

5425 DUNDAS STREET WEST

AT KIPLING SUBWAY

Cypress at Pinnacle Etobicoke is a brand-new, mixed-use development with transit options. Steps to Kipling TTC subway, MiWay bus, Go Train, underground parking, and bike racks allow staff to commute easily to this A class building. Attract staff from both Toronto and Mississauga at this convenient location and all the local and in-building restaurants, cafés, dentist, medical, and retail shops. 3,000 – 35,000 SQFT of office space over 2 floors with 211 ft of glass frontage on Dundas awaits your custom finishes. Cypress kicks off an 8 building, master-planned community with over 3,700 units which will drive density and area amenities. Stake your territory and build your showcase office now.







CUBECOM COMMERCIAL REALTY INC. BROKERAGE | #101-212 KING ST W, TORONTO. ON, M5H 1K5 | CUBECOM.CA Cubecom Commercial Realty Inc. Brokerage. The contents of this presentation are based on the information furnished by principals and sources which we deem reliable, but for which we can assume no responsibility, which may change at any time.



SECOND FLOOR

SQ FT: 17,519 **NET**: \$27.00

TMI: \$13.50 + HYDRO

2ND FLOOR: DIVISABLE

THIRD FLOOR

SQ FT: 17,725

NET: \$27.00

TMI: \$13.50 + HYDRO

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BASE BUILDING CONDITION

SPACE PLAN

SECOND FLOOR

CLICK PLAN TO SEE ENVISION TOUR

DUNDAS ST W PRIVATE TERRACE PRIVATE TERRACE

*2nd floor can be divided for a 9,000 SF tenant.

SUITE 201: 8,945 SQFT SUITE 202: 5,630 SQFT SUITE 203: 2,944 SQFT

SQFT: 17,519 **NET:** \$27.00 **TMI:** \$13.50 + HYDRO **2ND FLOOR: DIVISABLE**

*Space is in base building condition. All furniture and layouts are artist concepts.

BASE BUILDING CONDITION

SPACE PLAN

THIRD FLOOR

DUNDAS ST W

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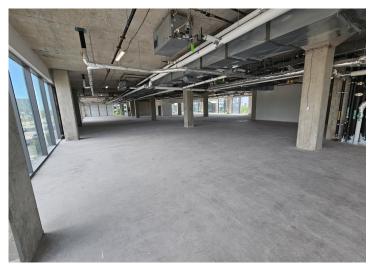
INTERIOR SITE PHOTOS

dundas st W













EXTERIOR SITE PHOTOS

DUNDAS ST W















RETAIL SITE PHOTOS

DUNDAS ST W











