

MELROSE
INVESTMENTS INC.

Proudly Presented by the Developers and Builders of Premier Business and Commercial Addresses



Keele Rutherford
CORPORATE CENTRE
9131-9135 Keele Street



MELROSE
INVESTMENTS INC.

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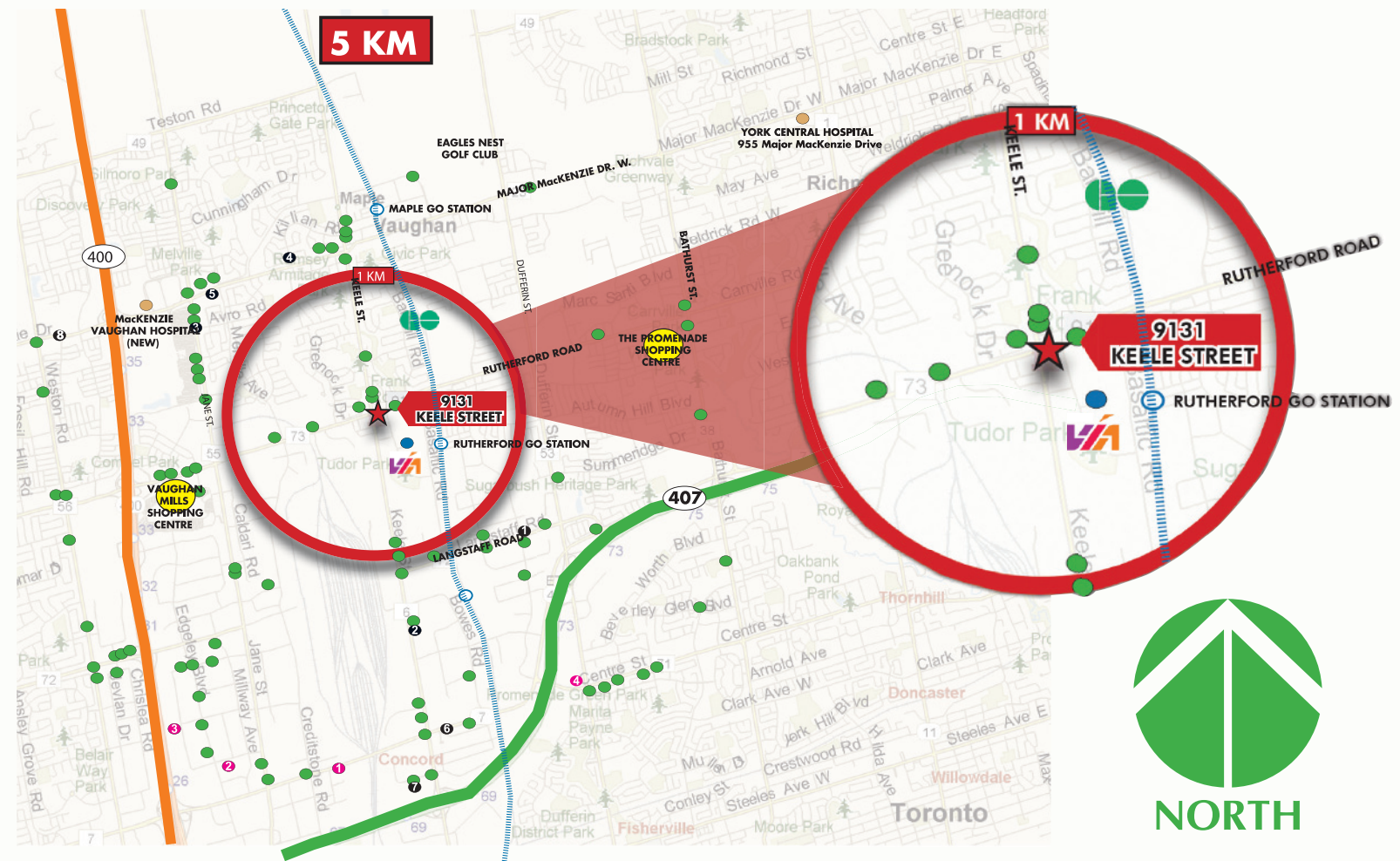
Flex Office Opportunity



Melrose Investments

is pleased to introduce the Keele Rutherford Corporate Centre, the ultimate business environment. Addressing today's individual owner / operator's unique requirements, this outstanding commercial building offers state-of-the-art flex office space, in a wide variety of sizes and configurations.

This modern, contemporary building will make a statement about your business and your commitment to excellence. Each suite offers excellent signage opportunities in addition to ample parking. Strategically located close to the series 400 highways and Pearson International Airport, the Keele Rutherford Corporate Centre is designed for your continued success.



AREA AMENITIES

9131 Keele			
UNIT	S.F.	UNIT	S.F.
A1	2,955	B1	2,816
A2	3,169	B2	3,014
A3	3,699	B3	3,260
A4	3,699	B4	3,569
A5	2,353	B5	2,070
A6	3,528	B6	3,104
A7	4,539	B7	3,419
TOTALS 45,194 S.F.			

9135 Keele			
UNIT	S.F.	UNIT	S.F.
A1	2,531	B1	2,541
A2	2,964	B2	2,964
A3	2,331	B3	2,303
A4	2,684	B4	2,692
A5	2,382	B5	2,348
A6	3,190	B6	3,190
A7	3,200	B7	3,323
TOTALS 38,643 S.F.			

- ### Building Specifications
- Ceiling height 10' and 18' for open concept
 - Abundance of windows
 - Multi-zoned & energy efficient HVAC system
 - Ample surface parking
 - Full sprinkler system
 - Monitored fire system
 - Exterior walls- precast panels with curtain wall system

- ### HOTELS/CONF
- 1 Pinecrest Motel
 - 2 Hilton Garden Inn
 - 3 Monte Carlo Inn
 - 4 Concordian Motel

- ### POINTS OF INTEREST
- Restaurants
 - Banks
 - Hospitals
 - Shopping
 - Hotels/Conference Centres
 - VIA Bus Stops
 - ||||| GO TRANSIT Line

- ### BANKS
- 1 TD Canada Trust
 - 2 CIBC
 - 3 RBC
 - 4 Bank of Montreal
 - 5 TD Canada Trust
 - 6 Scotia Bank
 - 7 CIBC
 - 8 Scotia Bank