

# 4155 FAIRVIEW STREET

Burlington, Ontario

602 sq.ft. to 2,324 sq.ft.



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**COLONNADE  
BRIDGEPORT**

Realty Inc., Brokerage

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## LEASE DETAILS

**Rental Rate:** Please Contact  
**Taxes & Operating:** \$11.10/sq.ft. per annum

Operating costs, tax estimates and rental ranges are based on 2024 figures and are subject to change.

## OPPORTUNITY

**Unit 4 - 2,324 sq.ft.**  
**Unit 20 - 1,080 sq.ft.**  
**Unit 21 - 602 sq.ft.**

Units 20 and 21 can be combined for 1,682 sq.ft.

## HIGHLIGHTS

- ✓ 4 mins drive to Appleby Go Station Rail and easy access to HWY 403
- ✓ Along a high traffic retail node and a 4 minute drive to the Burlington Centre
- ✓ Primary trade area population: 18,208 (within 2 km)  
Number of households: 6,807 (within 2 km)  
Average household income: \$142,960 (within 2 km)
- ✓ Many on-site eateries:
  - Sakai (Japanese and Korean)
  - Piper Arms Pub
  - That Pie Place
- ✓ Ample on-site parking

AVAILABLE IMMEDIATELY



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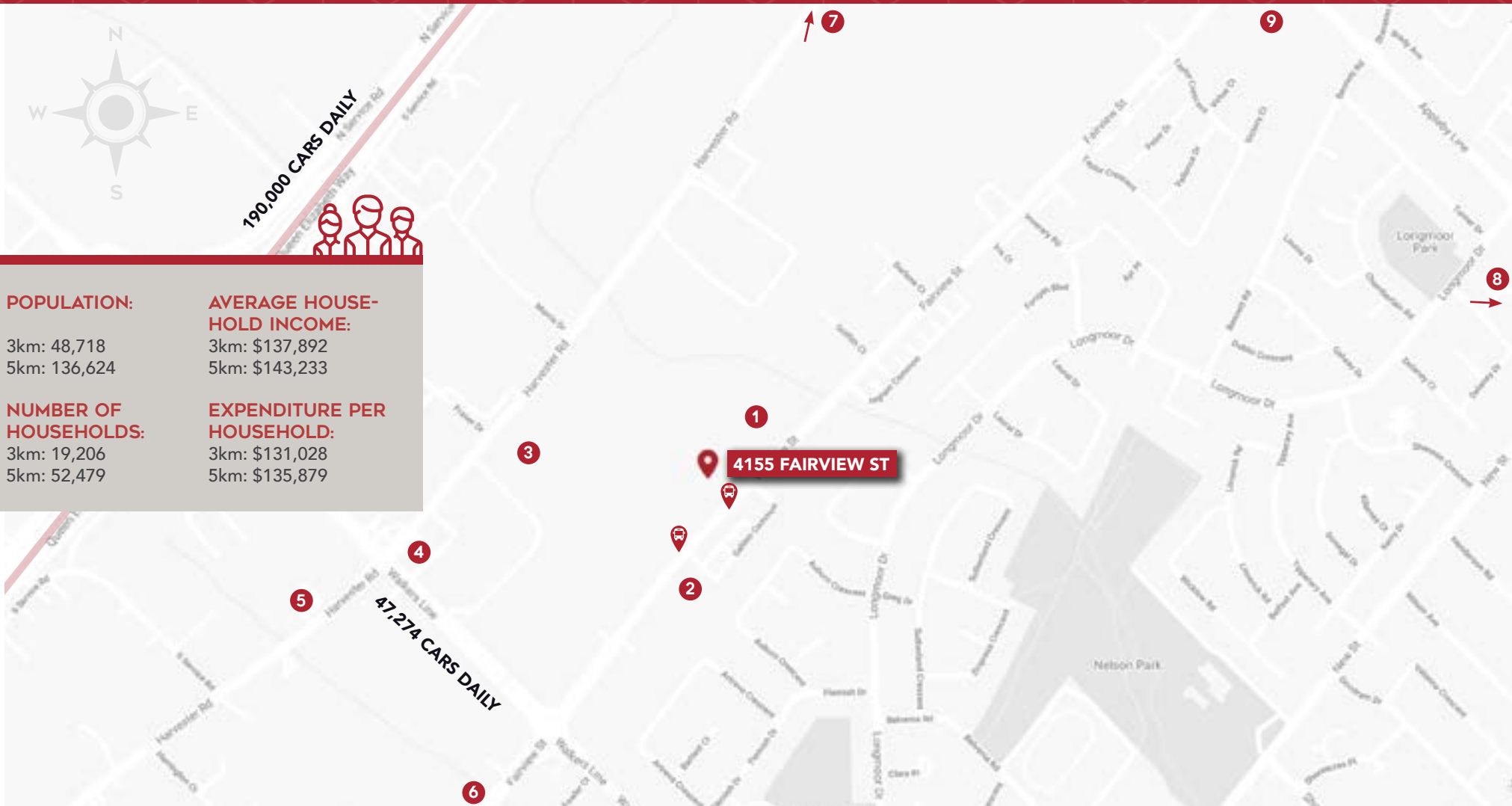
Burlington, Ontario

## SITE PLAN



1. Piper Arms
2. 30 Minute Hit
3. Acclaim Health
4. Available - 2,324 sq.ft.
5. Nail Salon
6. Amore Hair Lounge
7. Laila's Cheesecake Co
8. Team Aquatic Supplies
9. Leased
10. Reprodex
11. The Pie Place
13. D Hot Shoppe
14. Zoey's Consignment Collection
15. BEAD Dazzled
- 16/17. Swadesh Supermarket
18. BAIRD Dance Division
19. PMWYRE
20. Available - 1,080 sq.ft.
21. Available - 602 sq.ft.
22. Sakai Restaurant
23. IPROREALTY

# AREA MAP



**4155 FAIRVIEW STREET**  
Burlington, Ontario

- 1** JP Motors
- 2** The UPS Store
- 3** Halton Honda
- 4** Leggat Mazda Burlington
- 5** Tim Hortons
- 6** Starbucks
- 7** Appleby Go Station
- 8** LCBO
- 9** Starbucks