



6050 Millcreek Drive



Property Overview

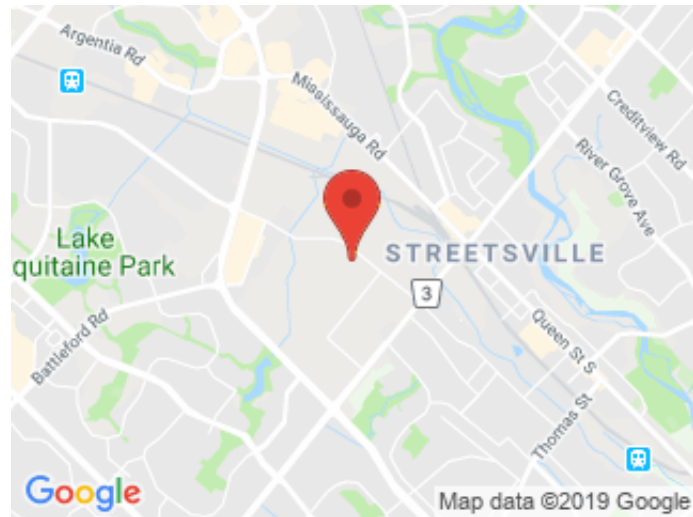
Business Park:	Millcreek Business Park [Mississauga]
Address:	6050 Millcreek Drive
Location:	Unit 1
Rentable Area (SF):	167,289
Description:	New multi-tenant building located in Millcreek Business Park. The building will include a 36' clear warehouse with LED lights, 20 shipping doors, 1 drive-in door, and parking for 20 trailers.
Availability:	Q4 2019
Asking Rate:	\$7.95
Rental Rate Notes:	Based on a ten (10) year term and multi occupancy Year 1 \$7.95 per sq. ft. per annum with 2% annual escalations
Additional Rent:	\$3.52
Additional Rent Breakdown:	Taxes: \$ 2.48 per sq. ft. per annum (2019 Estimate) Exterior Maintenance: \$ 0.52 per sq. ft. per annum (2019 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 Stormwater Charge: \$ 0.06 per sq. ft. per annum (2019 Estimate)



Specifications

Space Type:	Industrial
Site Area:	14.10 Acres
Rentable Area (SF):	167,289
Area Notes:	Proposed Office Area: 3,500 sq. ft. Share of Building Common: 721 sq. ft. Share of Corridor: 791 sq. ft. Warehouse: 162,277 sq. ft.
Features:	Clear Height: 36'-0" to u/s steel Typical Bay Size: 38'-6" x 41'-3" Staging Bay: 60'-0" Slab: 8" thick concrete Shipping Doors: 20 - 9' x 10' truck level doors Drive-in Door: 1 - 12' x 14' drive-in doors Fire Protection: ESFR Power: 800 Amps
Parking:	141 Cars

Location Map



Contact

Doug Garrigan Vice President, Industrial Leasing	Tel: 905-677-5480 Fax: 905-677-2824 garrigand@orlandocorp.com
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