



OFFICE SPACE FOR SUBLEASE

4475 NORTH SERVICE ROAD



PROPERTY DETAILS

Size	4,683 PSF Suite 101
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Availability	July 1, 2025
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Expiry	Negotiable
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Net Rent	Contact Listing Agent
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Additional Rent	\$16.20 PSF (2025 est)
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BUILDING OVERVIEW

- Situated at the intersection of QEW & Appleby line in Burlington
- Direct access and exposure to QEW Highway
- Free surface parking at a ratio of 4.5 cars per 1,000 square feet of rentable area leased



OFFICE SPACE PHOTOS

Suite 101 | 4,683 PSF

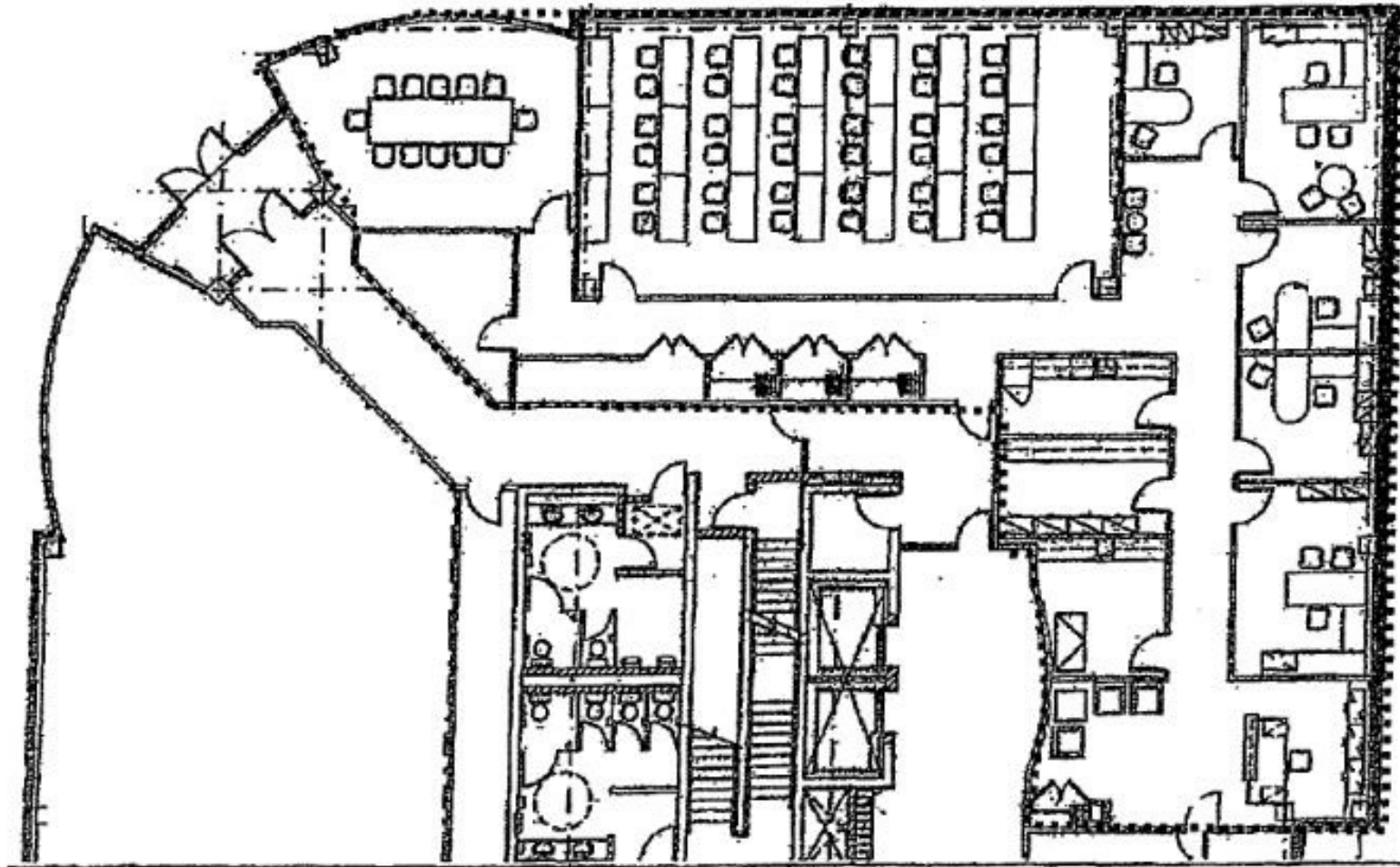


SPACE OVERVIEW

Built out space with 5 offices, reception area, classroom (40 person capacity), conference room (10 person capacity) and a gallery kitchen. Furniture can be made available.

FLOOR PLAN

Suite 101 | 4,683 PSF





JLL

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