

WILLIAMS PARKWAY INDUSTRIAL CAMPUS BRAMPTON

Industrial Buildings **for Lease**
in a Well Established Business Park



PURE FLEXIBILITY

Flexible layouts and various size options
to support your business growth

BUILDING	Status	SIZE (SF)
2110	Available	13,574 SF
2130	LEASED	80,355 SF
2150	Available	62,875 SF
2160	LEASED	28,700 SF

Listing Team:

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Presented By:



53' TRAILER ACCESSIBLE

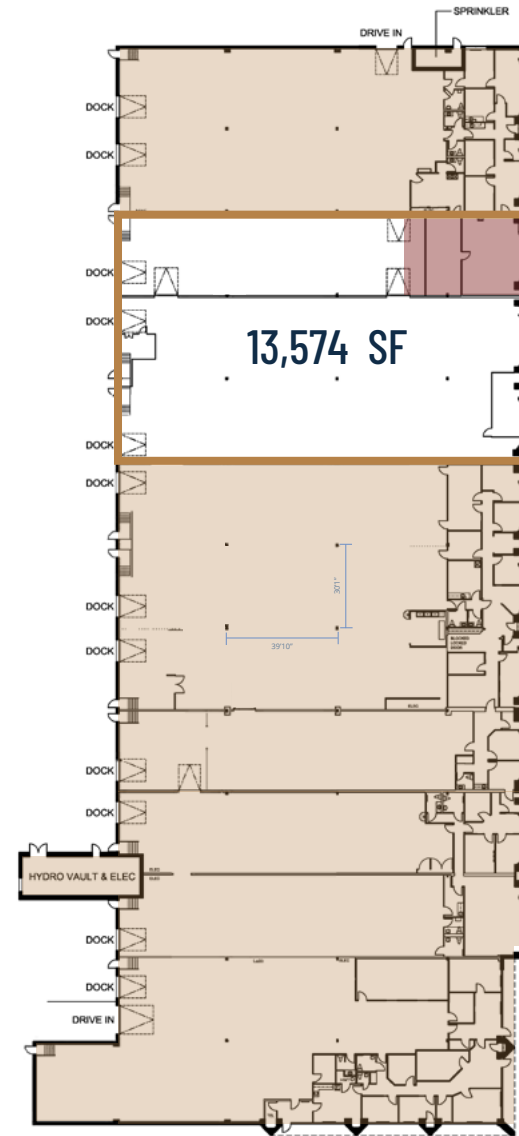
UNIT OVERVIEW

2110 Williams Parkway, Brampton

Unit Configurations	13,574 SF
**Office Area	+/- 1,000 SF (NEW!)
Warehouse Area	+/- 12,574 SF
Clear Height	16'
Shipping	3 Dock Doors with levellers
Power	200 Amps
Possession	Immediate
Asking Net Rent	\$15.95
Taxes (T.M.I)*	\$4.43

*Exclusive of Management Fee

**Anticipated Office Completion September 2026



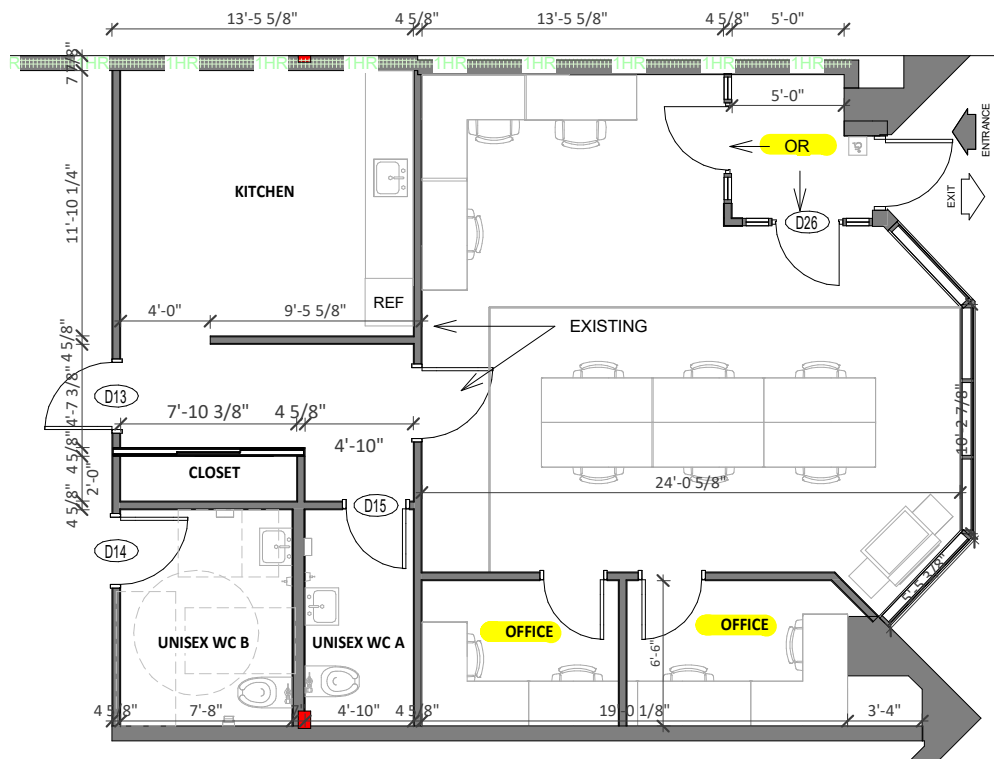
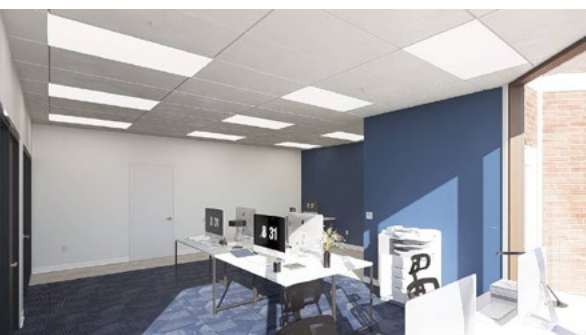
LEASED



NEW OFFICE

UNIT OVERVIEW

2110 Williams Parkway, Brampton



*Plans subject to change, photos are renderings

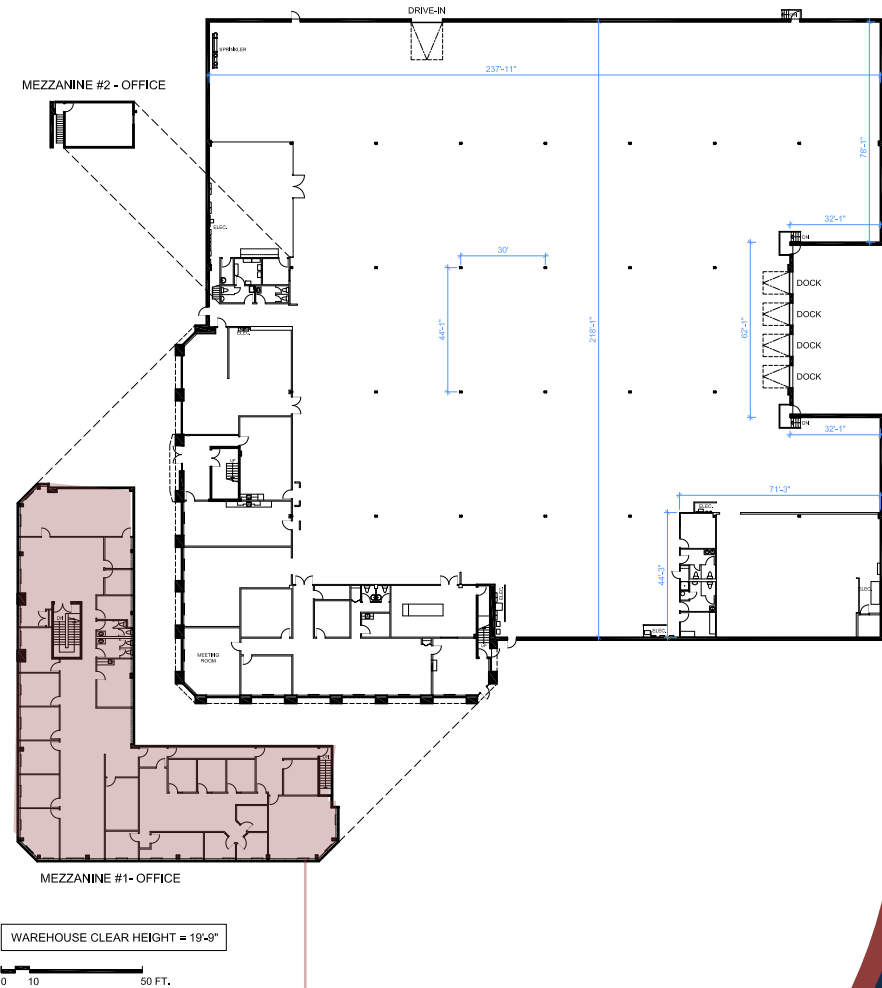
2,000 AMP HEAVY POWER

UNIT OVERVIEW

2150 Williams Parkway, Brampton

Building Area	62,875 SF
Office Area	± 14,983 SF (24%)
Reduced Office Option	6,394 SF
Warehouse Area	47,892 SF
Clear Height	19'9"
Shipping	4 Truck Level 1 Drive-In
Power	2,000A
Possession	September 1 st , 2026
Promotional Year 1 Rate	\$12.95
Taxes (T.M.I)*	\$4.43

*Exclusive of Management Fee



Second Storey office can be fully separated

*Promotional Year 1 net rental rate available for transactions firmed prior to September 1, 2026
Year 2 rental rates to reset based on prevailing market rates at the time.

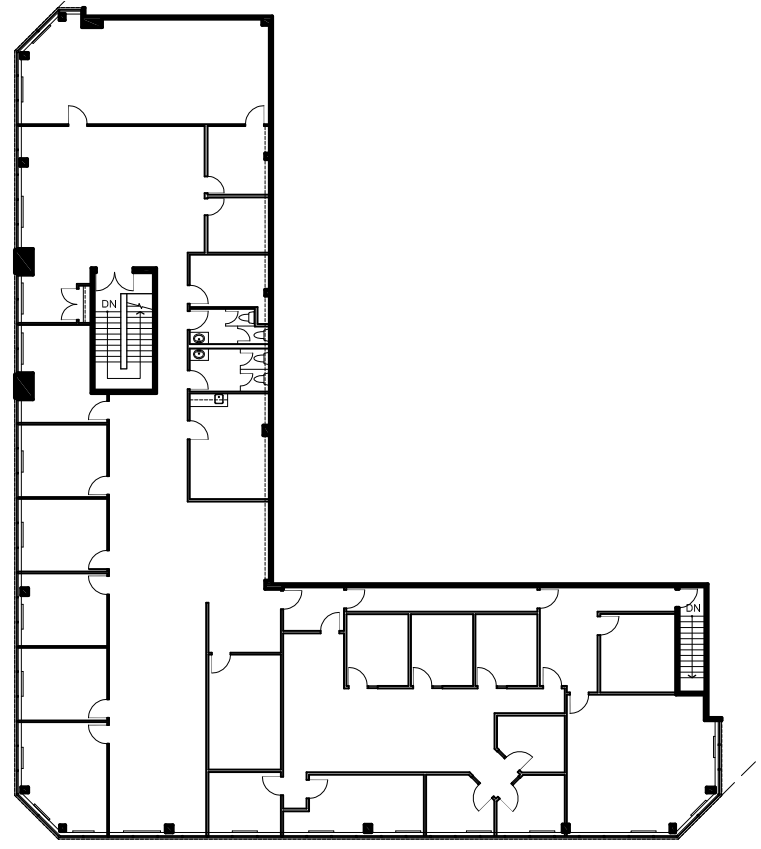
UNIT OVERVIEW

2150 Williams Parkway, Brampton

Second Floor Walkup Office	8,118 SF
Possession	September 1 st , 2026
Year 1 Rate	\$13.00 Gross

Features

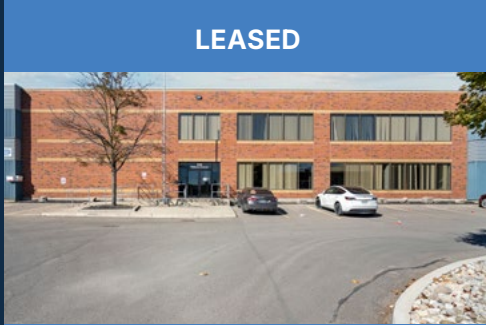
- Abundance of natural light throughout from perimeter windows on the second floor.
- Plumbing already in place, including existing kitchenette and washrooms.
- Multiple private offices and meeting rooms.
- Welcoming reception area.



PHOTOS



2110 WILLIAMS PARKWAY



2130 WILLIAMS PARKWAY



2150 WILLIAMS PARKWAY



2160 WILLIAMS PARKWAY



PURE ACCESS

Area Amenities



Food & Restaurants



Gas Stations



Banks



Grocery/Supermarket



Hotels

Transit Routes



Brampton Transit Route #9



Brampton Transit Route #29



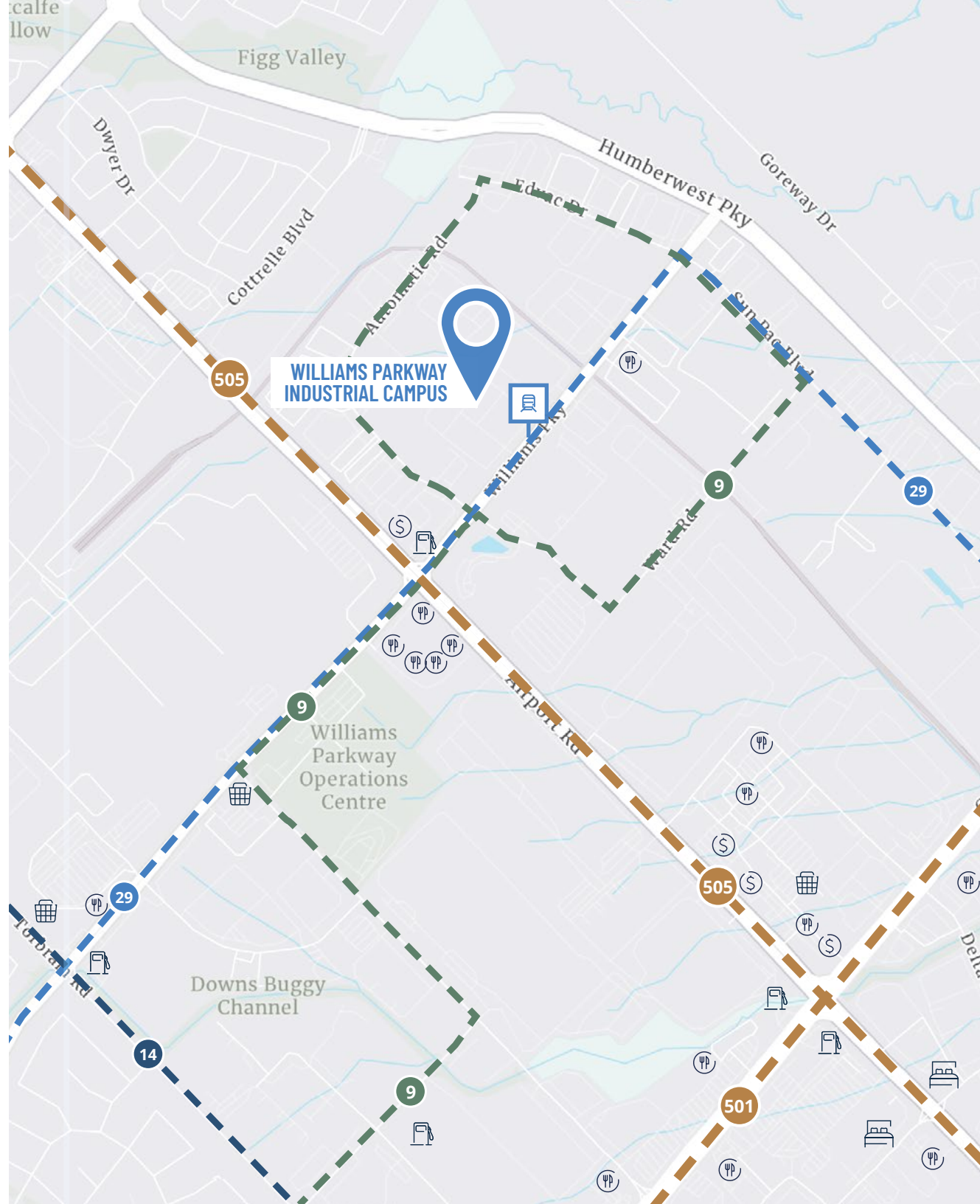
Brampton Transit Route #14



ZUM Bus Line



Bus Stop

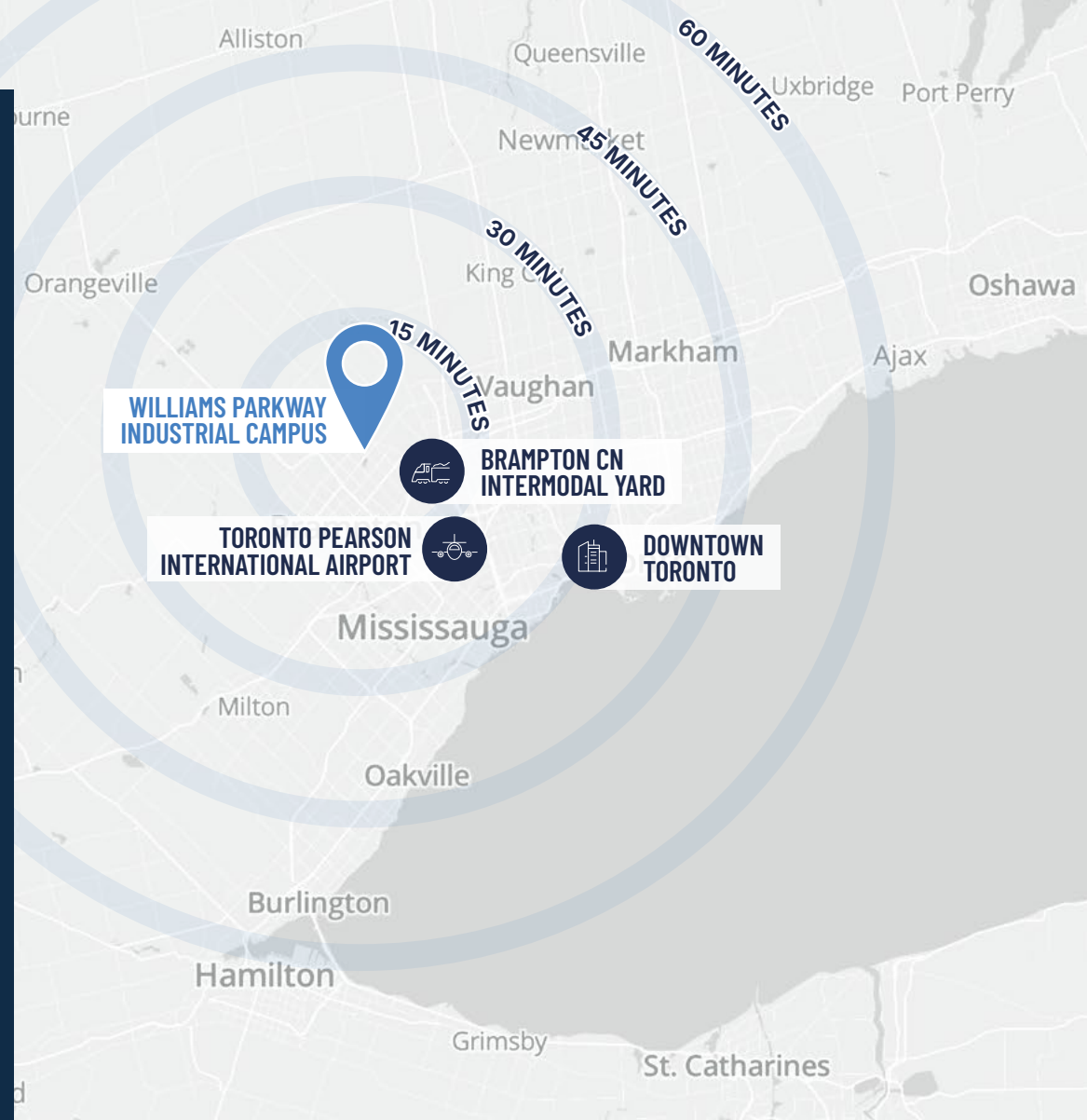


PURE MOVEMENT

Connecting to the GTA and beyond

The property is located in Brampton, only **16 KM from Toronto Pearson International Airport**, Canada's largest and busiest airport, and less than 90-minutes to the US border, creating seamless accessibility domestically and internationally.

Downtown Toronto is also just a 30-minute drive away.



DRIVE TIMES



35 Minutes
Downtown Toronto



10 Minutes
Brampton CN
Intermodal Yard



15 Minutes
Toronto Pearson
International Airport



10 Minutes
Highway 427



10 Minutes
Highway 410



5 Minutes
Highway 407

OUR TEAM



Pure Industrial is one of Canada's leading providers of industrial real estate. With offices in Toronto, Montreal, Quebec City, and Vancouver and top tier properties across the country, we believe in the power of vision and the strength of partnership.

We're not just providing industrial real estate; we are laying the foundation for your business to thrive and are committed to being your partner in growth. We offer a portfolio of more than 42M square feet of prime locations across Canada, ranging from small warehouses to large industrial developments, and diligently serve more than 1,400 customers every day.

Our dedicated, customer-focused team is here to build lasting relationships, deliver highly responsive, personalized service, and keep your supply chain seamless, from the first mile to the last.

PUREINDUSTRIAL.CA



Colliers is a leading diversified professional services and investment management company. With operations in 65 countries, our more than 15,000 enterprising professionals work collaboratively to provide expert advice to real estate occupiers, owners, and investors. With annualized revenues of \$3.6 billion (\$4.0 billion including affiliates) and \$46 billion of assets under management, we maximize the potential of property and accelerate the success of our clients and our people.

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Twitter @Colliers or LinkedIn.

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