



OFFICE/INDUSTRIAL SPACE FOR LEASE
500 COCHRANE DRIVE - UNIT A
MARKHAM, ON



4,220 SF



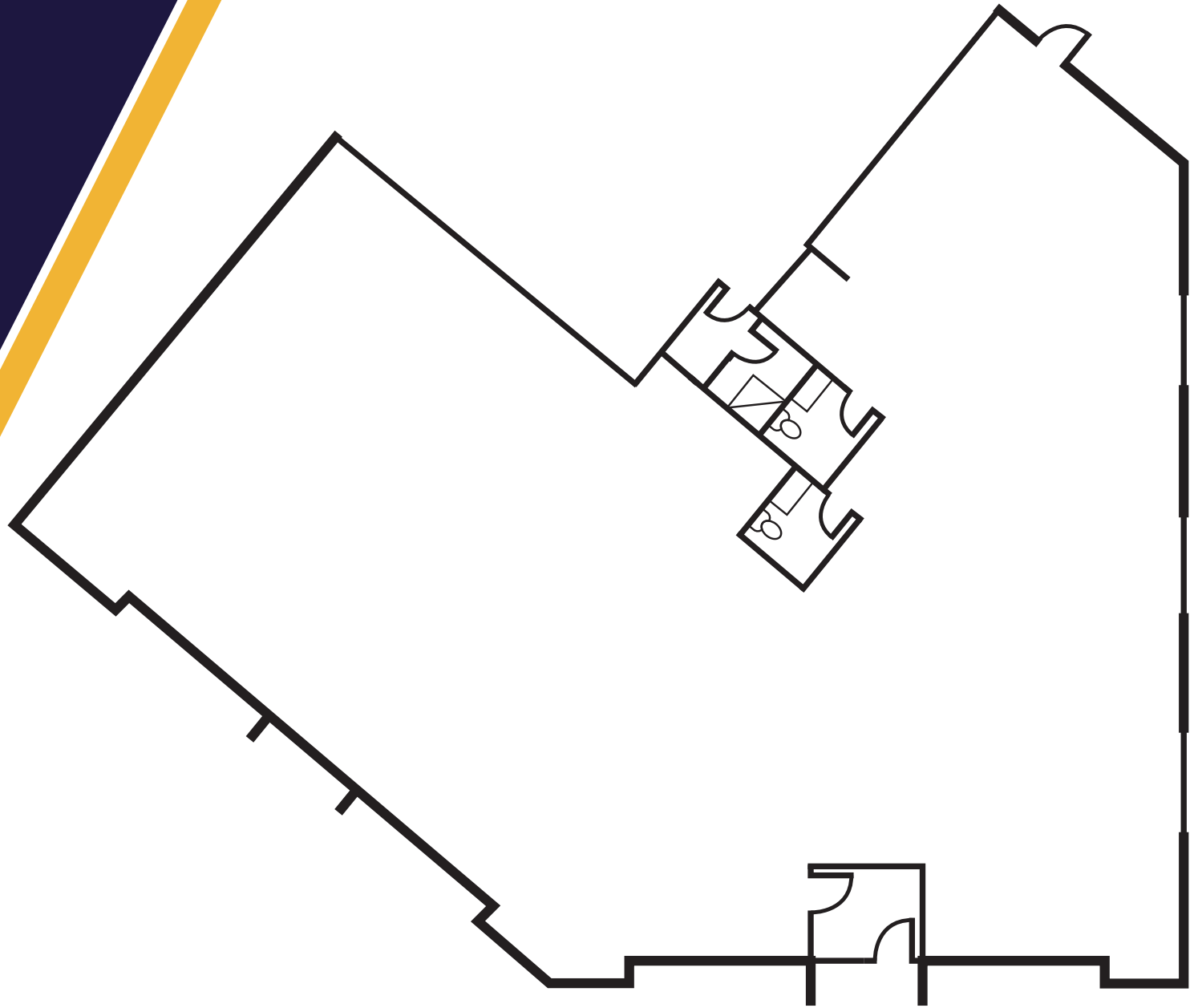
PROPERTY HIGHLIGHTS

Size:	4,220 SF
Clear Height:	16 Ft
Net Asking:	\$19.00
TMI:	\$5.00
Shipping:	Double Door Loading
Occupancy:	Immediate

COMMENTS

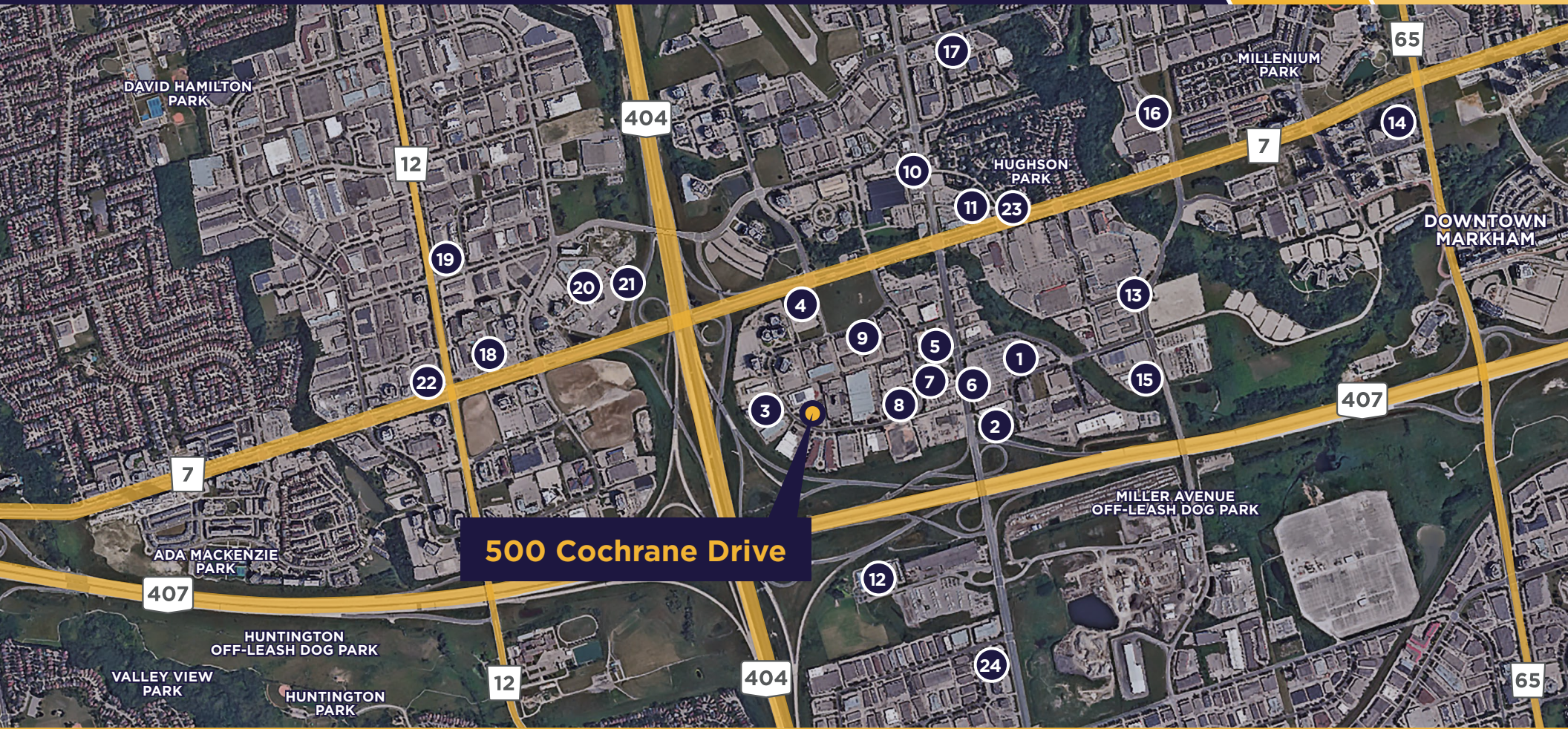
- Office or Light Industrial Space available for Lease.
- Space is in base building condition ready for Tenant fixturing or light industrial storage.
- Landlord prepared to provide a TI allowance for a qualified Office user. Minimum 5 year term for TI allowance.
- Double door loading can allow for light industrial storage.
- Corner unit with excellent street signage on Cochrane Drive.
- Bus stop located in front of unit.
- Ample onsite parking.
- Building professionally managed and maintained.

FLOOR PLAN



*Floorplan is for reference only and actual layout may differ

AREA AMENITIES MAP



500 Cochrane Drive

- | | | | | | |
|---|--------------------------|-----------------------------|--------------------------------|---|------------------------------------|
| 1 Costco Wholesale | 5 Spark by Hilton | 9 K-Dental | 13 First Markham Centre | 17 Hub Climbing | 21 Chako Barbecue & Izakaya |
| 2 Hampton Inn & Suites by Hilton | 6 Tim Hortons | 10 Chipotle | 14 Hilton Suites | 18 Sheraton Parkway | 22 Times Square |
| 3 Park Inn by Radisson | 7 Dragon Legend | 11 LA Fitness | 15 Zoom Zoom Storage | 19 Holiday Inn Express | 23 Popeyes |
| 4 Delta Hotels | 8 The Bake House | 12 Markham Golf Dome | 16 C2 Badminton Club | 20 Moxie's Beaver Creek Restaurant | 24 OXYGEN Fitness Club |



For more information, please contact:

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