



Partnership. Performance.



Flex Office/Industrial Space For Lease

For more information, please contact:

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Managed by:



AMERICAN DRIVE BUSINESS PARK

MISSISSAUGA, ON

American Drive Business Park | Available Space

Building	Unit	Size	Net Rent	Additional Rent (2012)
3400 American Drive	Whole Building	20,118 sf	\$7.25 psf	\$4.55 psf
3405 American Drive	Unit 1	2,608 sf	\$8.00 psf	\$3.95 psf
3397 American Drive	Unit 7	1,766 sf	\$8.00 psf	\$3.81 psf LEASED
3397 American Drive	Unit 17-18	4,780 sf	\$5.75 psf	\$3.81 psf LEASED
3397 American Drive	Unit 19-20	4,768 sf	\$5.75 psf	\$3.81 psf LEASED
3405 American Drive	Unit 7	2,795 sf	\$5.75 psf	\$3.95 psf LEASED
3405 American Drive	Unit 8	2,737 sf	\$8.00 psf	\$3.95 psf LEASED
6280 Northwest Drive	Whole Building	21,280 sf	\$5.75 psf	\$3.75 psf LEASED
6300 Northwest Drive	Unit 2	10,000 sf	\$5.75 psf	\$3.81 psf
6305 Northam Drive	Unit 1	2,361 sf	\$8.00 psf	\$3.90 psf LEASED
6305 Northam Drive	Unit 6	2,465 sf	\$6.00 psf	\$3.90 psf
6305 Northam Drive	Unit 8	2,529 sf	\$6.75 psf	\$3.90 psf
6305 Northam Drive	Unit 9 -10	5,000 sf	\$8.00 psf	\$3.90 psf
6305 Northam Drive	Unit 9 -15	17,527 sf	\$8.00 psf	\$3.90 psf
6305 Northam Drive	Unit 11	2,5000 sf	\$5.75 psf	\$3.90 psf
6305 Northam Drive	Unit 12 -15	10,000 sf	\$8.00 psf	\$3.90 psf
6305 Northam Drive	Unit 14 -15	5,000 sf	\$8.00 psf	\$3.90 psf

3397 American Dr. [Unit 7](#)

- 100% Office
- Small office unit ready for occupancy

3400 American Dr.

- 25% Office / 75% Warehouse
- Stand alone building with large lot for parking and storage

3405 American Dr. [Unit 1](#)

- 100% Office
- Suite ready for occupancy

[Unit 2](#)

- 25% Office / 75% Industrial
- 14' Clear Height

6305 Northam Dr. [Unit 6](#)

- 10% Office / 90% Warehouse
- 14'6" Clear Height

[Unit 9 -15](#)

- 75% Office

[Unit 14 - 15](#)

- 100% Office

[Unit 8](#)

- 50% Office / 50% Industrial
- 14' Clear Height

[Unit 11](#)

- 20% Office

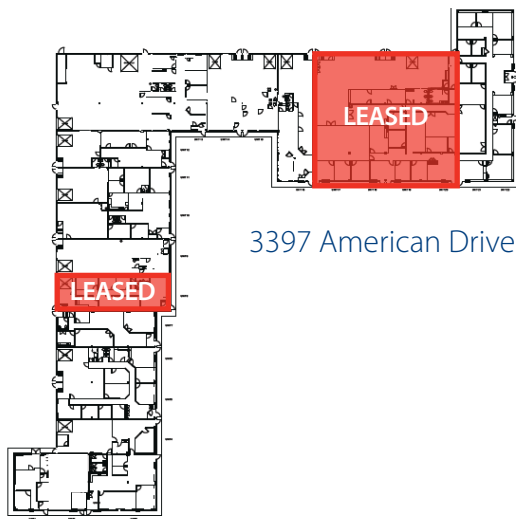
[Unit 9 -10](#)

- 85% Office

[Unit 12 - 15](#)

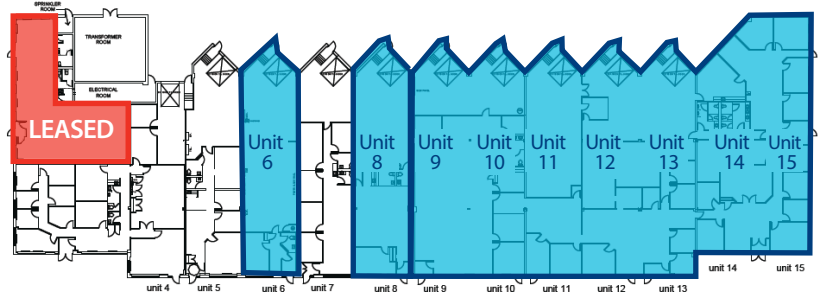
- 80% Office

Flex Office / Industrial Units Floor Plans



3397 American Drive

6305 Northam Drive



Unit 6

Unit 8

Unit 9

Unit 10

Unit 11

Unit 12

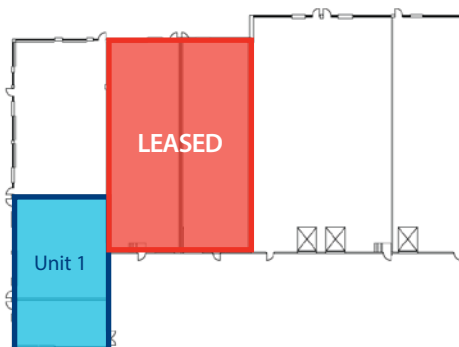
Unit 13

Unit 14
Unit 15

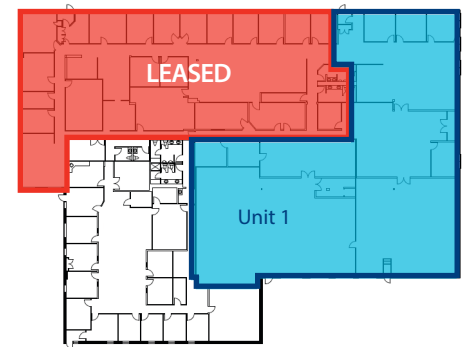
3400 American Drive



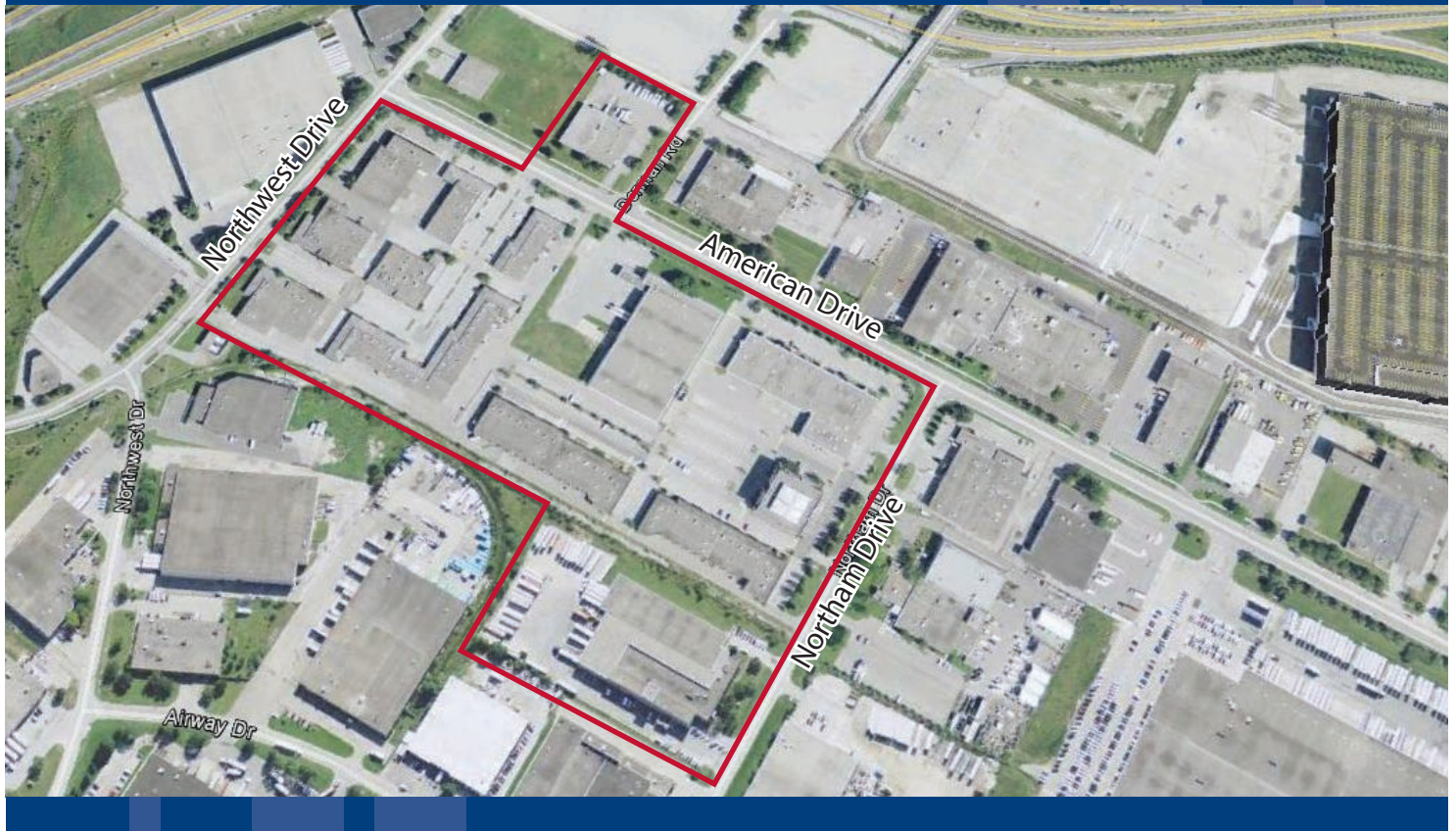
3405 American Drive



6300 Northwest Drive



AMERICAN DRIVE BUSINESS PARK MISSISSAUGA, ON



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