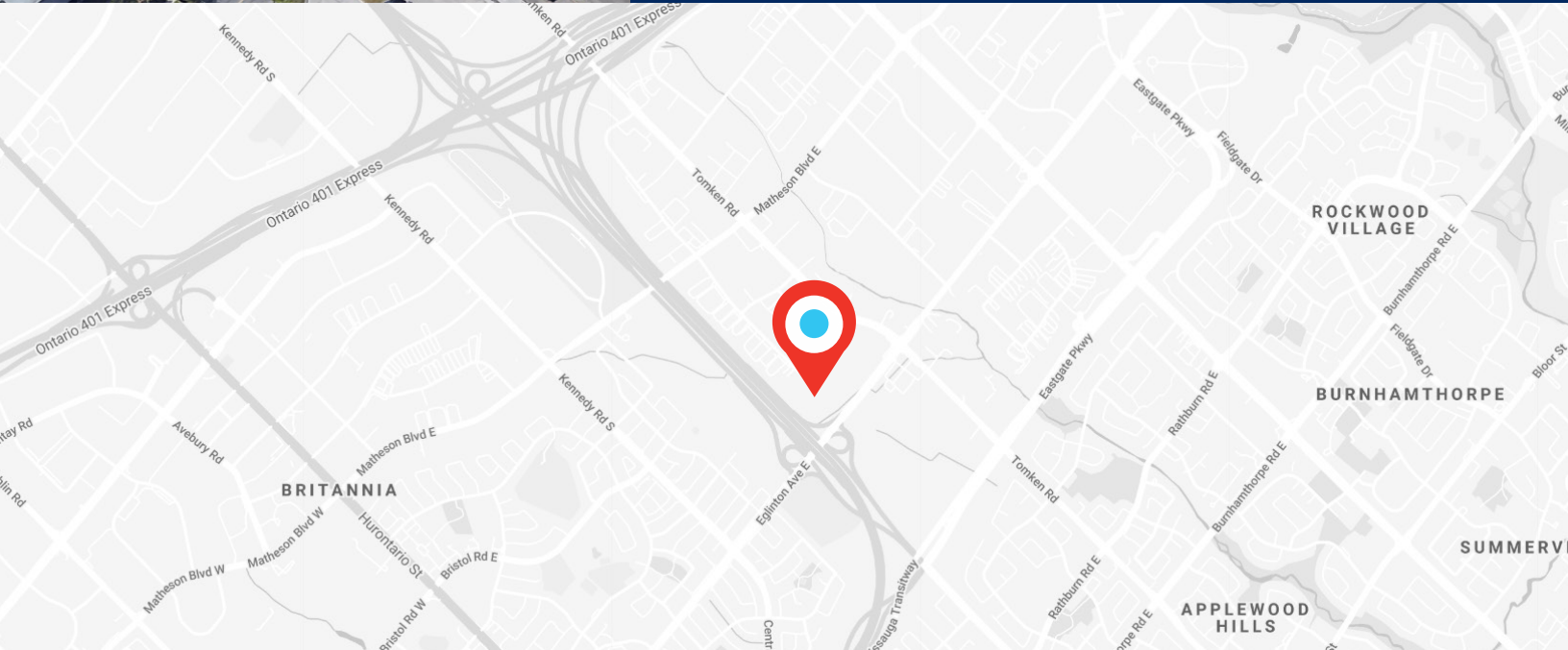
- Second floor office space
- Elevator accessibility
- Abundant parking
- Perfect for professional services companies, small businesses and satellite office

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