

FOR LEASE  
Office Space

# 675 COCHRANE DRIVE

Markham's **ONLY** AAA Workplace



CROWN  
PROPERTY MANAGEMENT

CBRE



# OVERVIEW

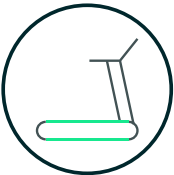


Collaboration Zones with Free WiFi

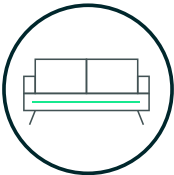
## ON-SITE AMENITIES



Model  
Suites



Exclusive  
Fitness Centre  
with showers



On-site  
Conference Room



Physiotherapy  
Centre



EV Charging  
Stations



Bike Lockers &  
Storage

675 Cochrane Drive features convenient on-site amenities that add value and work/life balance. Greeted every day by a soaring, sun lit atrium and lobby, tenants will a multitude of collaboration areas. Also located within the complex is a WorkFit by Crown fitness facility free for tenant use.



# AMENITIES



## A premier workplace destination

Welcome to 675 Cochrane Drive, Markham's only AAA office complex where Highway 7 meets the 404 offering amazing highway visibility and easy access.

With on-site amenities, underground parking, new building atrium and a fitness centre, 675 Cochrane offers exceptional value and convenience. Located in a neighbourhood with some of the nation's most inspiring organizations such as Stantec, Quadient, Regus & Hub International and Scotiabank, this premier office location will truly elevate your business and brand.

# AREA & ACCESS

# AWARDS

Located in an amenity abundant area of Markham, 675 Cochrane Drive is moments from great restaurants, cafes, shopping, wellness facilities and other convenient services. The building is located directly off of Highway 7 and the 404 making it fast and easy to get to and is serviced by a dedicated VIVA Rapid Transit line.



## AWARDS, CERTIFICATIONS & INITIATIVES



BOMA BEST CERTIFIED  
SILVER



BOMA TOBY REGIONAL &  
NATIONAL AWARDS



FITWEL  
CERTIFIED



THE DONALD COUSENS CONSERVATION & ENVIRONMENTAL LEADERSHIP AWARD  
MARKHAM BOARD OF TRADE DONALD  
COUSENS CONSERVATION AND  
ENVIRONMENTAL LEADERSHIP AWARD



CLIMATE WISE  
BUILDING CHALLENGE



SMART COMMUTE  
GOLD



CROWN ECO TEAM TENANT'S HAVE  
STRONG SUSTAINABILITY PROGRAMS  
AND PARTICIPATE 100% IN CROWN'S  
ECO TEAM AT 675 COCHRANE



BULLFROG  
POWERED

|                         |                                            |
|-------------------------|--------------------------------------------|
| <b>Net Rent:</b>        | \$22.50 PSF                                |
| <b>Additional Rent:</b> | \$18.21 PSF (2025 Estimate)                |
| <b>Parking:</b>         | 3.75/1,000 SF<br>(Surface and Underground) |

## EAST TOWER

Click to see more  

| Suite                         | Area                 | Availability         | Floorplan                                                                                    | 3D Tour                                                                           |                   |
|-------------------------------|----------------------|----------------------|----------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|-------------------|
| 100                           | 1,793 SF             | TBD                  |             |                                                                                   |                   |
| <del>103</del>                | <del>1,104 SF</del>  | <del>Immediate</del> | <del></del> |                                                                                   | <del>LEASED</del> |
| <del>201</del>                | <del>3,462 SF</del>  | <del>Immediate</del> | <del></del> |  | <del>LEASED</del> |
| (Model Suite - Move-in Ready) |                      |                      |                                                                                              |                                                                                   |                   |
| <del>301</del>                | <del>10,019 SF</del> | <del>Immediate</del> | <del></del> |  | <del>LEASED</del> |
| <del>302</del>                | <del>4,795 SF</del>  | <del>Immediate</del> | <del></del> |  | <del>LEASED</del> |
| <del>304</del>                | <del>2,131 SF</del>  | <del>Immediate</del> | <del></del> |  | <del>LEASED</del> |
| <del>508</del>                | <del>2,939 SF</del>  | <del>Immediate</del> | <del></del> |                                                                                   | <del>LEASED</del> |
| 700                           | 5,476 SF             | Immediate            |                                                                                              |                                                                                   |                   |

## WEST TOWER

| Suite          | Area                | Availability         | Floorplan                                                                                      | 3D Tour                                                                           |                   |
|----------------|---------------------|----------------------|------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|-------------------|
| <del>104</del> | <del>5,236 SF</del> | <del>Immediate</del> | <del></del>   |  | <del>LEASED</del> |
| 210            | 5,956 SF            | Immediate            |              |                                                                                   |                   |
| 220            | 7,954 SF            | Immediate            |             |                                                                                   |                   |
| 400            | 24,547 SF           | Immediate            |             |                                                                                   |                   |
| <del>610</del> | <del>4,429 SF</del> | <del>Immediate</del> | <del></del> |                                                                                   | <del>LEASED</del> |

## NORTH TOWER

| Suite          | Area                | Availability         | Floorplan                                                                                      | 3D Tour |                   |
|----------------|---------------------|----------------------|------------------------------------------------------------------------------------------------|---------|-------------------|
| <del>100</del> | <del>8,158 SF</del> | <del>Immediate</del> | <del></del> |         | <del>LEASED</del> |
| <del>110</del> | <del>7,852 SF</del> | <del>Immediate</del> | <del></del> |         | <del>LEASED</del> |

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