

## INDUSTRIAL SPACE FOR LEASE

111 Topflight Dr #200,  
Mississauga



### COMMENTS

Excellent small office unit with direct exposure onto Gibraltar Drive, available for immediate possession. Numerous recent site upgrades including exterior landscaping and freshly painted building facade. Functional layout featuring a mix of private offices, a boardroom/training room, and ample storage space. Convenient access to major highways, transit, and nearby amenities. Professionally managed complex with ample parking. Responsive landlord and flexible deal execution. Unit can be demised in half if required.

### DETAILS

**Total Size:** 2,000 Sq. Ft.

**Office Area:** 2,000 Sq. Ft.

**Industrial Area:** 0 Sq. Ft.

**Zoning:** E2

**List Rate:** \$22 Sq Ft Net

**TMI:** \$0

**Clear Height:** 0

**Loading:** N/A

**Sprinklers:** Yes

**Heat:** Gas Forced Air Open

**Available:** 02/01/2025



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