



TECH
AVENUE

For Lease

The largest
modern flex
complex in the
Greater Toronto
Area



TECH AVENUE

The largest modern flex complex in the Greater Toronto Area west, totaling seven buildings and over 500,000 square footage.

Offering uncompromising access via public transit, with two BRT stations within 500 metres, and by direct highway access. With 4.0/1,000 square feet of parking space, commuters feel confident in always having free parking.



NET RENT
Office: \$19.50 PSF



ADDITIONAL RENT (2022)
1620 Tech Ave
Office: \$6.15 PSF

1680 Tech Ave
Office: \$8.12 PSF



PARKING
Ratio of 4.0/1,000 SF



LOCATION & ACCESSIBILITY
Tech Ave offers the opportunity to rub shoulders with top elite companies. Access to a myriad of amenities available within a short walking distance. It is also easy to entertain clients, with hotels, banquet halls, restaurants, and golfing at Centennial Park nearby.

The complex is accessible to major highways including 401, 403, 407, 410, 427 and Q.E.W.



1620 Tech Ave



Available Space:
27,000 SF



Availability
Immediate



Net Rent
\$19.50 PSF



Additional Rent
\$6.15 PSF

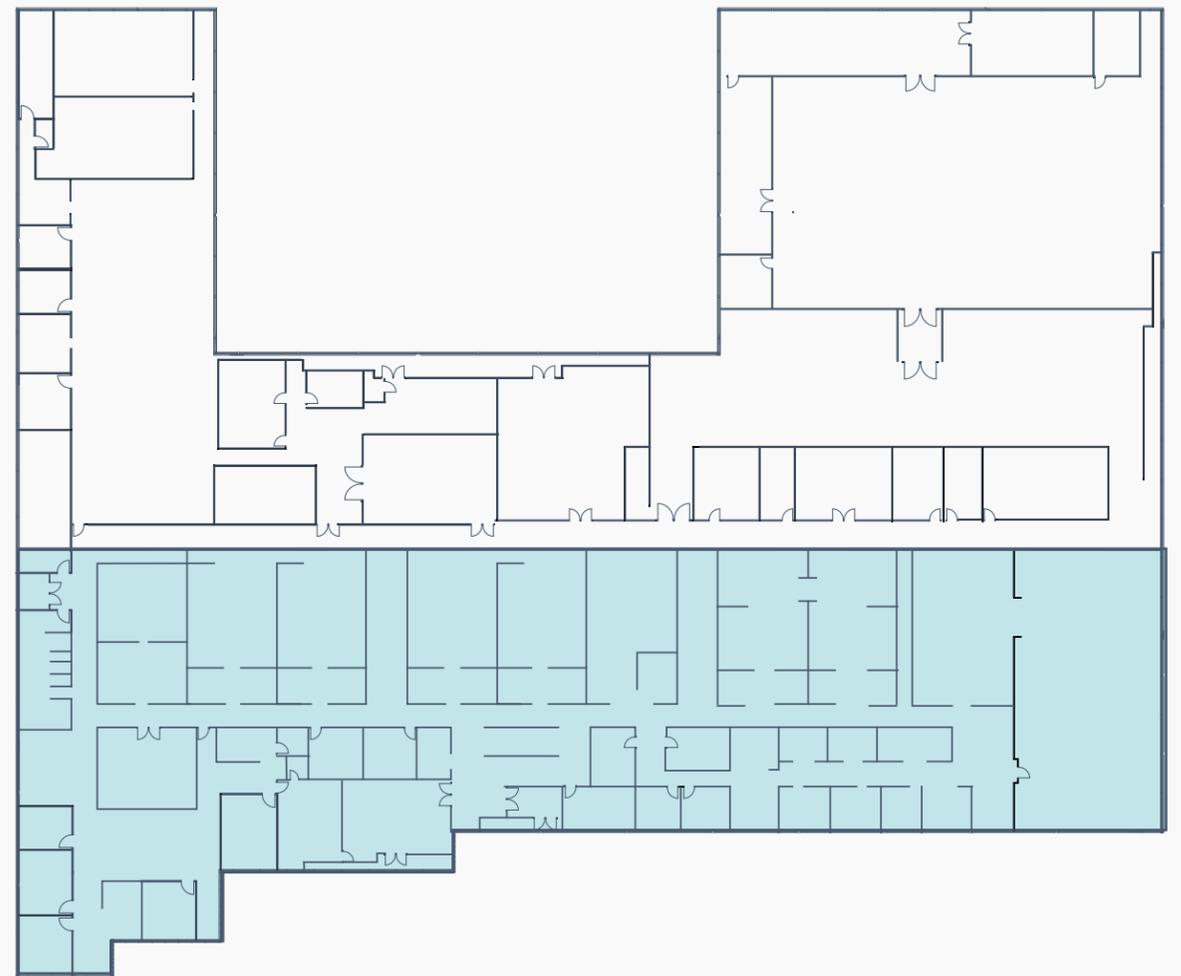


Parking
4.0/1,000 SF



Floor Plan

27,000 SF



1680 Tech Ave



Available Space:
Unit 1B | 16,000 SF



Availability
Immediate



Net Rent
\$19.50 PSF



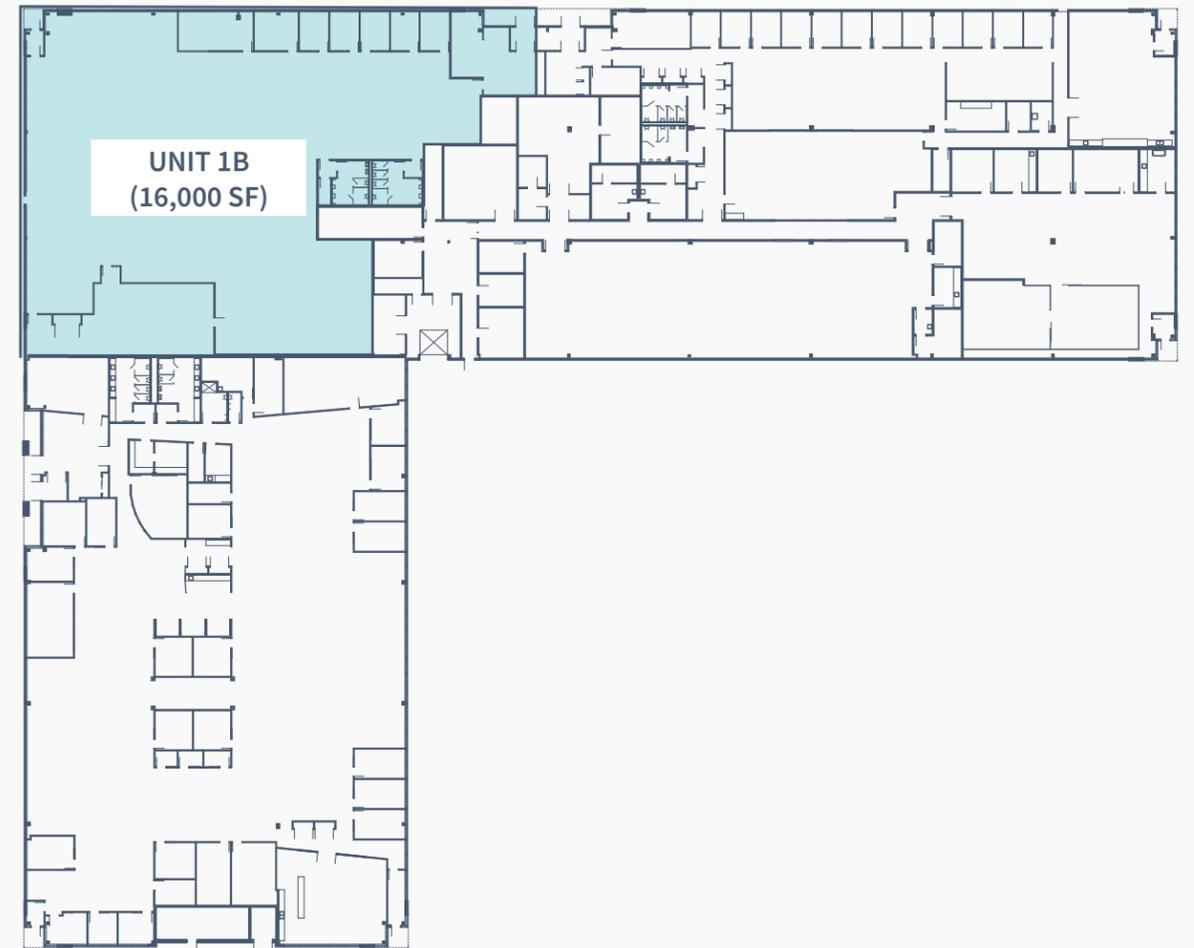
Additional Rent
\$8.12 PSF



Parking
4.0/1,000 SF



Floor Plan



The Tech Avenue logo, featuring a teal circular graphic composed of three concentric, slightly offset lines to the left of the text "TECH AVENUE" in a bold, sans-serif font.

TECH AVENUE

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