

200 Edgeware Road

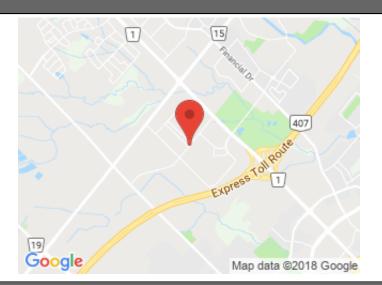


Property Overview	
Business Park:	Churchill Business Community [Brampton]
Address:	200 Edgeware Road
Location:	Unit 1
Rentable Area (SF):	222,032
Description:	New construction located in Churchill Business Community. The building will include a 36' clear warehouse with LED lights, 30 shipping doors, 2 drive-in doors, and parking for 59 trailers.
Availability:	Q1 2020
Asking Rate:	\$7.95
Rental Rate Notes:	Based on a ten (10) year term and single tenant occupancy Year 1 \$7.95 per sq. ft. per annum with 2% annual escalations
Additional Rent:	\$2.97
Additional Rent Breakdown:	Taxes: \$ 2.10 per sq. ft. per annum (2019 Estimate) Exterior Maintenance: \$ 0.41 per sq. ft. per annum (2018 Estimate) Building Insurance: \$ 0.04 per sq. ft. per annum (2019 Estimate) Office Rooftop HVAC Replacement: \$ 0.02 per sq. ft. per annum Roof Replacement: \$ 0.40 per sq. ft. per annum



Specifications	
Space Type:	Industrial
Site Area:	12.21 Acres
Rentable Area (SF):	222,032
Area Notes:	Office Area: 4,441 sq. ft. Sprinkler Room: 807 sq. ft. Electrical Room: 400 sq. ft. Warehouse: 216,384 sq. ft.
Features:	Clear Height: 36'-0" to u/s steel Typical Bay Size: 38'-6" x 41'-0" Staging Bay: 60'-0" Slab: 8" thick concrete Shipping Doors: 30 truck level doors Drive-in Doors: 2 Fire Protection: ESFR Power: 1,600 Amps
Parking:	203 Cars

Location Map



Contact

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