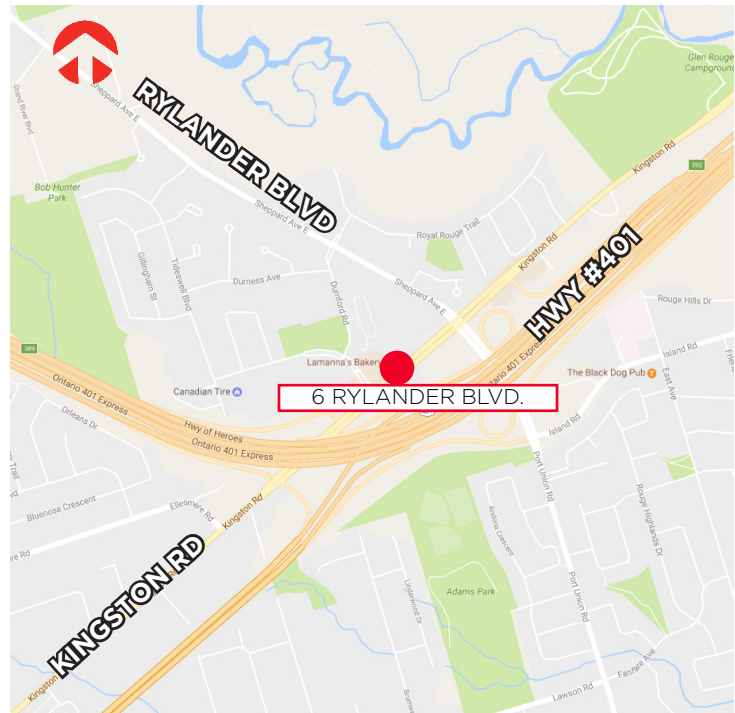



BUILDING FEATURES

| | | | |
|---------------------------|--|------------------|-----------|
| LOCATION: | North east corner of Kingston Road and Rylander Boulevard, just west of Port Union/Sheppard/Highway 401 interchanges | | |
| MUNICIPAL ADDRESS: | 6 Rylander Blvd., Unit 4 | | |
| TRAFFIC COUNTS: | Highway 401: | 211,000 veh./day | |
| | Highway 2: | 29,917 veh./day | |
| | Total: | 239,917 veh./day | |
| SHADOW ANCHORED | Shoppers Drug Mart, Canadian Tire, Sherwin-Williams, Popeyes and Starbucks | | |
| NET RENT: | \$24.00 PSF | | |
| ADDITIONAL RENT: | \$14.30 PSF (2017) | | |
| AVAILABLE SIZE: | 1,180 SF | | |
| DEMOGRAPHICS: | 1 km | 3 km | 5 km |
| AVG. HH Income: | \$109,826 | \$125,672 | \$110,347 |
| Total population: | 8,130 | 65,891 | 137,508 |



ALI ASGARY, CCIM
Associate Vice President*
(416) 756-5430
ali.asgary@ca.cushwake.com

JAY RICHMOND
Senior Specialist*
(416) 756-5429
jay.richmond@ca.cushwake.com

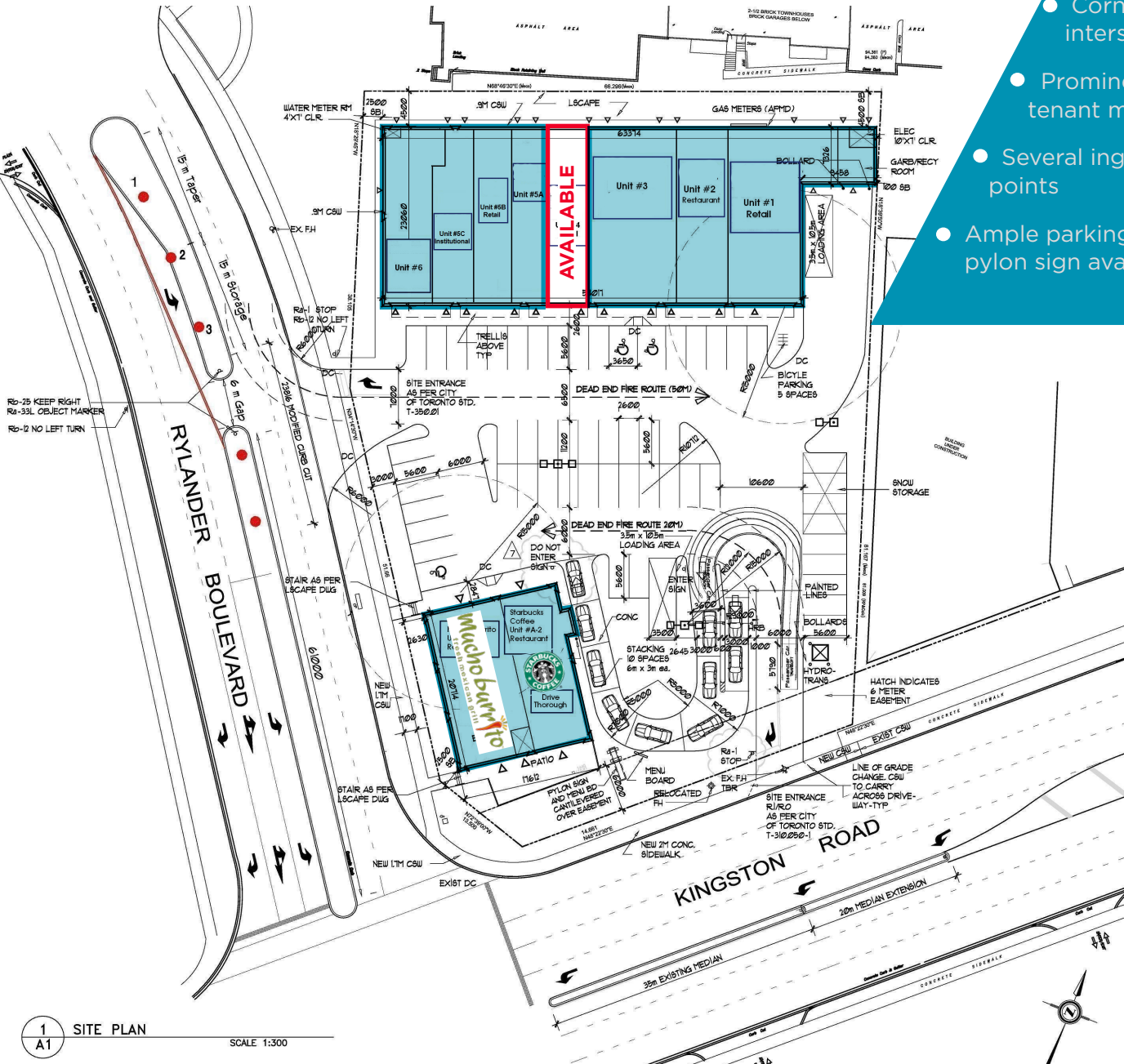
CUSHMAN & WAKEFIELD LTD., BROKERAGE
1100-3100 Steeles Avenue East
Markham, Ontario L3R 8T3
cushmanwakefield.com



Site Plan

Property Features

- Corner lot at a lit intersection
- Prominent situated tenant mixture
- Several ingress / egress points
- Ample parking, building and pylon sign available



1 SITE PLAN
A1 SCALE 1:300

ALI ASGARY, CCIM
Associate Vice President*
(416) 756-5430
ali.asgary@ca.cushwake.com

JAY RICHMOND
Senior Specialist*
(416) 756-5429
jay.richmond@ca.cushwake.com

CUSHMAN & WAKEFIELD LTD., BROKERAGE
1100-3100 Steeles Avenue East
Markham, Ontario L3R 8T3
cushmanwakefield.com