

FOR LEASE

# HIGH TRAFFICE / HIGH VISIBILITY TTC AT DOOR STEP!

1196 MARTIN GROVE ROAD • TORONTO • ONTARIO • M9W 5M9

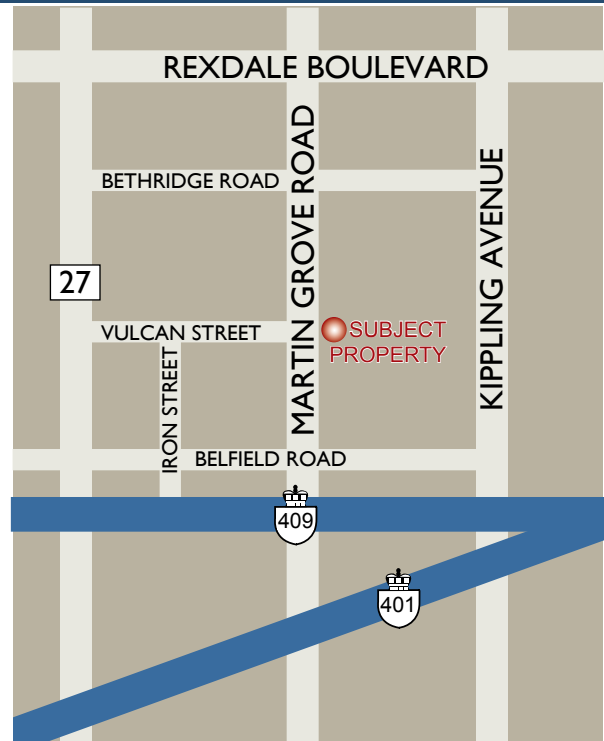


## BELFIELD ROAD AND MARTINGROVE ROAD

<b>AVAILABLE SPACE</b>	13,316 square feet
<b>OFFICE SPACE</b>	3,871 square feet
<b>CEILING HEIGHT</b>	16 feet approximately
<b>SHIPPING</b>	1 truck door & 1 drive in doors
<b>NET RENT</b>	\$4.25 Net Per square foot
<b>TMI</b>	\$4.35 per square foot (2010 estimate) - <i>To Be Confirmed</i>
<b>OCCUPANCY</b>	Immediate

### COMMENTS

- Unit in great condition
- TTC stop at door step
- High Traffic / High Visibility



*For additional information, or to book a tour, please contact:*

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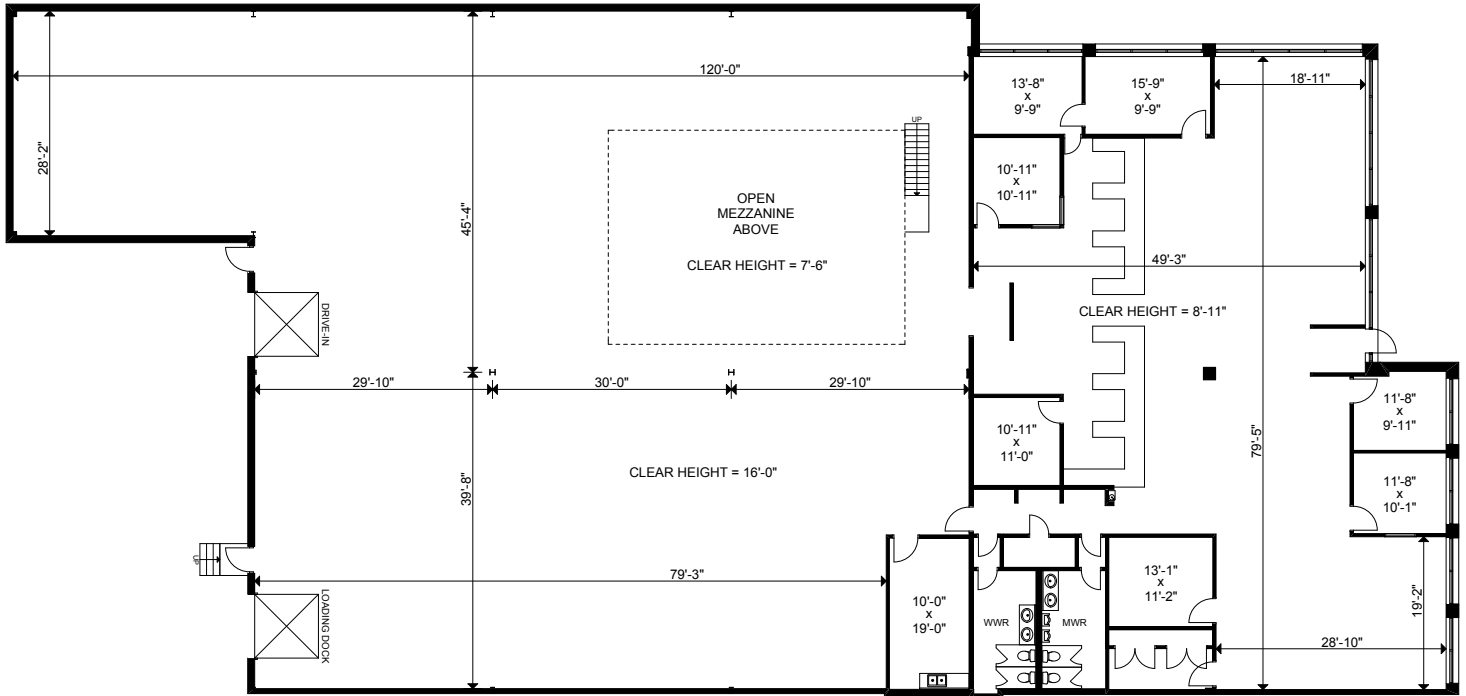


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