

FOR LEASE

OFFICE UNITS



1,020
Square Feet



**Dixie Road/
Matheson Blvd E.**

JIM JACOBSEN

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1616 MATHESON BLVD

Unit 22 & 25

Mississauga, ON

INDUSITE REALTY CORPORATION, BROKERAGE

 **INDUSITE**
REALTY CORPORATION
BROKERAGE

Property Highlights

1616 MATHESON BLVD #22
MISSISSAUGA, ON

 1,020
SQUARE FEET


 100%
OFFICE AREA

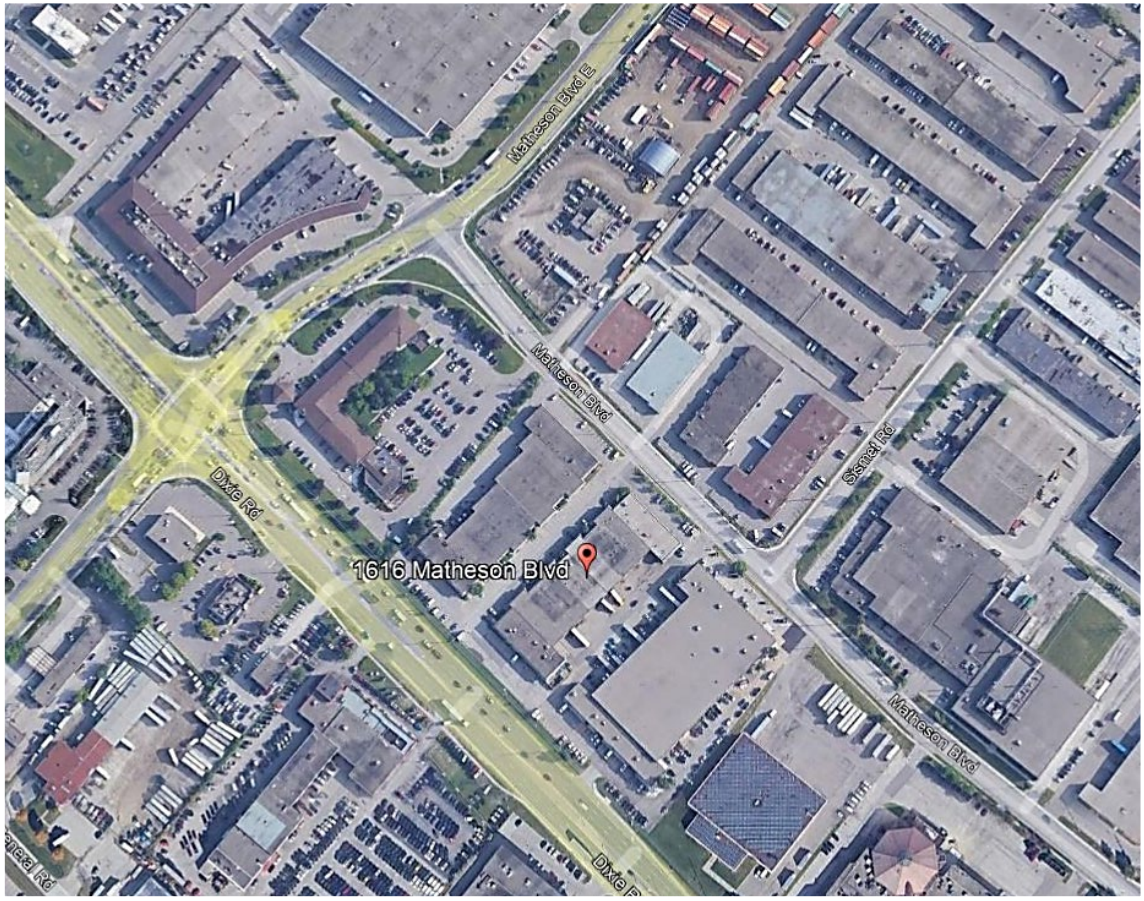
 \$2,006.00
PER MONTH (GROSS)

 C3-1 & E2
DUAL ZONING

 EASY ACCESS TO ALL
400 SERIES HIGHWAYS

 CLOSE PROXIMITY TO
PUBLIC TRANSPORTATION

 APRIL 1ST, 2023
POSSESSION
(EARLIER POSSESSION POSSIBLE)



Remarks

- ❖ *Landlord requires annual Gross Rental Escalations
- ❖ Lock Box Attached to Garden Shrub, Located on Right Side of Front Door



[CLICK HERE FOR MORE
C3 ZONING USES](#)

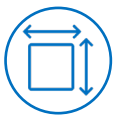
[CLICK HERE FOR MORE
E2 ZONING USES](#)





ALL INFORMATION FURNISHED REGARDING PROPERTY FOR SALE OR LEASE IS FROM SOURCES DEEMED RELIABLE BUT NO WARRANTY OR REPRESENTATION IS MADE AS TO THE ACCURACY THEREOF AND THE SAME SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL, OR OTHER CONDITIONS, PRIOR SALE OR LEASE, OR WITHDRAWAL WITHOUT NOTICE


Property Highlights


1616 MATHESON BLVD #25
MISSISSAUGA, ON


-  1,020
SQUARE FEET


-  100%
OFFICE AREA

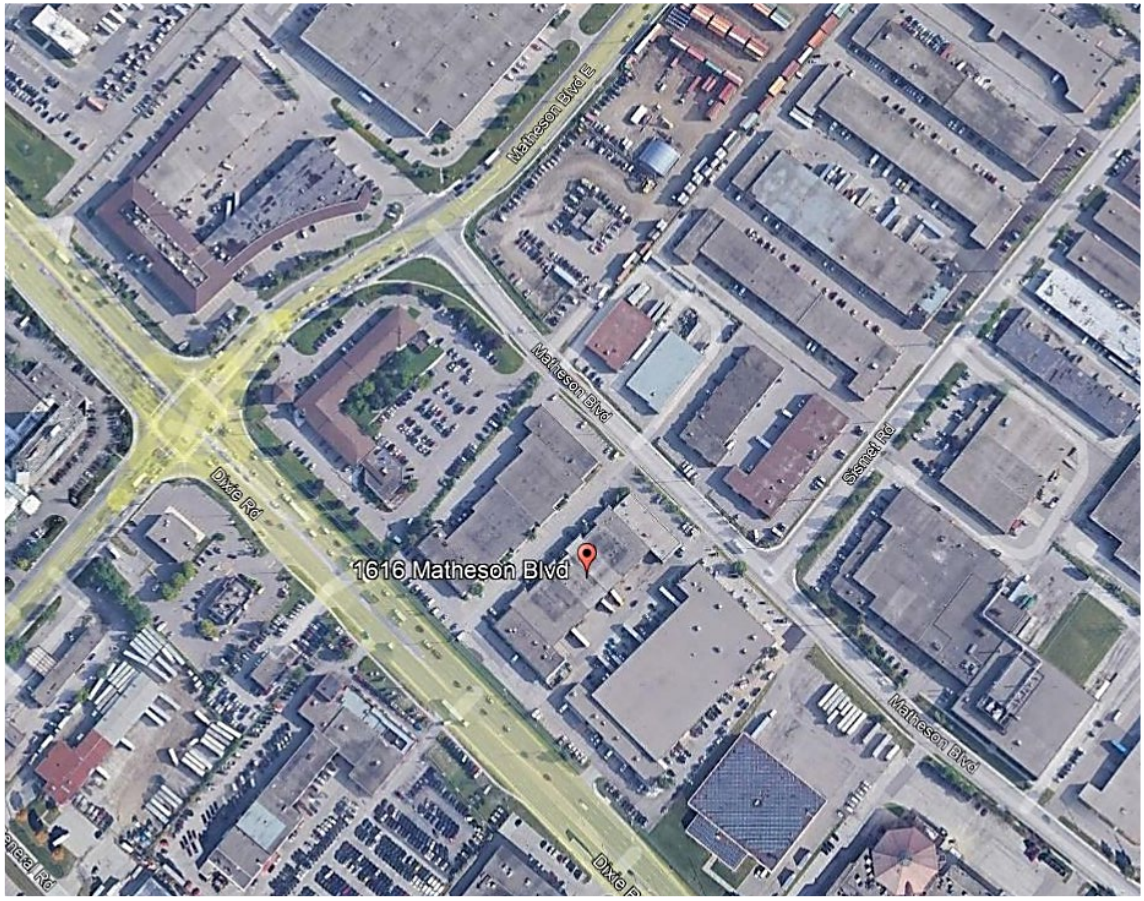
-  \$2,006.00
PER MONTH (GROSS)

-  C3-1 & E2
DUAL ZONING

-  EASY ACCESS TO ALL
400 SERIES HIGHWAYS

-  CLOSE PROXIMITY TO
PUBLIC TRANSPORTATION

-  AUGUST 1ST, 2023
POSSESSION
(EARLIER POSSESSION POSSIBLE)



Remarks

- ❖ *Landlord requires annual Gross Rental Escalations
- ❖ All Showings for Unit 25 Require 48 Hour Notice (Business Hours Only, 10am – 4pm)

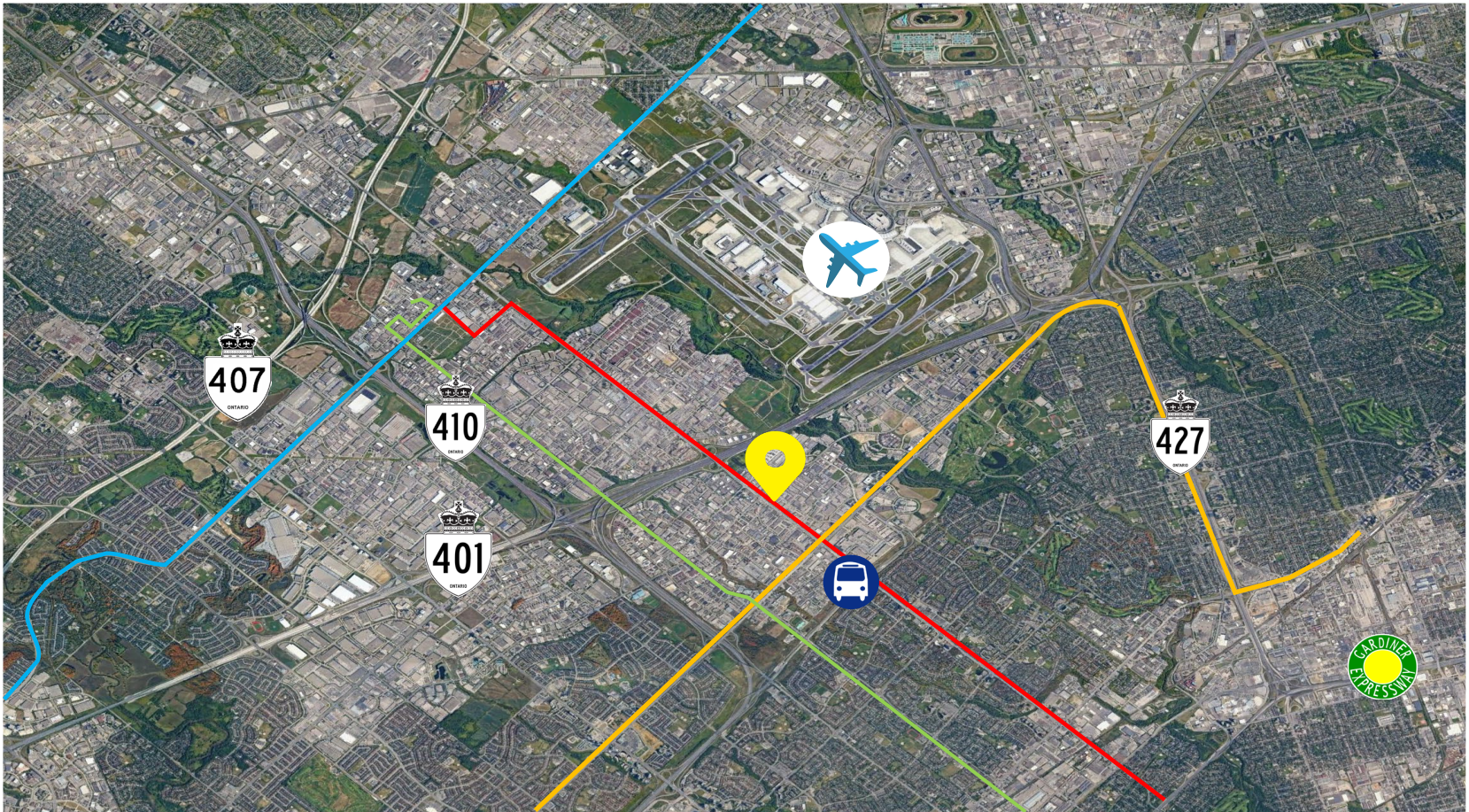

[CLICK HERE FOR MORE
C3 ZONING USES](#)

[CLICK HERE FOR MORE
E2 ZONING USES](#)

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LOCATION AND TRANSIT MAP

1616 MATHESON BLVD
#22 & #25
MISSISSAUGA, ON



DRIVE TIME ANALYSIS

HWY 401	3 MINS 2KM	HWY 407	10 MINS 11KM
HWY 403	7 MINS 5 KM	HWY 410	6 MINS 5.5KM
HWY 427	5 MINS 6.5KM	PEARSON AIRPORT	7 MINS 8KM



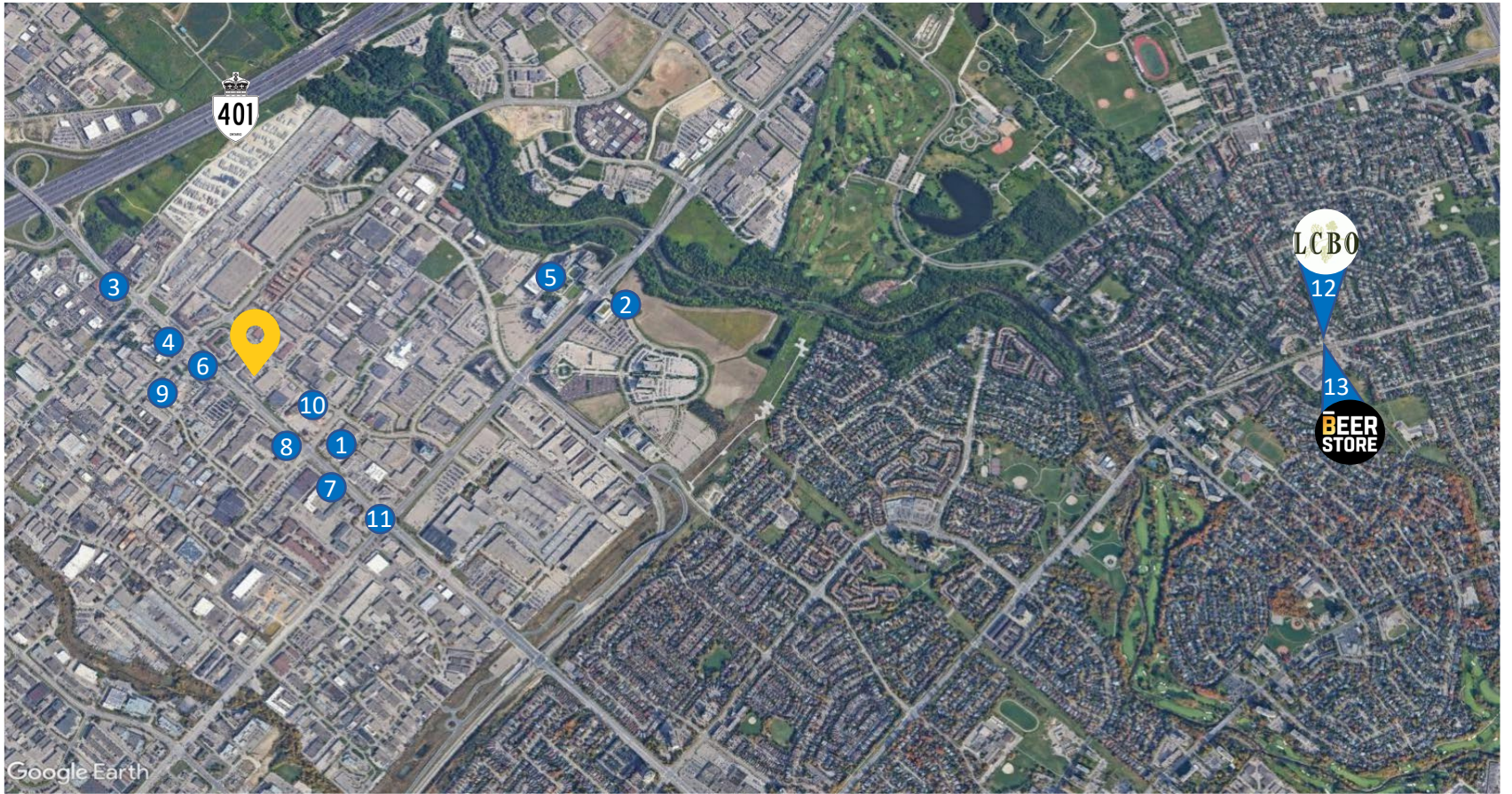
1616 MATHESON BLVD #22



DIXIE ROAD	5
EGLINTON AVE	35
DERRY ROAD	42
TOMKEN ROAD	51

AMENITIES MAP

1616 MATHESON BLVD
#22 & #25
MISSISSAUGA, ON



- | | |
|-------------------|------------------------|
| 1. Tim Hortons | 8. Eggsmart |
| 2. Starbucks | 9. Pioneer Gas Station |
| 3. Montana's | 10. Husky Gas Station |
| 4. Denny's | 11. Esso Gas Station |
| 5. Subway | 12. LCBO |
| 6. McDonald's | 13. The Beer Store |
| 7. Stack't Eatery | |



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