

FOR SALE  
OR LEASE

# FOR SALE OR LEASE

## 28,195 SQ. FT. FREESTAND FLEX OFFICE SPACE

18 Corporation Drive :: Brampton, ON



### FEATURES:

- Freestanding building with newly renovated improvements
- Suites can be demised down to various sizes for multiple lease options
- Ample parking spaces (151 parking stalls), more can be made available
- Easy access to public transit and major highways
- Signage available with Torbram Road exposure
- Drive to front door access

FOR MORE  
INFORMATION  
PLEASE  
CONTACT

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\*\*Broker

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# 18

## CORPORATION DRIVE

BRAMPTON, ON



**AVAILABLE PREMESIS:**

28,195 sq. ft.

**ASKING PRICE:**

~~\$5,100,000.00~~

\$4,900,000.00

**TAXES (ANNUAL 2014):**

\$115,110.10

**ASKING NET RATE:**

~~\$15.25 per sq. ft.~~

\$12.00 per sq. ft.

**T&O (2015 EST):**

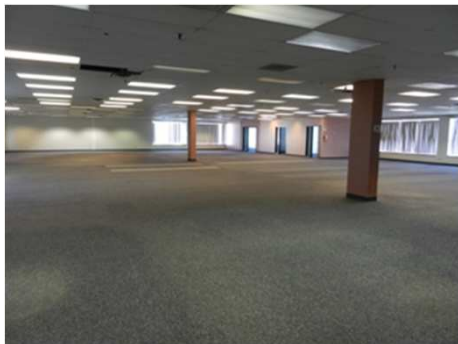
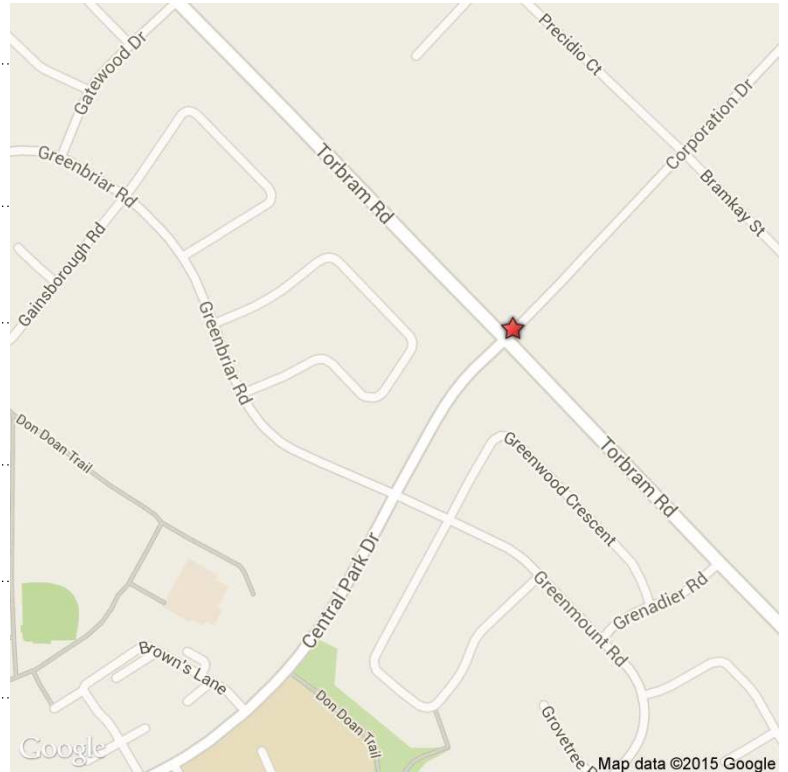
\$11.00 per sq. ft.

**POSSESSION:**

Immediate

**PARKING:**

5.35:1,000 sq. ft.



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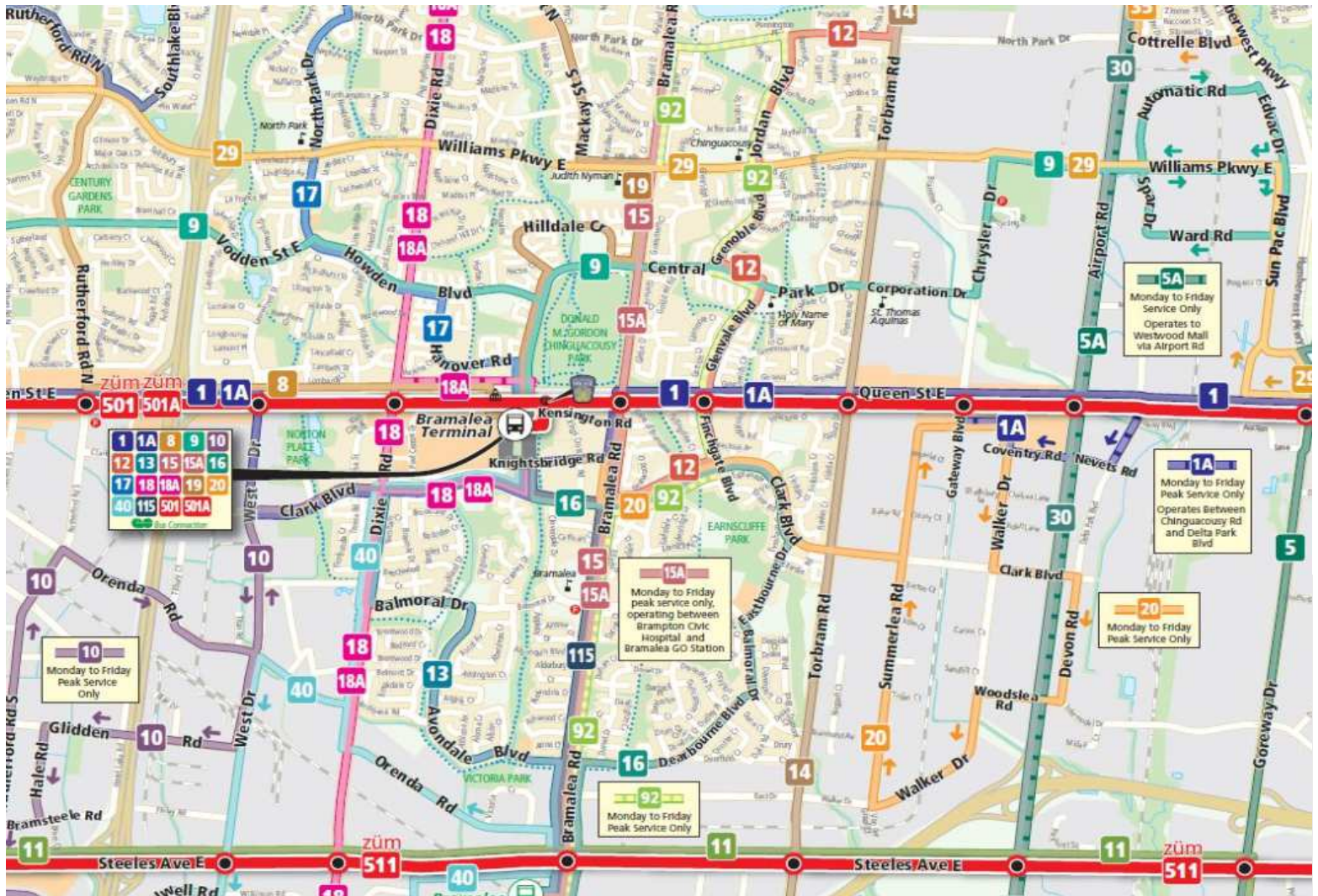
# 18

## CORPORATION DRIVE

BRAMPTON, ON

### BRAMPTON PUBLIC TRANSIT

There are many convenient buses travelling in the vicinity of 18 Corporation Drive, making this an ideal location for employees and clients commuting to and from the building. The #9 bus, running every half an hour, stops directly at the intersection of Torbram Road and Corporation Drive. This bus goes as far west as Mount Pleasant Go Station and ending at Edvac Drive. The #14 Bus runs North and South along Torbram Road, stopping at Bovaird Drive and Queen Street, every 10-15 minutes. This bus goes as far South as Westwood Mall Terminal, and North to Countryside Drive.



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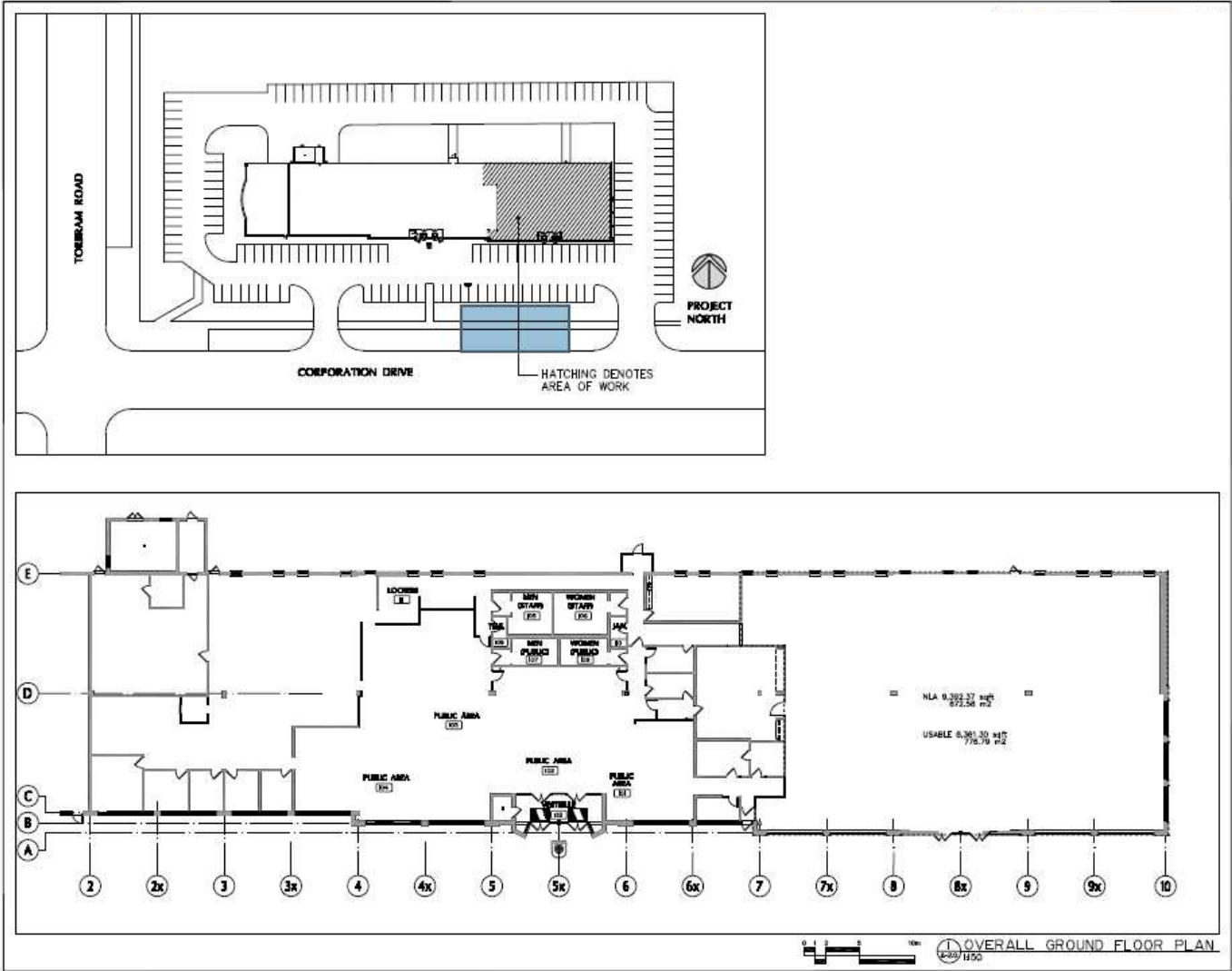


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BRAMPTON, ON



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