



FREESTANDING BUILDING LOCATED IN TRADERS BUSINESS PARK

 **JLL** SEE A BRIGHTER WAY

For Sublease

5610 Kennedy Road

Mississauga, ON

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Mississauga, ON



Existing racking can be made available



Pre-cast construction with high quality build-out



Excellent street presence fronting on Kennedy Road



Located in the established Traders Business Park



Quick access to major Highways 401, 403 and 410 and public transit options

Property details

Total Area

29,422 sf

Industrial

19,122 sf (65%)

Office

10,300 sf (35%)

Lot Size

2.94 acres

Clear Height

24'

Shipping

3 T/L, 1 D/I

Zoning

E2

Parking

52 Surface spots

Remaining Term

September 29, 2030

TMI (2026 est.)

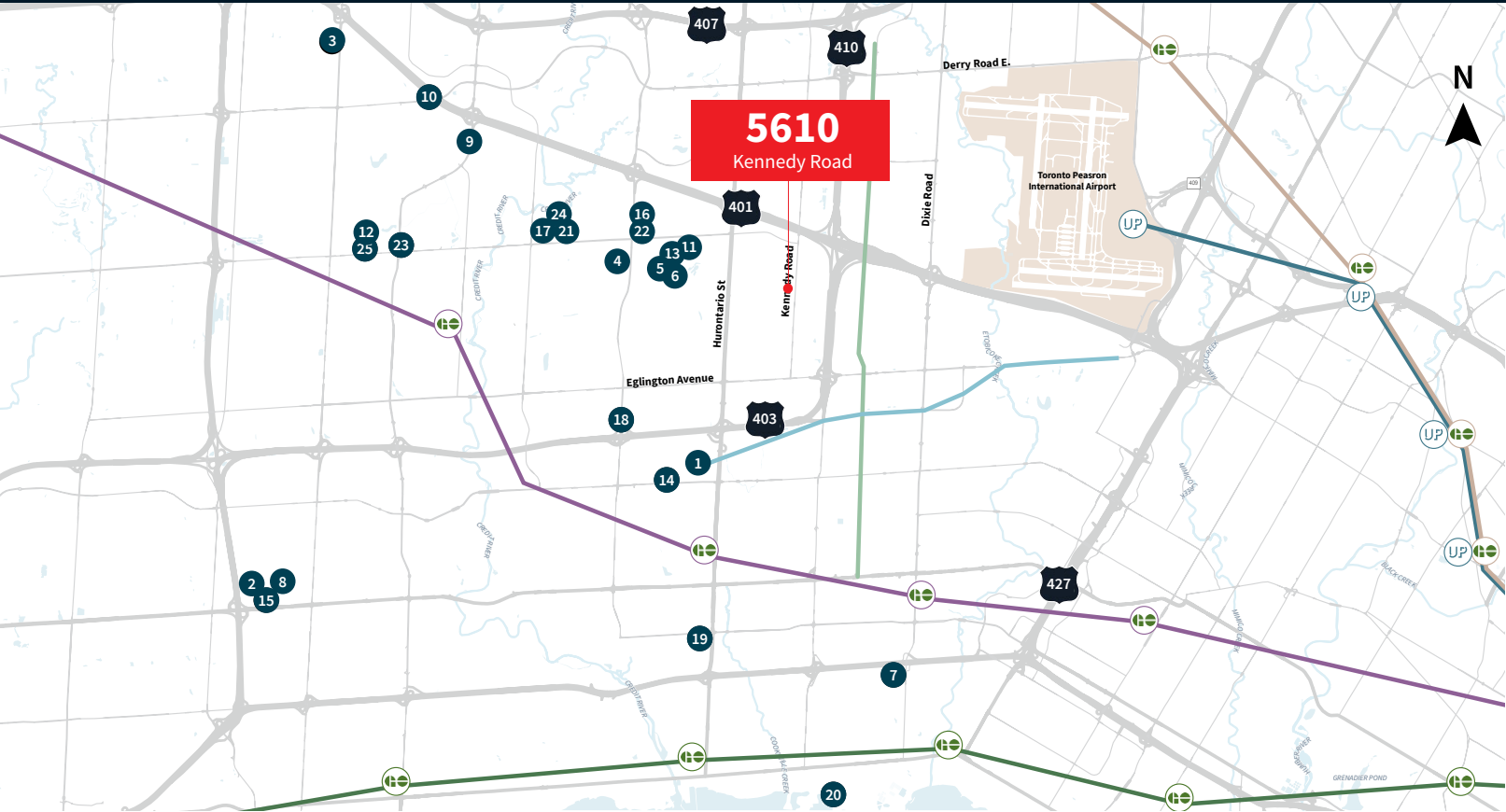
\$3.53 psf *

*Tenant to self-maintain

Asking Rate

\$18.50 psf Net





Amenities

- Shopping and retail**

 - 1. Square One Shopping Centre
 - 2. Home Depot
 - 3. Canadian Tire
 - 4. Walmart Supercentre
 - 5. Shoppers Drug Mart
 - 6. Staples
 - 7. Dixie Outlet Mall
 - 8. Costco Wholesale
- Food and Beverage**

 - 11. Starbucks
 - 12. Tim Hortons
 - 13. Subway
- Healthcare**

 - 19. Mississauga Hospital (Trillium Health Partners)
- Entertainment and Fitness**

 - 14. YMCA Mississauga
 - 15. Cineplex Cinemas Mississauga (Courtneypark)
- Outdoor & Recreation**

 - 20. Lakefront Promenade Park
- Post Office & Banking**

 - 21. Canada Post
 - 22. Scotiabank
 - 23. BMO Bank of Montreal
 - 24. CIBC
 - 25. RBC Royal Bank
- Hotels**

 - 9. Hilton Mississauga / Meadowvale
 - 10. Holiday Inn & Suites Mississauga West
- Fuel and Services**

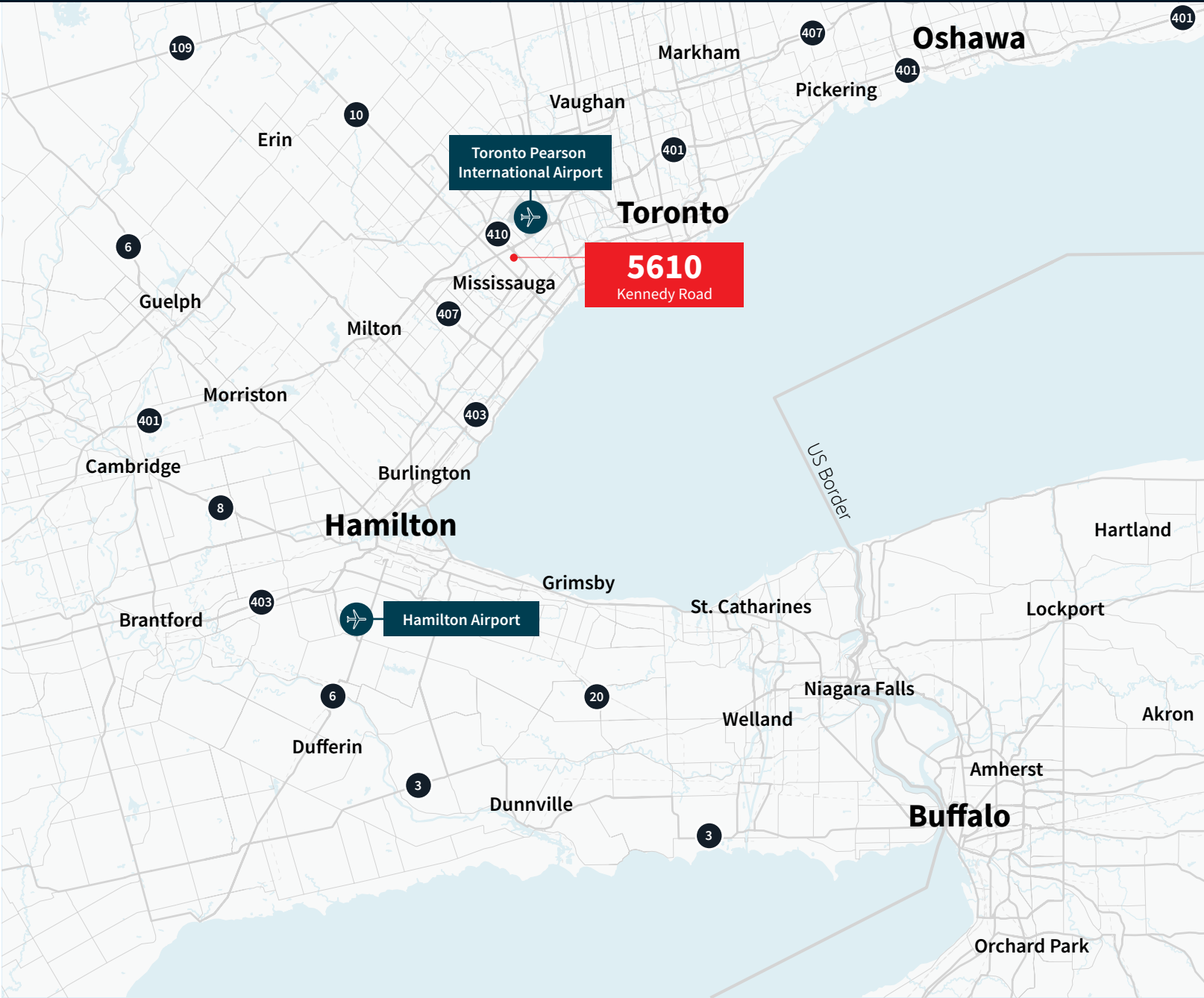
 - 16. Petro-Canada
 - 17. Esso
 - 18. Shell

Transit

- GO Transit**

 - Lakeshore West Line
 - Milton Line
 - Kitchener Line
- UP Express**

 - Union Pearson Express
 - TransitWay Station
 - MiWay Route 51



7 MINS | 6 KM
Highway 410

17 MINS | 11.3 KM
Toronto Pearson
International Airport

40 MINS | 30 KM
Downtown
Toronto

40 MINS | 52 KM
Hamilton

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For more information, please contact:

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