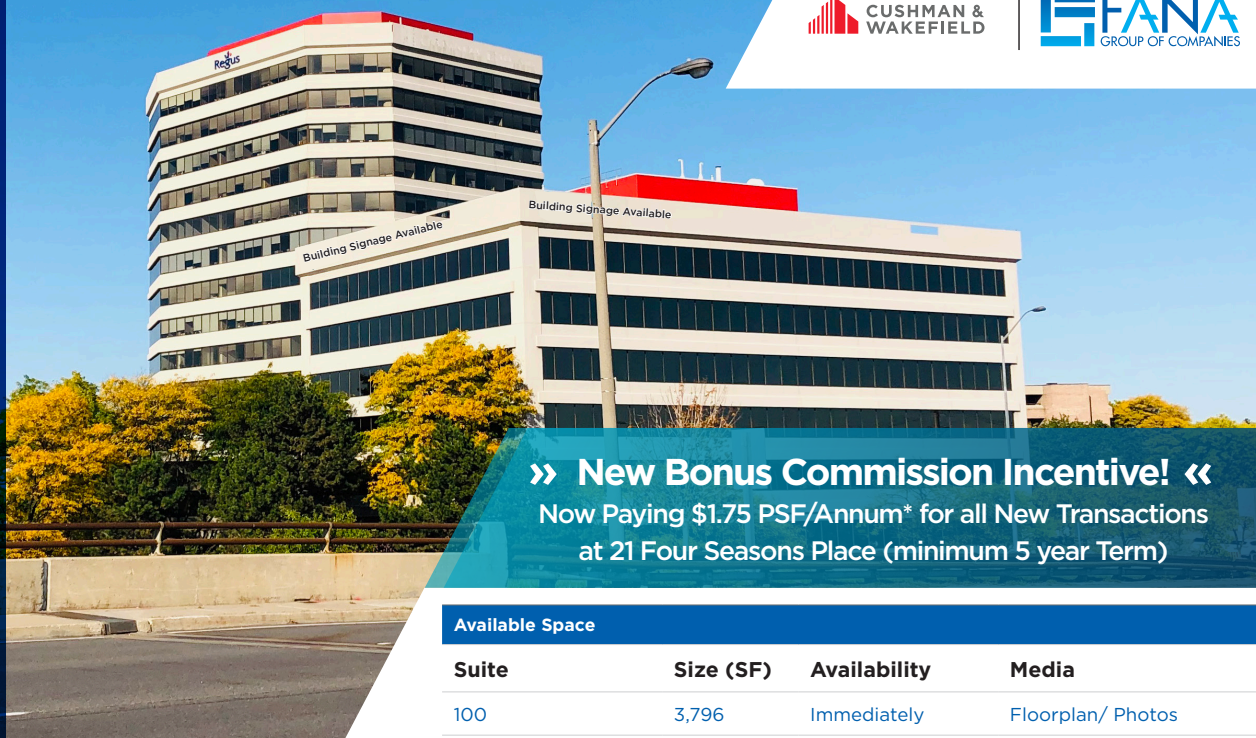


21 FOUR SEASONS PLACE

FOR LEASE



» New Bonus Commission Incentive! «
Now Paying \$1.75 PSF/Annum* for all New Transactions
at 21 Four Seasons Place (minimum 5 year Term)

Available Space

Suite	Size (SF)	Availability	Media
100	3,796	Immediately	Floorplan/ Photos
102*	2,287	LEASED	
105*	1,304	LEASED	
101	1,635	LEASED	
115	2,392	LEASED	
200	16,115	OFF THE MARKET	
325* (Model Suite)	6,103	LEASED	
310* (Model Suite)	1,134	LEASED	
327* (Model Suite)	2,838	Immediately	Floorplan
400**	16,107	Immediately	Floorplan

Rent

Net Rent	\$15.50 PSF/YR
Additional Rent	\$17.30 PSF/YR (est. 2024)

*Can be demised.

**Plug & Play Full Floor with Furniture

Property Details

- On-site amenities include conference facilities, daycare and new full service restaurant now open in 18 Four Seasons Place
- Nearby amenities include GoodLife Fitness, State & Main, BarBurrito, Starbucks, Loblaws, TD Bank, Tim Hortons and Red Cardinal Tavern
- Direct TTC bus connection
- Close proximity to Highways 427, 401 & QEW
- Less than 10 minutes to Pearson Airport
- Excellent Highway 427 Exposure
- Fibre optic service through Bell and Allstream
- BOMA BEST Level 2 Designation
- Proposed Tenant Fitness Room



Parking - Underground parking available at \$55.00/ space/month. 4+ spaces per 1,000 square feet leased.

*Bonus Commission only payable for any new transactions with a lease executed by December 31st, 2023, up to a maximum of 10 year lease term. Bonus Commission not payable on Renewals or existing Tenants.



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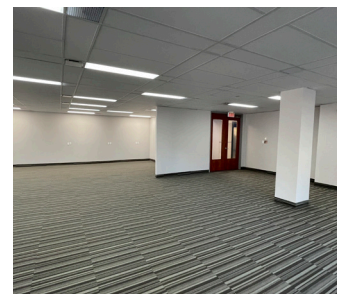
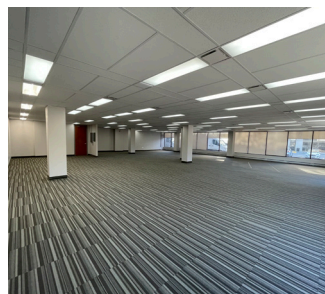
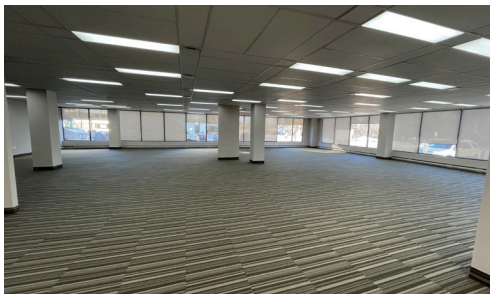
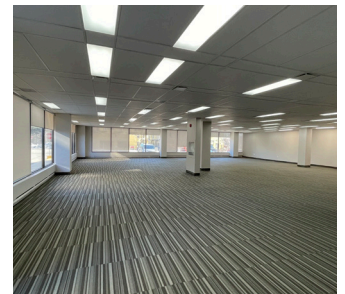
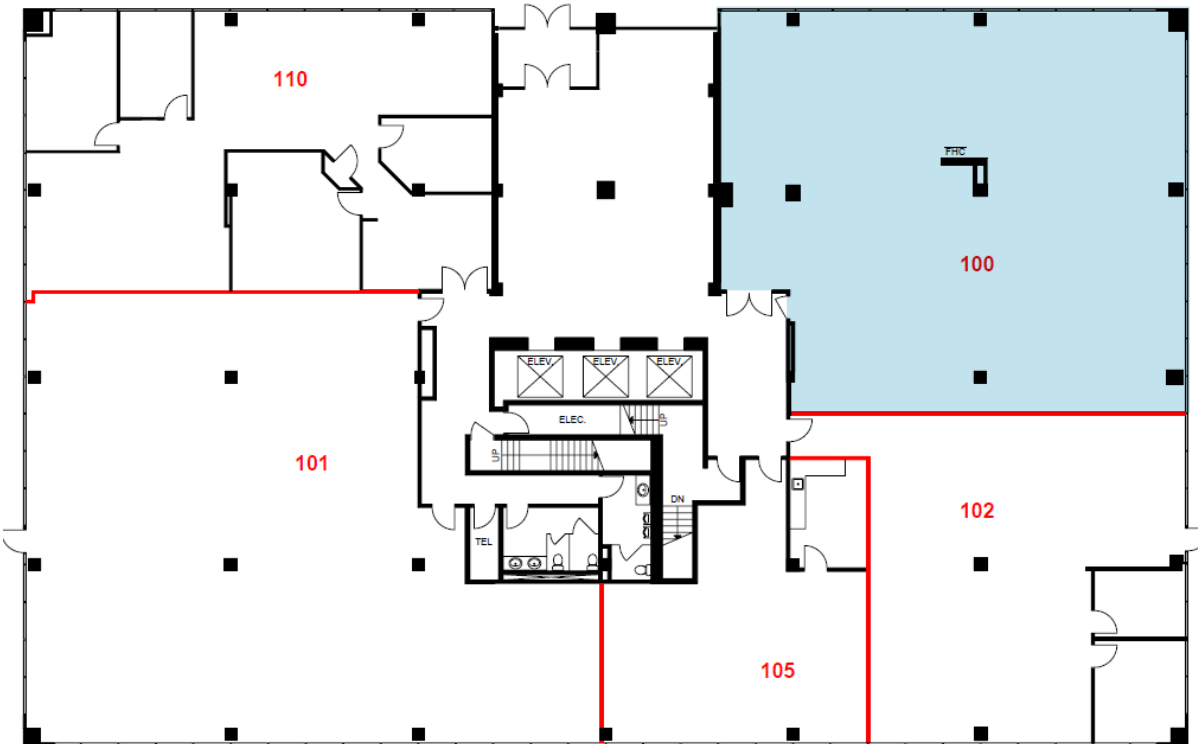
cushmanwakefield.com

OFFICE SPACE TO SUIT YOUR NEEDS

FLOOR PLANS | FOUR SEASONS PLACE



SUITE 100 | 3,796 SF



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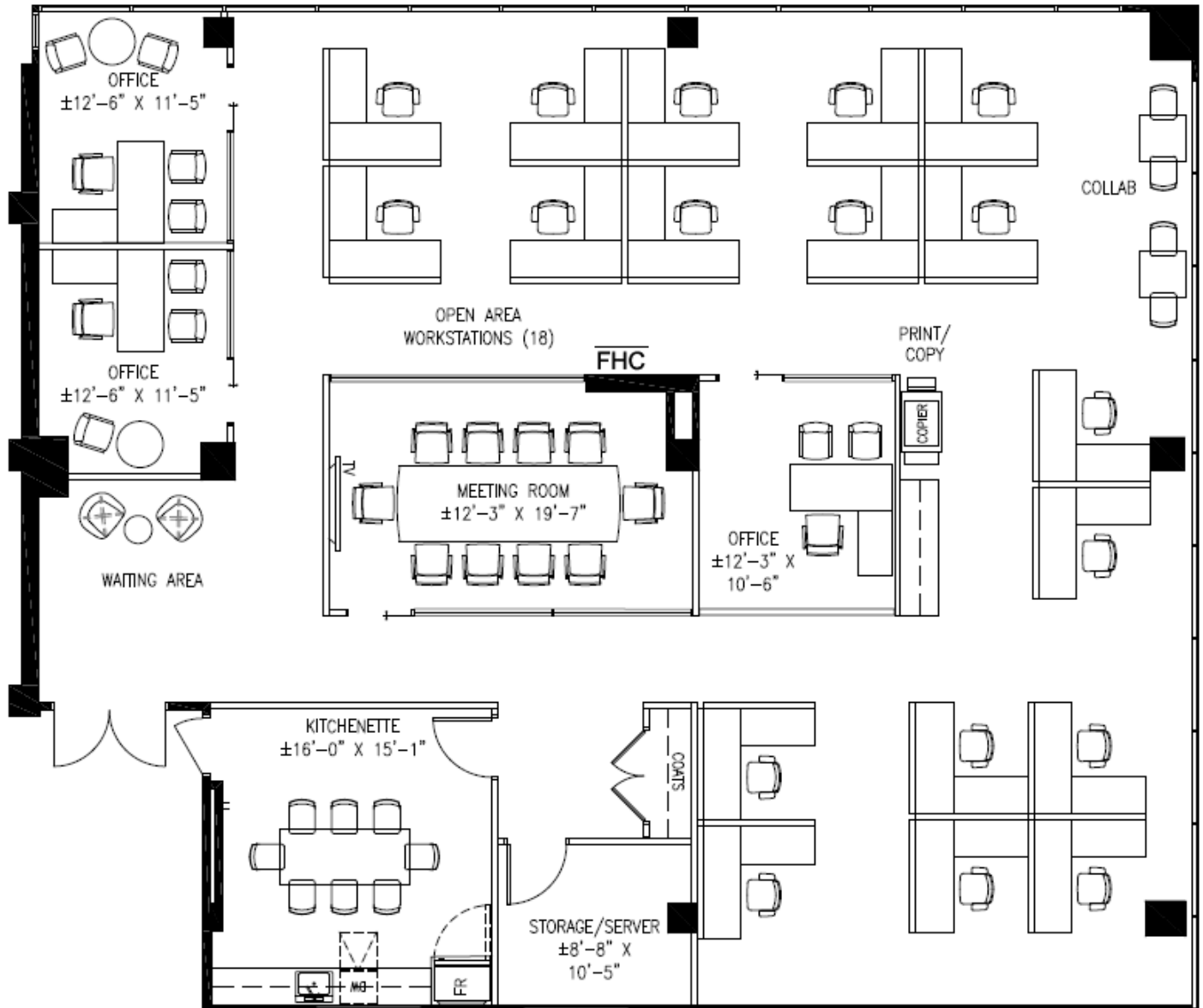
February 2024

OFFICE SPACE TO SUIT YOUR NEEDS

FLOOR PLANS | FOUR SEASONS PLACE



Proposed Furniture Plan – Suite 100 – 3,796 SF



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February 2024

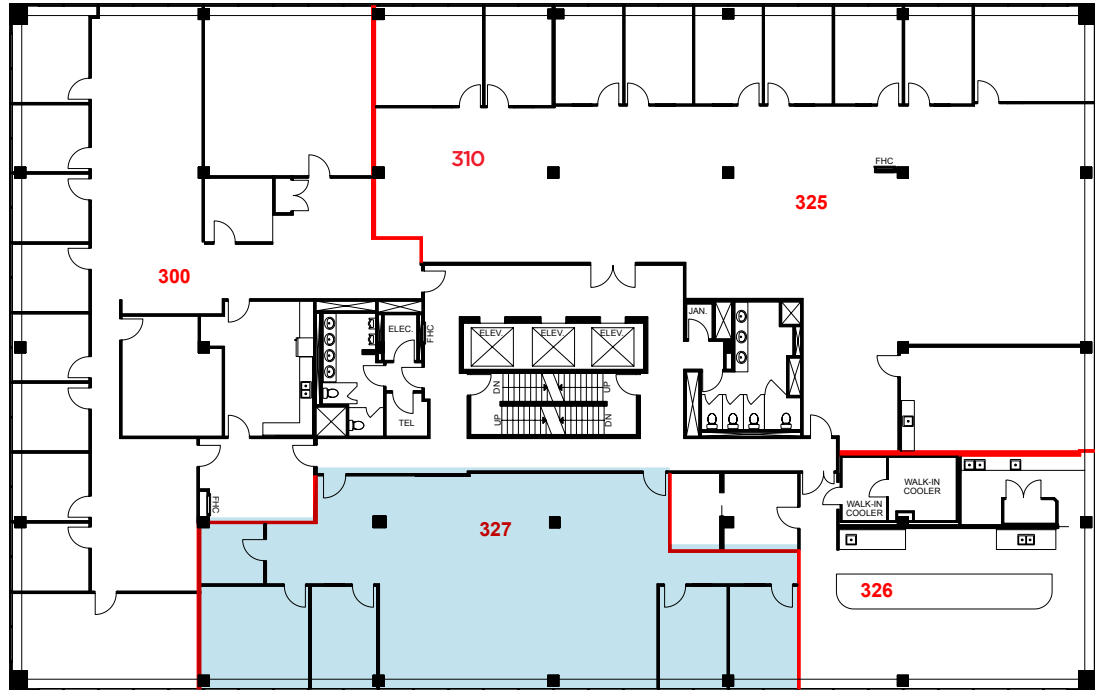
OFFICE SPACE TO SUIT YOUR NEEDS

FLOOR PLANS | FOUR SEASONS PLACE



AS-BUILT SUITES

SUITE 327 | 2,838 SF

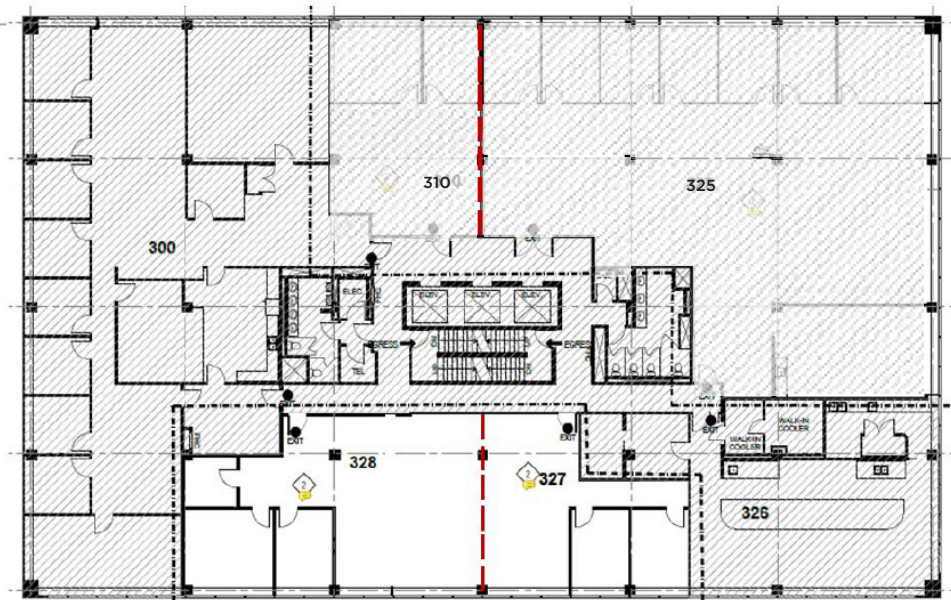


PROPOSED MODEL SUITES

SUITE 327 | 1,077 SF*

SUITE 328 | 1,761 SF*

**subject to final measurement*



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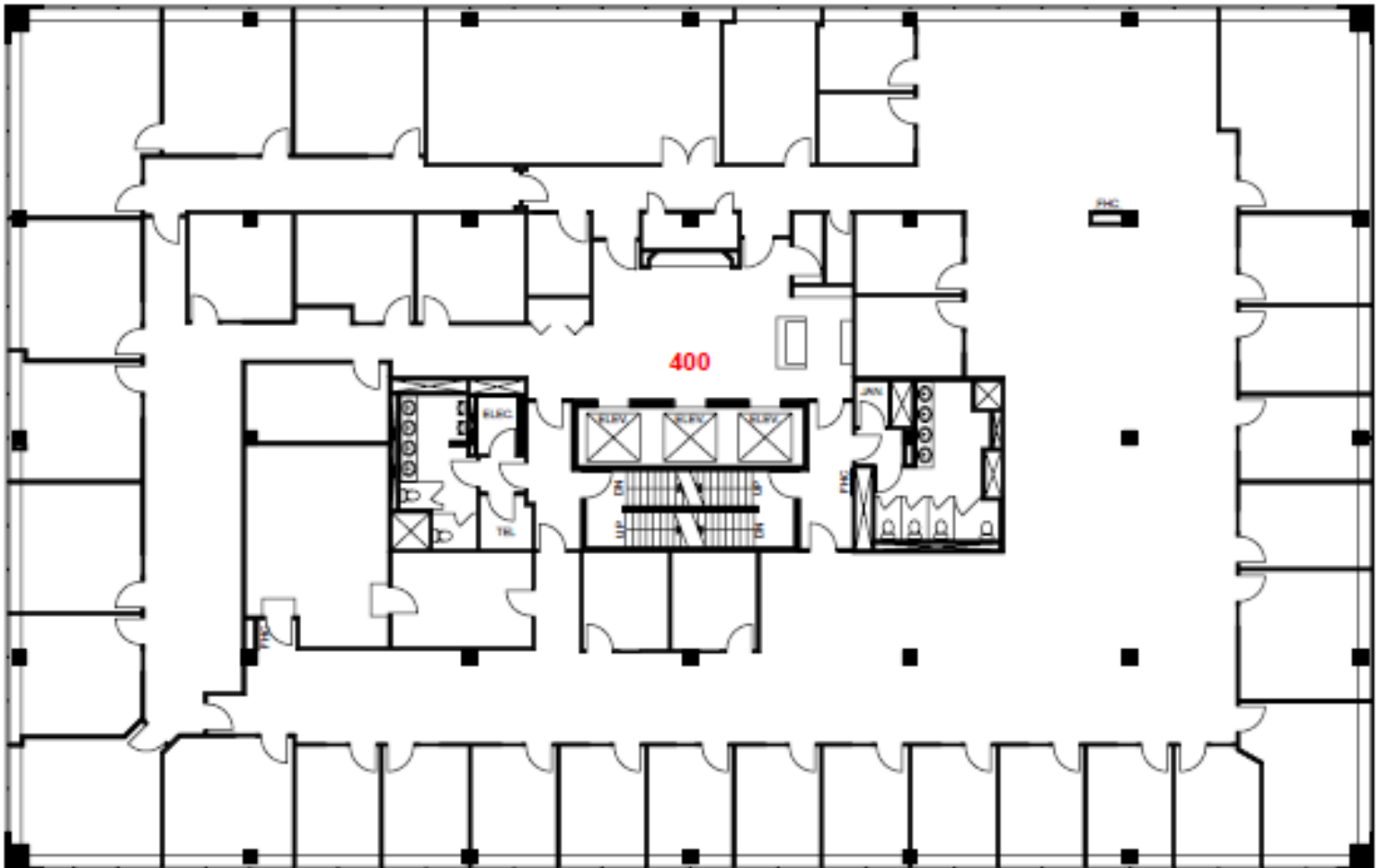
February 2024

OFFICE SPACE TO SUIT YOUR NEEDS

FLOOR PLANS | FOUR SEASONS PLACE



SUITE 400 | 16,107 SF



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February 2024