

PRICING TABLE

Building 1 - 2560 Morningside Avenue

Unit	Unit Footprint SF	Walk-Up 2nd Floor SF	Total SF	Price PSF*	Dock & Grade Loading	Parking	
12	4,745	2,154	6,899	-	0 D, 1 G	7 Stalls	
11	5,275	1,608	6,883	-	0 D, 1 G	7 Stalls	
10	6,770	1,608	8,378	\$535 PSF	0 D, 1 G	9 Stalls	
9	Sold						
8	Sold						
7	Sold						
6	Sold						
5	Sold						
3	Sold						
2	Sold						
1	Sold						

Building 2 - 2450 Morningside Avenue

Unit	Unit Footprint SF	Walk-Up 2nd Floor SF	Total SF	Price PSF*	Dock & Grade Loading	Parking	
15	11,428	1,828	13,256	-	2 D, 1 G	14 Stalls	
13	Under Contract						
12	Sold						
11	Sold						
10	Sold						
9	Sold						
8	Sold						
7	Sold						
6	Sold						
5	Sold						
3	Sold						
2	Sold						
1	Sold						

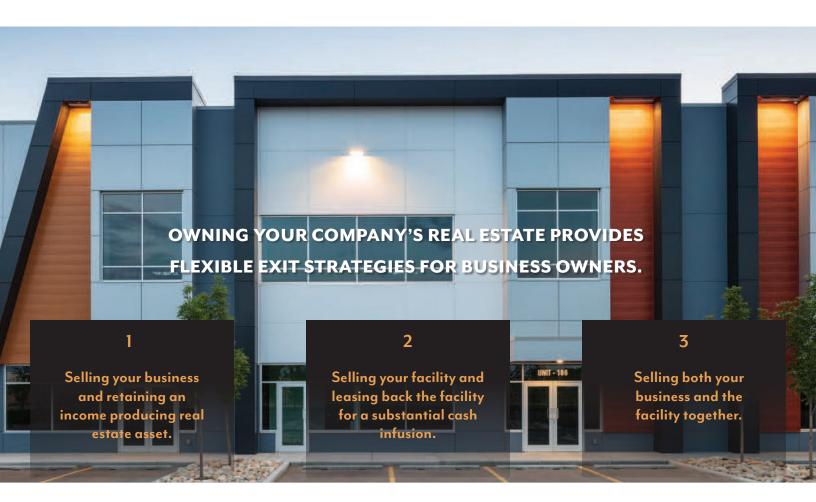
^{*} Prices subject to change without notice

PRICING TABLE

Building 3 - 2340 Morningside Avenue

	Unit	Unit Footprint SF	Walk-Up 2nd Floor SF	Total SF	Price PSF*	Dock & Grade Loading	Parking
		8,893	1,825	10,718	-	2 D, 1 G	11 Stalls
	8	9,191	1,804	10,995	-	2 D, 1 G	11 Stalls
		9,191	1,804	10,995	-	2 D, 1 G	11 Stalls
LIMITED RELEASE	6	9,191	1,804	10,995	\$525 PSF	2 D, 1 G	11 Stalls
LIMI	5	9,191	1,804	10,995	\$525 PSF	2 D, 1 G	11 Stalls
	3	9,191	1,804	10,995	-	2 D, 1 G	11 Stalls
	2	9,191	1,804	10,995	-	2 D, 1 G	11 Stalls
	1	9,474	1,854	11,328	-	2 D, 1 G	11 Stalls

^{*} Prices subject to change without notice



Controlling your real estate will allow you to grow your business with confidence.

Take advantage of one of the top industrial markets in North America by building equity. By purchasing a brand new facility, you minimize your business's exposure to large capital repairs / replacements for the first 15 years of ownership.

SITE PLAN

LEGEND

D = Dock Loading

G = Grade Loading

E = Electrical Room

M = Mechanical Room

= Mailbox



= Bus Stop



= Under Contract



= Sold





READY FOR OCCUPANCY

Building 1 - Q1 2023 Building 2 & 3 - Q2 2023





