

**SAVE MAX**  
**COMMERCIAL**

**DIAMOND SQUARE**

6405 HURONTARIO STREET, MISSISSAUGA, ON



ARE YOU READY TO **ELEVATE** YOUR  
**BUSINESS** TO THE NEXT LEVEL?

DISCOVER PRIME RETAIL &  
OFFICE SPACES AT  
6405 HURONTARIO STREET,  
MISSISSAUGA, ON

PREMIUM RETAIL AND OFFICE UNITS DESIGNED TO  
SUPPORT GROWTH, INNOVATION, AND SUCCESS.

# PROPERTY HIGHLIGHTS

## OCCUPANCY

Q4-2026

## RIGHT TO LEASE

DURING OCCUPANCY

## SURROUNDED BY

COMMERCIAL/ RETAIL OFFICES  
USE

## BUILDING TYPE

COMMERCIAL/ RETAIL

## FREE

ASSIGNMENT

## CUSTOM LEASEHOLD

IMPROVEMENTS AVAILABLE

## PLATINUM

INCENTIVES

## EXCLUSIVITY

IS AVAILABLE

## CUSTOMIZABLE UNIT

SIZES FOR RETAIL OR OFFICE PURPOSES

# PROPERTY HIGHLIGHTS

FLEXIBLE UNIT SIZES  
FOR RETAIL AND  
OFFICE SPACES

MODERN  
ARCHITECTURE TO  
ENHANCE YOUR  
BRAND IMAGE

HIGH  
VISIBILITY WITH  
EXCELLENT SIGNAGE  
OPPORTUNITIES

AMPLE PARKING  
FOR TENANTS  
AND VISITORS

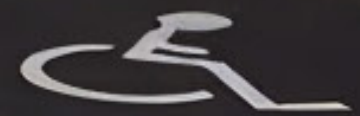




RETAIL

GMBC GR

ARCHITECT  
BSYBL DBER  
HNEICLITS



# A WORLD OF POSSIBILITIES

FUTURE DEVELOPMENTS NEAR **6405 HURONTARIO STREET** IN MISSISSAUGA SHOWCASE THE AREA'S GROWING PROMINENCE AS A HUB FOR RESIDENTIAL, RETAIL, AND TRANSIT-ORIENTED PROJECTS:

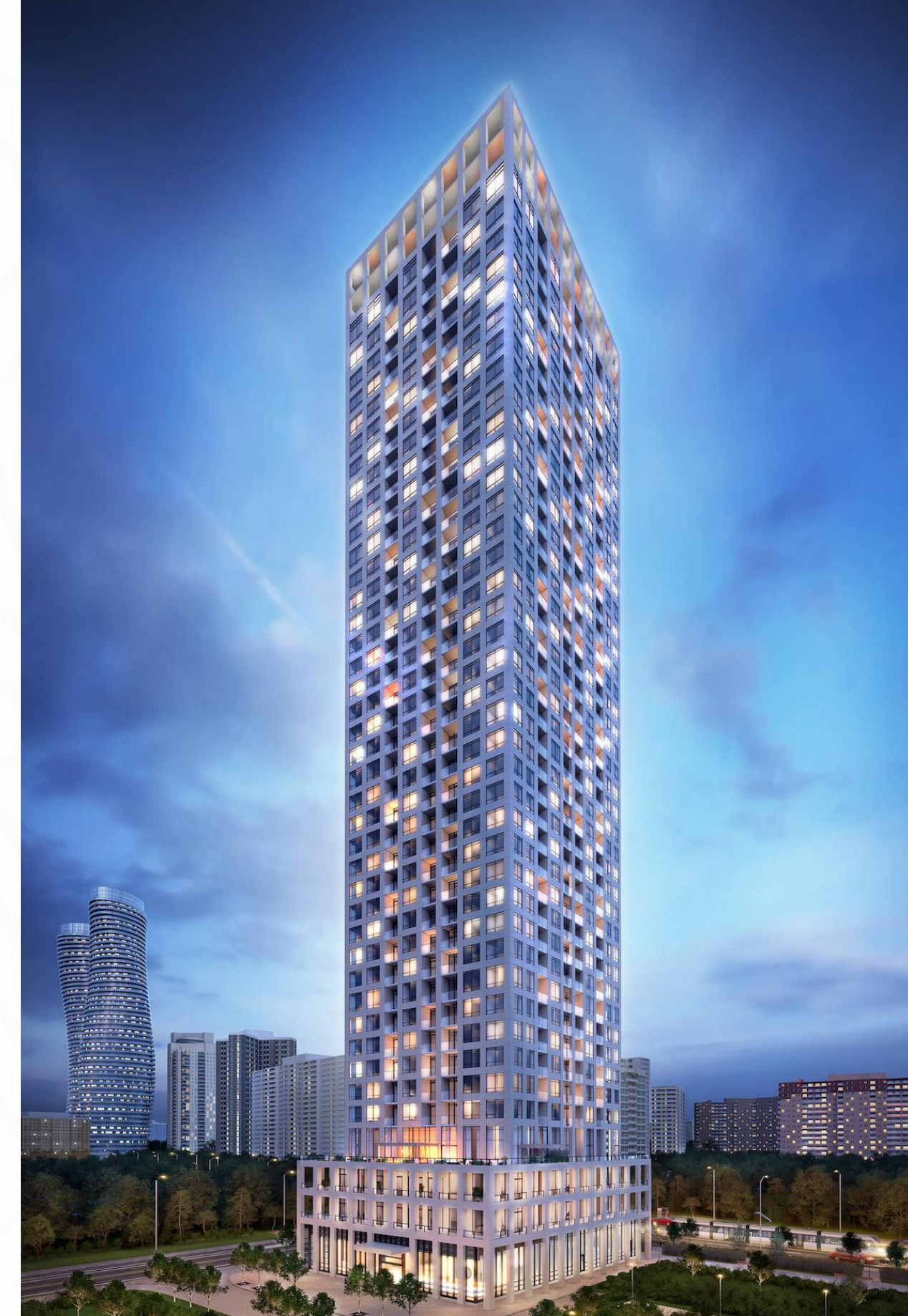
**EDGE  
TOWERS**

**ARTFORM  
CONDOS**

**GORDON  
WOODS**

## MASSIVE PROPOSALS ALONG HURONTARIO

THESE PROJECTS SIGNIFY STRONG **INVESTMENT** IN MISSISSAUGA'S URBAN INFRASTRUCTURE, PARTICULARLY AROUND THE HURONTARIO LRT, FOSTERING CONNECTIVITY, RETAIL, AND MODERN LIVING OPTIONS.





# PERMITTED USES

- MEDICAL OFFICE
- DENTAL OFFICE
- PHARMACY
- OPTICAL
- PHYSIOTHERAPY
- SHAWARMA
- PIZZA
- ICE CREAM
- NAIL SALON
- JEWELRY
- REAL ESTATE OFFICE
- BEAUTY SALON
- FINANCIAL INSTITUTIONS
- FAST FOOD
- RESTAURANT
- PROFESSIONAL OFFICES
- BUBBLE TEA
- HEALTH & WELLNESS
- RETAIL
- CURRENCY EXCHANGE
- BARBERSHOP
- AND MANY MORE



# AMENITIES

NEAR CORPORATE OFFICES  
AND BUSINESS PARKS

RESTAURANTS, CAFES, AND  
ENTERTAINMENT OPTIONS NEARBY

RECREATION &  
LIFESTYLE

BUSINESS & CORPORATE  
HUB

CLOSE TO RESIDENTIAL COMMUNITIES  
FOR STEADY FOOT TRAFFIC

SCHOOLS, COLLEGES, AND HEALTHCARE  
FACILITIES IN PROXIMITY





# WHY 6405 HURONTARIO STREET?

FLEXIBLE AND CUSTOMIZABLE RETAIL AND OFFICE  
UNITS TO FIT YOUR BUSINESS NEEDS

POSITION YOUR BUSINESS FOR SUCCESS IN A  
HIGH-DEMAND COMMERCIAL HUB

JOIN A DYNAMIC BUSINESS COMMUNITY WITH  
ESTABLISHED BRANDS AND ANCHOR TENANTS  
DRIVING CONSISTENT CUSTOMER TRAFFIC

DESIGNED FOR EFFICIENCY AND COMFORT, OUR  
RETAIL AND OFFICE UNITS FEATURE MODERN  
ARCHITECTURE, HIGH-SPEED CONNECTIVITY,  
AMPLE PARKING, AND 24/7 SECURITY

# DEPOSIT STRUCTURE



5%  
AFTER 60 DAYS

5%  
AFTER 180 DAYS

## BALANCE

TO 5% ON SIGNING

5%  
AFTER 365 DAYS

10%  
ON OCCUPANCY

# CONSTRUCTION TIMETABLE

**Q1 2025**

PRESALES

**Q4 2025**

SITE SERVICING

**Q4 2026**

OCCUPANCY

**Q2 2025**

SITE PRE-DEVELOPMENT

**Q1 2026**

CONSTRUCTION

**Q1 2027**

FINAL CLOSING



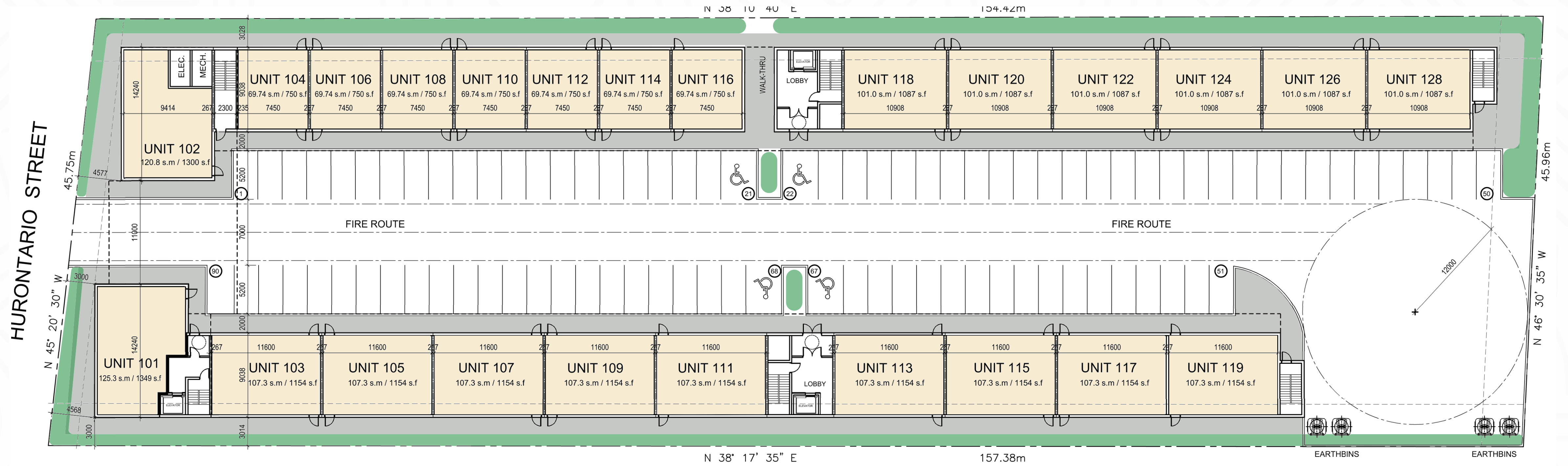
# AVAILABLE CORPORATE UNITS

UNIT	UNIT TYPE	SQFT	UNIT	UNIT TYPE	SQFT
201	OFFICE	1513	212	OFFICE	1095
202	OFFICE	1023	213	OFFICE	1316
203	OFFICE	1023	214	OFFICE	1162
204	OFFICE	1023	215	OFFICE	1162
205	OFFICE	1023	216	OFFICE	1162
206	OFFICE	1023	217	OFFICE	1162
207	OFFICE	1095	218	OFFICE	1162
208	OFFICE	1095	219	OFFICE	1033
209	OFFICE	1095	220	OFFICE	1033
210	OFFICE	1095	221	OFFICE	1033
211	OFFICE	1095	222	OFFICE	1033

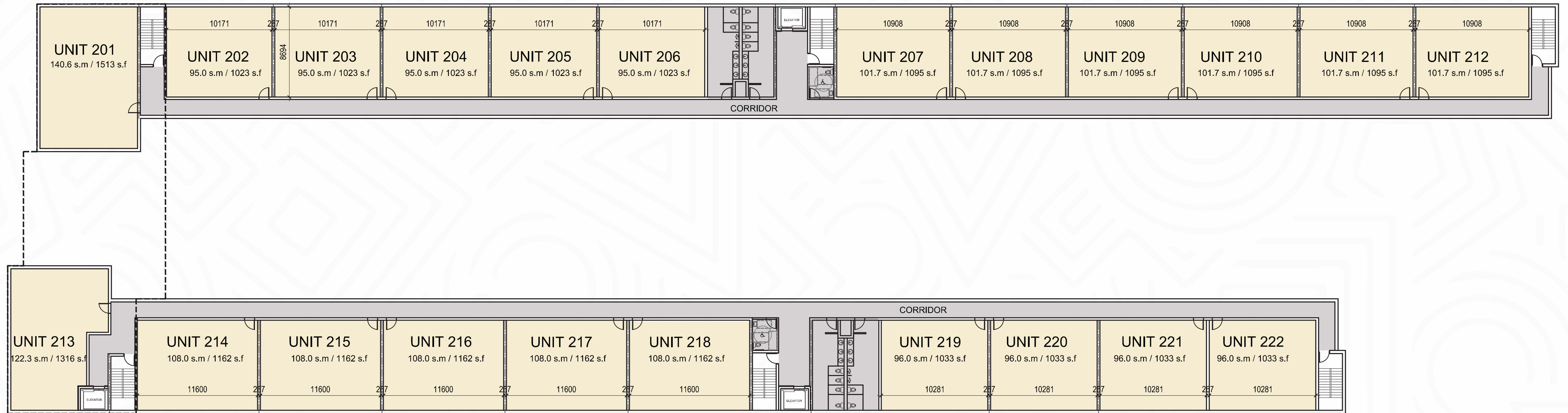
# AVAILABLE RETAIL UNITS

UNIT	UNIT TYPE	SQFT	UNIT	UNIT TYPE	SQFT
101	RETAIL	1345	13	RETAIL	1154
102	RETAIL	1300	114	RETAIL	750
103	RETAIL	1154	115	RETAIL	1154
104	RETAIL	750	116	RETAIL	750
105	RETAIL	1154	117	RETAIL	1154
106	RETAIL	750	118	RETAIL	1087
107	RETAIL	1154	120	RETAIL	1087
108	RETAIL	750	122	RETAIL	1087
109	RETAIL	1154	124	RETAIL	1087
110	RETAIL	750	126	RETAIL	1087
111	RETAIL	1154	128	RETAIL	1087
112	RETAIL	750	130	RETAIL	1349

# RETAIL UNITS



# CORPORATE OFFICE UNITS



SECOND FLOOR PLAN (OFFICE)  
SCALE 1:400

# ABOUT SAVE MAX

FOUNDED IN 2010 BY **RAMAN DUA**, SAVE MAX IS AN ISO 9001:2015-CERTIFIED CANADIAN REAL ESTATE BROKERAGE WITH A PROVEN TRACK RECORD OF INDUSTRY-LEADING INNOVATION AND BEST PRACTICES.

HEADQUARTERED IN **MISSISSAUGA, ONTARIO**, THE COMPANY HAS ACHIEVED OVER **\$20 BILLION** IN SALES, SERVED MORE THAN **25,000** CLIENTS, AND EXPANDED WITH 60+ FRANCHISE OFFICES AND 1,000 REAL ESTATE AGENTS ACROSS **CANADA, INDIA**, AND THE **UAE**.

# ABOUT SAVE MAX COMMERCIAL

SAVE MAX COMMERCIAL DELIVERS UNPARALLELED VALUE IN COMMERCIAL REAL ESTATE, BACKED BY SAVE MAX'S **\$20 BILLION** IN SALES, **25,000+** CLIENTS, AND **60+** FRANCHISE OFFICES WORLDWIDE.

OUR DEDICATED TEAM OF AGENTS, BROKERS, AND SPECIALISTS PROVIDES STRATEGIC SOLUTIONS TAILORED TO EACH CLIENT'S NEEDS.

WITH A CLIENT-FIRST APPROACH, WE DON'T JUST CLOSE DEALS—WE CREATE LASTING VALUE, HELPING BUSINESSES GROW AND SUCCEED WITH CONFIDENCE.

# SAVE MAX

## COMMERCIAL



**RAMAN DUA**

BROKER OF RECORD,  
SAVE MAX REAL ESTATE INC

905 45 97 900

**SHAIFALI KAUSHIK**

SALESPERSON,  
SAVE MAX REAL ESTATE INC

647 969 4924