

OFFICE SPACE FOR SUBLEASE



35 ORLANDO AVE

RICHMOND HILL



35 ORLANDO AVENUE

Richmond Hill

Office space for Sublease



PROPERTY HIGHLIGHTS

Located in the established Headford Business Park, 35 Orlando Avenue is a best-in-class facility, offering functional and modern space.

The professionally finished second floor office space includes multiple executive private offices, open-plan workspaces, meeting rooms, and IT space, all complete with back-up power generation to support uninterrupted operation. Office furniture can be available.

Headford Business Park is well-serviced by public transit and major highways, and offers many local amenities, making it a growing, vibrant business community of tech, manufacturing, and logistics enterprises.

SUBLEASE FEATURES

Available Office Area: 23,510 SF – Second Floor

Occupancy: Immediate

Sublease Term: Until January 31, 2029

Sublease Rate: \$10.00 PSF Gross

Zoning: M-1 High Performance Industrial



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OFFICE PLAN Second Floor



[VIEW FLOOR PLAN DETAILS](#)

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LOCATION AMENITIES

RESTAURANTS

1. Han Mi Jeong
2. Elephant Grind Coffee
3. Tim Horton's
4. Eggsmart
5. Orient Bistro
6. McDonald's
7. Scaddabush Italian Kitchen & Bar
8. Pearl Sushi
9. 3 Mariachis
10. Oh Bombay Indian & Hakka

RETAILERS

1. Richlane Mall
2. Walmart Supercentre
3. T&T Supermarket
4. No Frill's
5. Food Basics
6. Times Square Richmond Hill
7. Hillcrest Mall

ADDITIONAL AMENITIES

1. IDA Pharmacy
2. Wash on Wheels Professional Car Care
3. Club D'elite Spa
4. Sheraton Parkway Toronto North Hotel & Suites
5. RBC Royal Bank
6. Scotiabank
7. Shell
8. Petro Canada
9. Esso



- BUS #4
- BUS #16
- BUS #25
- BUS #90
- BUS #85

YRT offers seamless connections across the nine municipalities of York Region with easy access to neighbouring transit systems in the City of Toronto, Durham Region and Peel Region.



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PROPERTY PHOTOS





FOR MORE INFORMATION, PLEASE CONTACT:

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