



AVAILABILITY

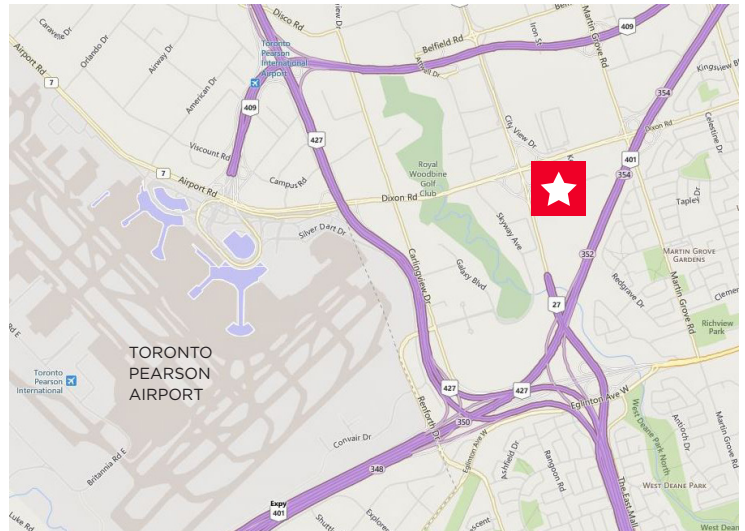
Ground Floor:	7,144 SF
Floor 2 - 7:	12,350 SF / FLOOR
Total:	81,244 SF

RENT

Net Rent:	FROM \$10.50 PSF
Additional Rent:	\$13.25 PSF (2018 est.)
Allowance:	NEGOTIABLE

OFFERING

\$40.00/SF T.I. ALLOWANCE, MINIMUM FULL FLOOR DEAL, 10 YR. TERM
Up to 6+/1,000 Parking Available
Airport Shuttle



PROPERTY FEATURES

- Recently renovated lobby, elevator cabs, and common area
- Immediate access to Pearson International Airport and Highways 401, 427, 407, and 27
- Abundant Amenities, including Toronto Congress Centre, Hotels, Royal Woodbine Golf Course, Restaurants and Retail
- Building signage available for anchor tenant (visible from Highway 401)
- Existing improvements include Diesel Generator, card access control, enhanced electrical, HVAC upgrades completed
- Excellent TTC access with connections to Bloor and Yonge Subway Lines, Mississauga, Brampton and GO Transit

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CUSHMAN & WAKEFIELD

FOR LEASE

10 Kelfield Street

Toronto, Ontario

PICTURES AND FLOOR PLANS

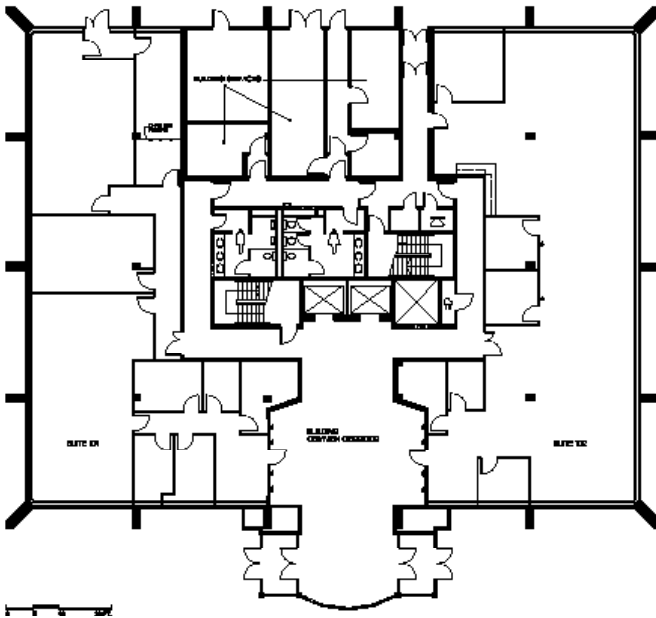
LOBBY



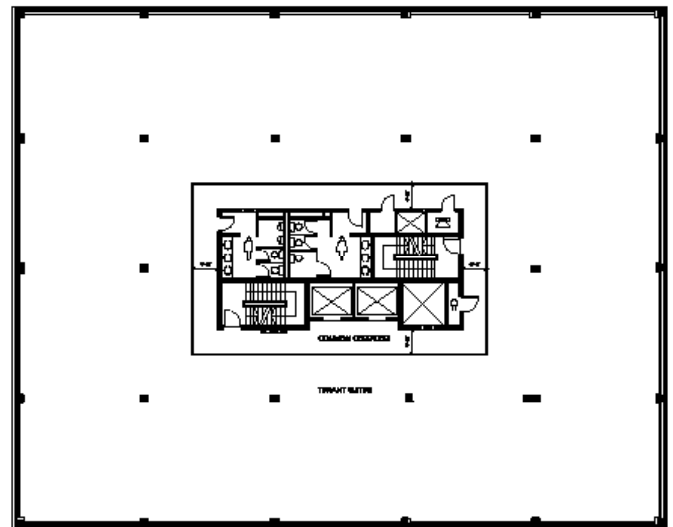
OPEN SPACE



GROUND FLOOR



SEVENTH FLOOR - TYPICAL FLOOR



RENTABLE AREA: 7,144 SF

RENTABLE AREA: 12,350 SF

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March 2018