



The BELL Building

55 Athol Street East, Oshawa, ON



LEASING INQUIRIES

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LOCATION HIGHLIGHTS



Athol Street East
& Albert Street

BUILDING FEATURES

- Centrally located in the heart of Oshawa
- Large Internet Access
- Large Contiguous Floor Plate
- Backup Generator
- On-site Operations Manager
- Handi Capped Accessible Space
- Minutes from the Hospitals
- Professionally Managed



The BELL Building

55 Athol Street East, Oshawa, ON

PROPERTY DESCRIPTION

The Bell Building at 55 Athol Street East, is located in the downtown of Oshawa, near all the amenities a great downtown has to offer. The property offers secure underground parking, loading docks, back up generator, building card access, Handicapped Accessibility and an experienced onsite building operator. The large building floor plate allows for a safer disbursement of employees on one floor. This building was built as the main communications hub for Bell Canada and as a result, the available communications/ internet access is unparalleled to any other property in Durham Region. It is perfect for a growing business.

AVAILABLE SPACES

2nd Floor Area: 11,873 sq. ft.

LEASING INFORMATION

Building Size: 84,013 sq.ft.
Floors: 5 Floors
Asking Rent: \$14.00 psf

**Additional Rent (estimated):
Operatng Costs & Realty Taxes:
= \$14.42**

Parking: Underground

Available Term: 5-10 Years

Leasehold Allowance Available

*NOTE: Additional Rent estimate is subject to change.
Asking Rent is negotiable.*