



**TEAM MURRAY  
& FALDOWSKI**

**4257 Sherwoodtowne Boulevard, Unit 200, Mississauga**

# Office space available for lease



**Kennedy Banks**

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**Bryan Faldowski\*, CNE**

Executive Vice President  
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# Property Overview

## Professional Office Building in Mississauga's Prime Central Business district

<b>Address</b>	4257 Sherwoodtowne Blvd
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<b>Location</b>	Mississauga
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<b>Unit</b>	<b>200</b> 2,000 square feet
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<b>Parking</b>	Outside/Surface
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<b>Zoning</b>	H-CC3 (2)
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<b>Possession</b>	April 1, 2024
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**Lease Price:**

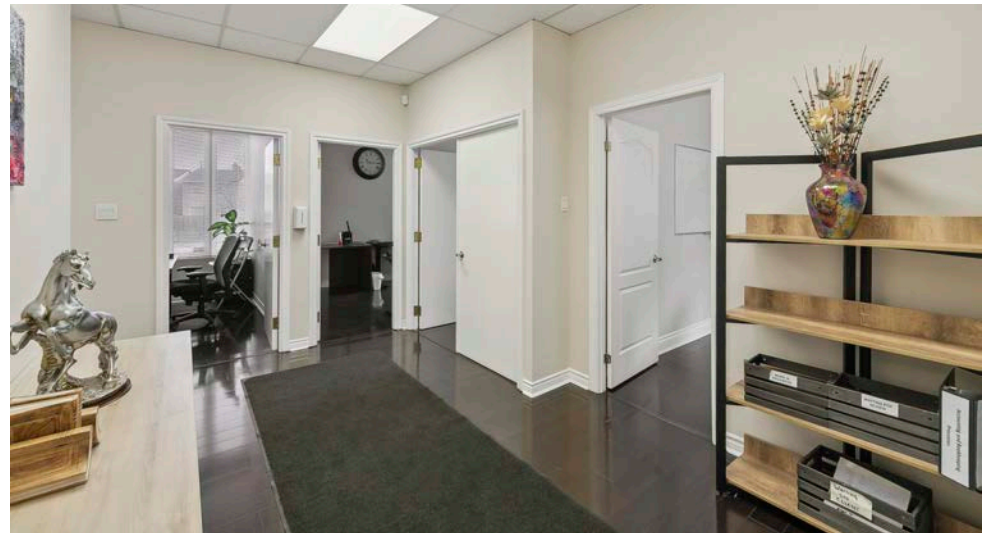
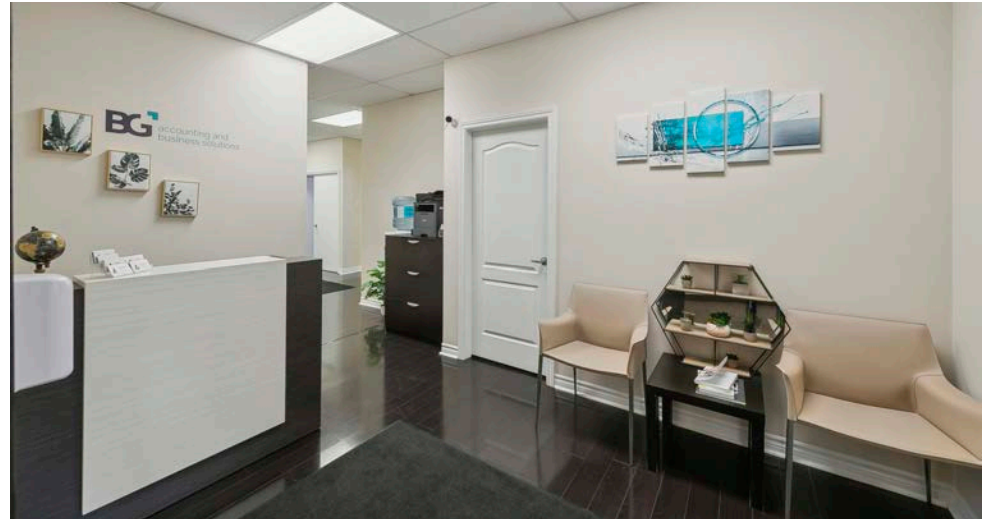
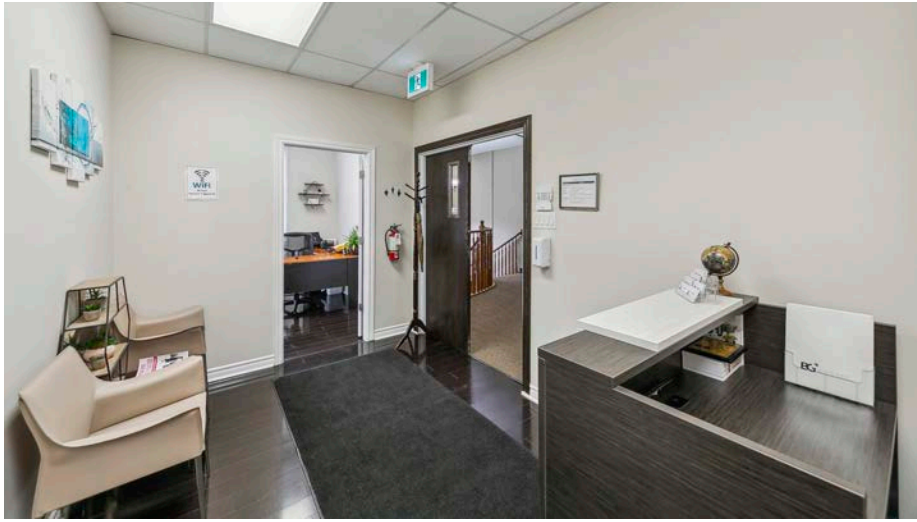
**\$16.50 NET PSF**

**TMI (2024):**

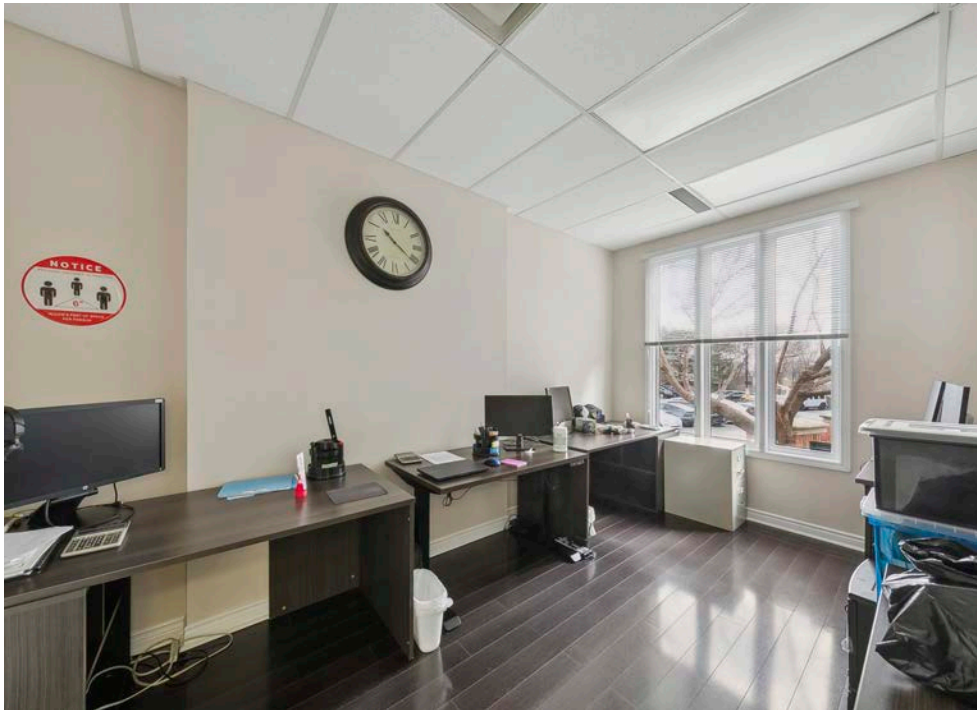
**\$12.50 PSF**











# Location Overview



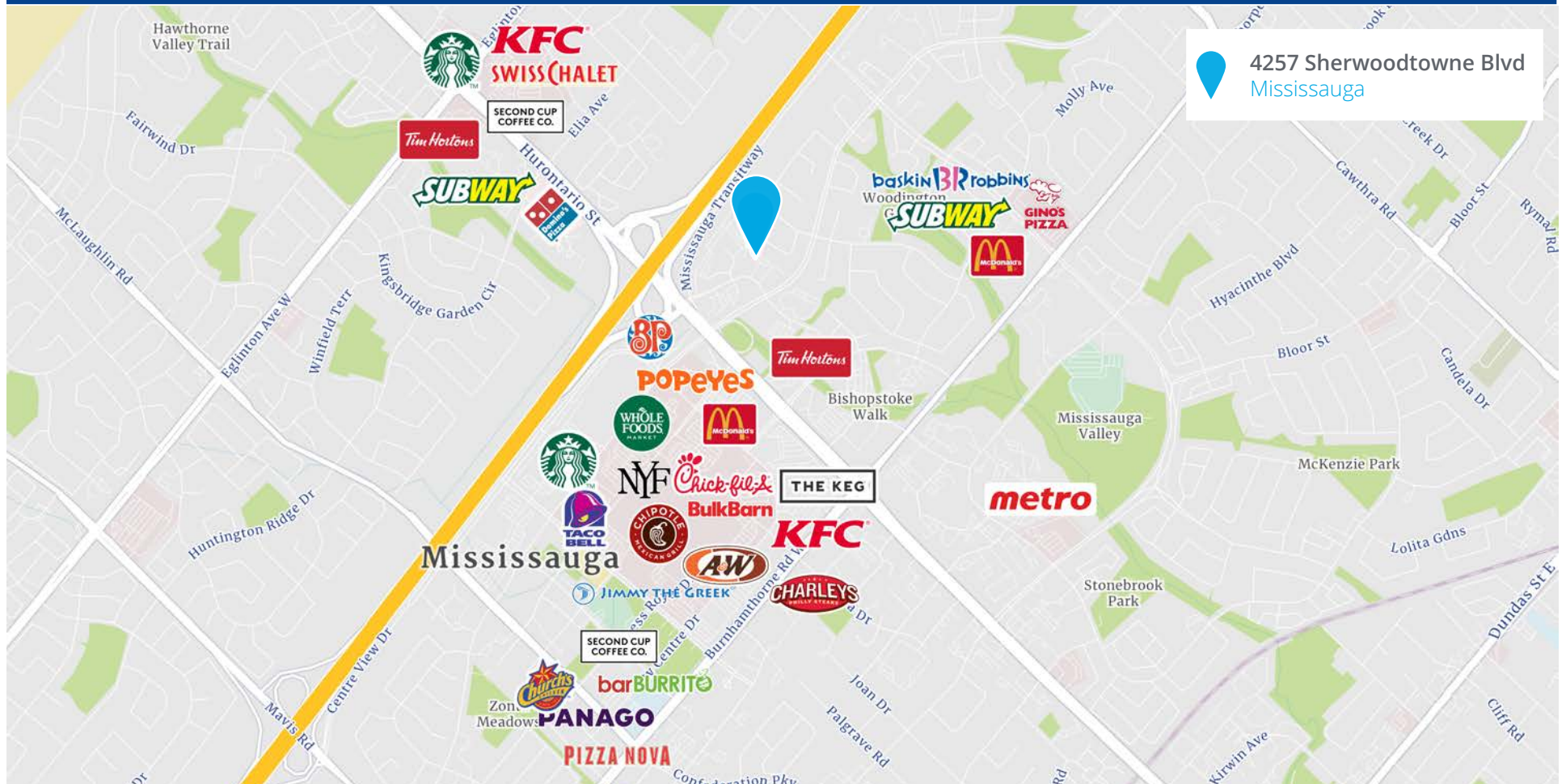
Burlington  
**30 mins**

Hamilton  
**40 mins**

US Border  
**60 mins**

Highway 403  
**5 mins**

YYZ Airport  
**15 mins**

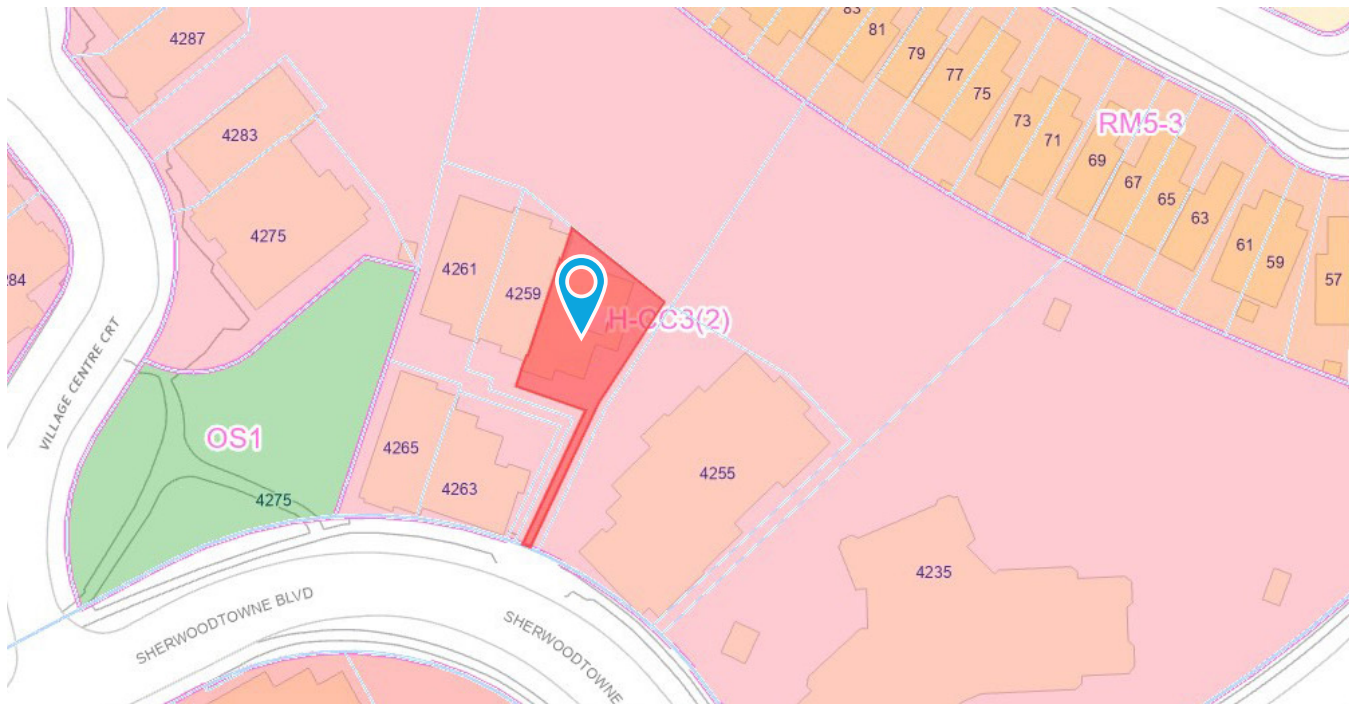




# H-CC3 (2) Zoning

## Permitted Uses

- › Office
- › Medical Office
- › Apartment
- › Long-Term Care Building
- › Retirement Building
- › Townhouse
- › Street Townhouse
- › Banquet Hall/Conference Centre/Convention Centre
- › Hospital
- › University/College
- › Staff/Student Residence
- › Active Recreational Use
- › Passive Recreational Use
- › Parking Structure
- › Overnight Accommodation



Learn More







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