

**AVISON
YOUNG**

For Lease

11 Alpha Mills Road
Mississauga, ON



“Build-to-Suit” opportunity

Suitable for medical, daycare, veterinary,
industrial and commercial uses

Tom Clancy

Broker, Principal
647 774 6040
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Jordan Smith

Sales Representative, Senior Associate
905 283 2374
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Platinum member

Property summary

TOTAL AVAILABLE AREA

Office	1,722 sf
Warehouse	13,003 sf

Total	14,725 sf
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LOT SIZE

0.714 acres - Frontage 117'

PARKING

21 car stalls

POSSESSION

Q2 2027

ASKING NET RENT

Speak to listing agents

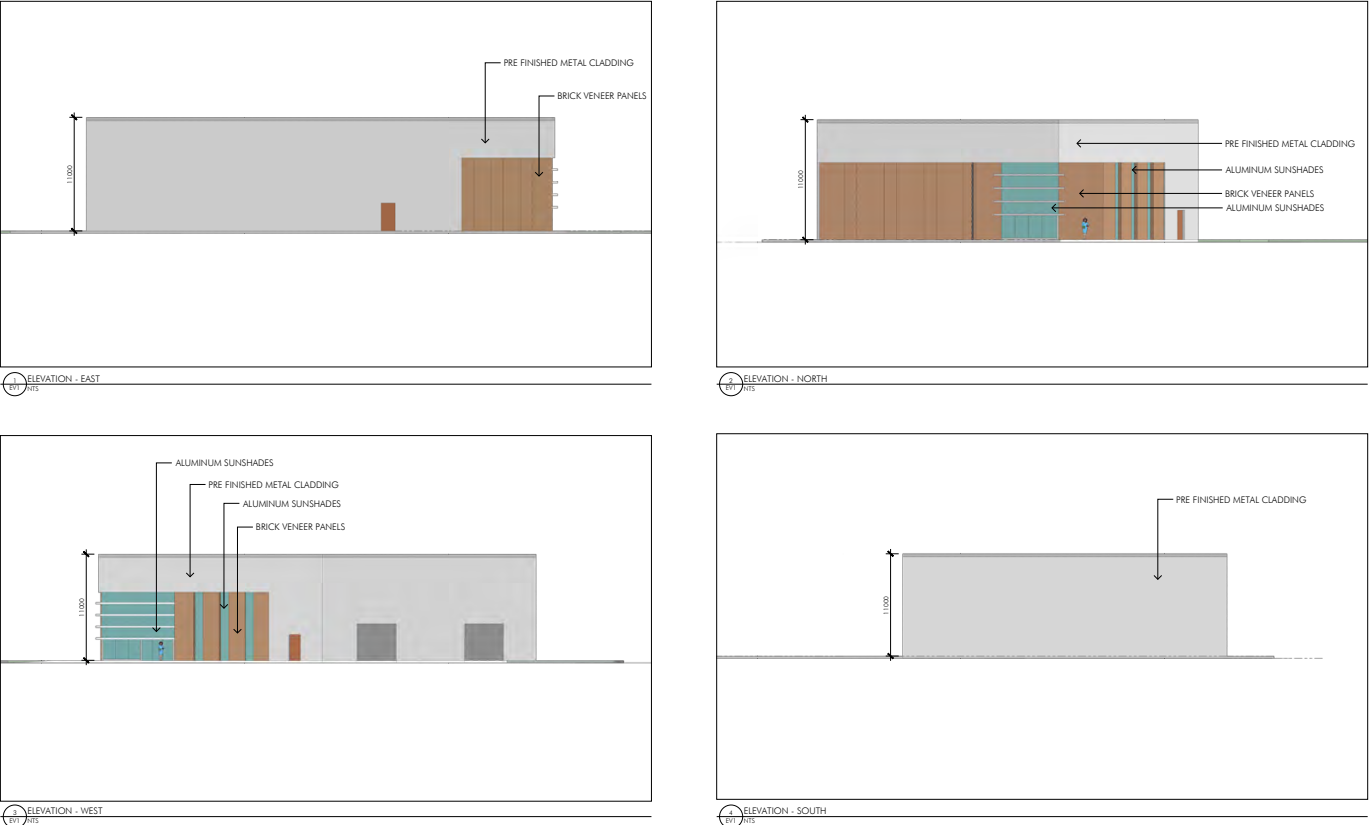
TMI

To be assessed

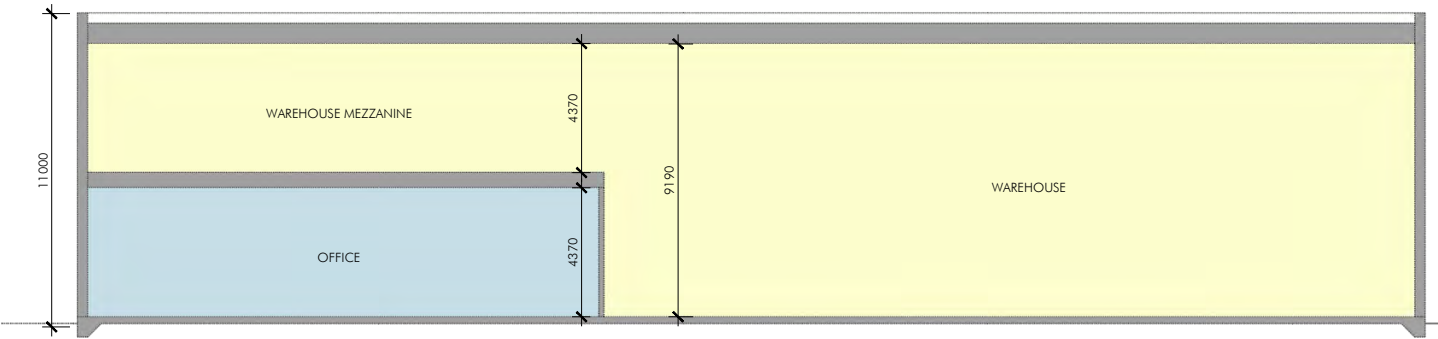
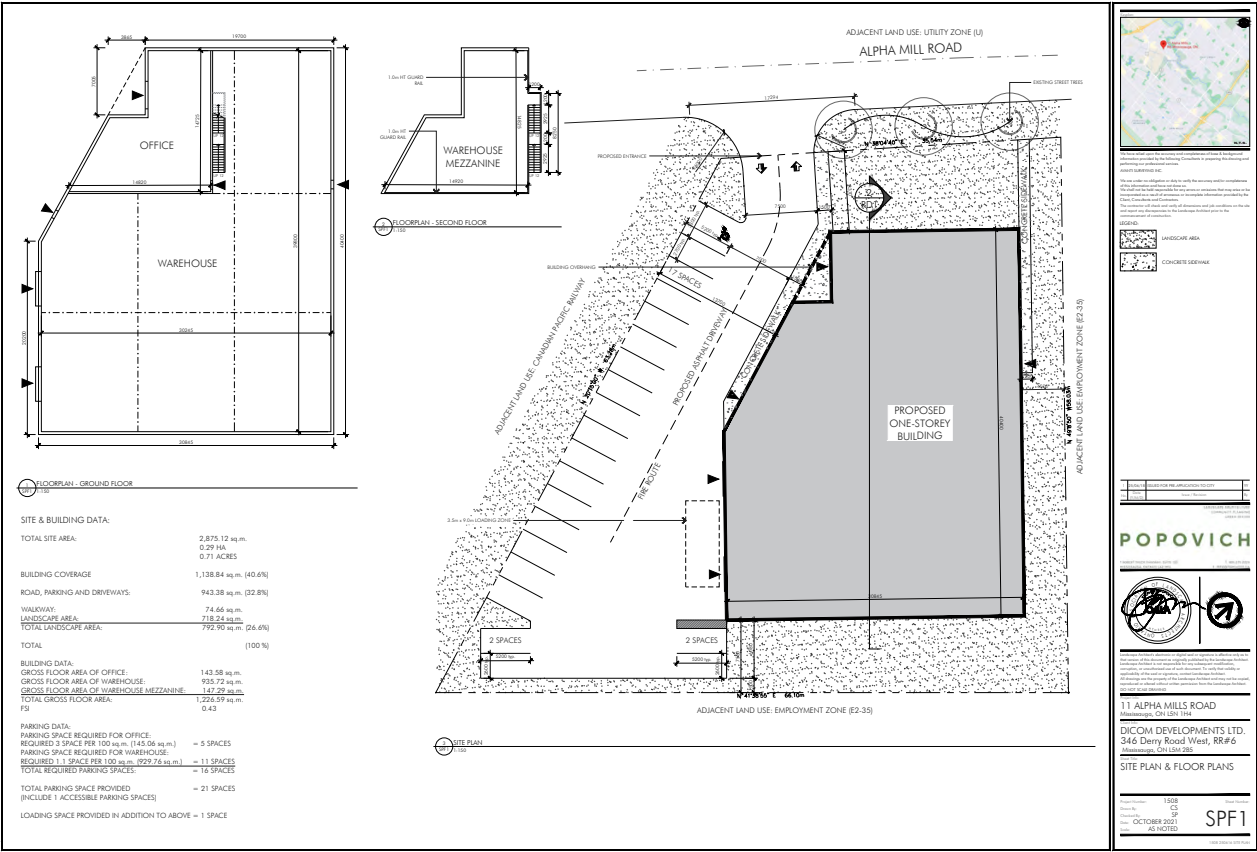
Highlights

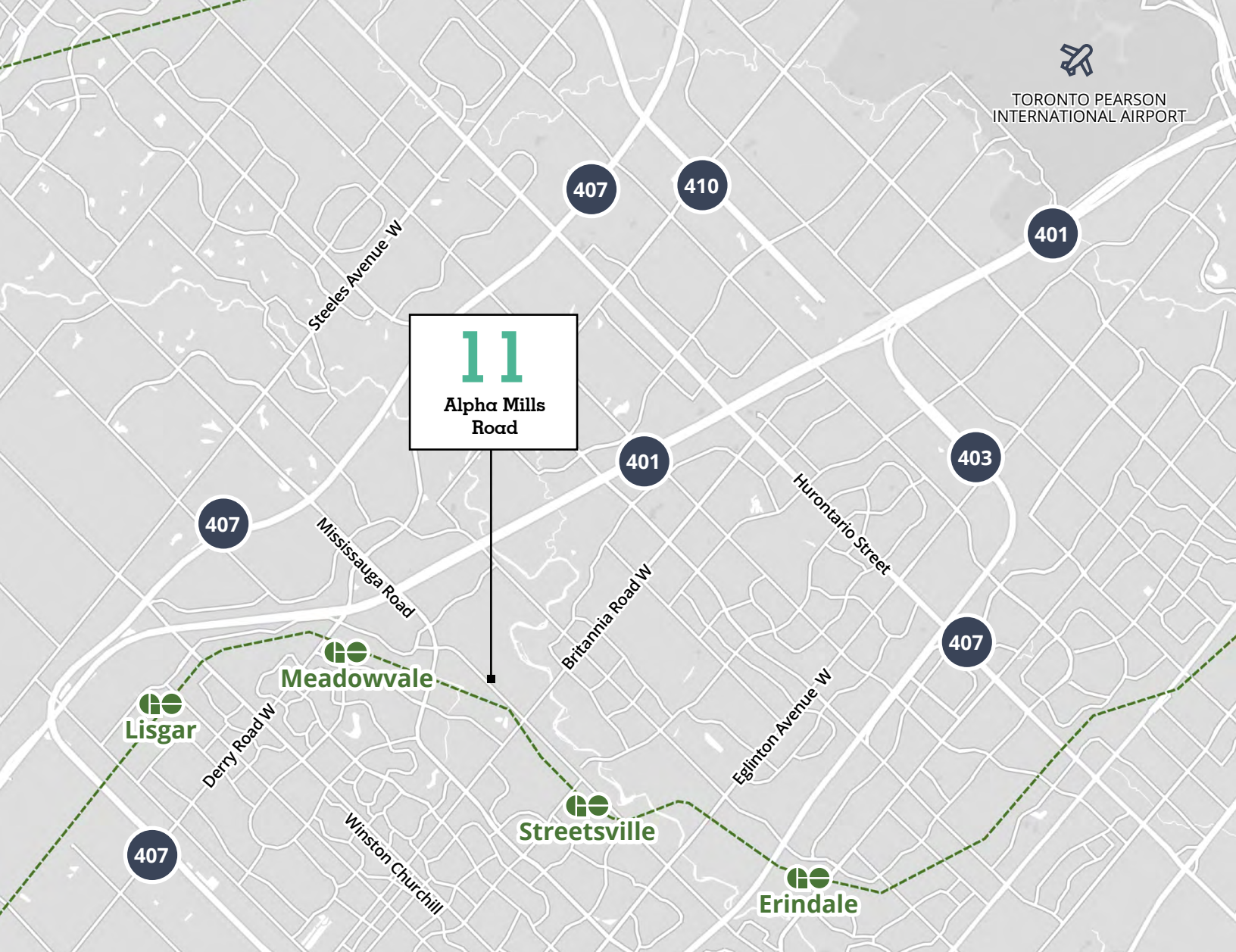
-  Prime location with easy access to Highway 401 and amenities
-  Flexible E2 zoning, customizable for many uses
-  Ability to construct up to 14,725 sf

Elevations



Site Plan





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