



W
CORPORATE
CENTRE

SLATE

**AVISON
YOUNG**

PREMIER SUBURBAN OFFICE CAMPUS.

FOR LEASE

woodbinesteeles.com



**CENTRALLY
POSITIONED.**

W Corporate Centre is a premier, suburban office campus comprising of five buildings totaling approximately 365,000 square feet on 12 acres with over 1,100 surface /underground parking spaces.

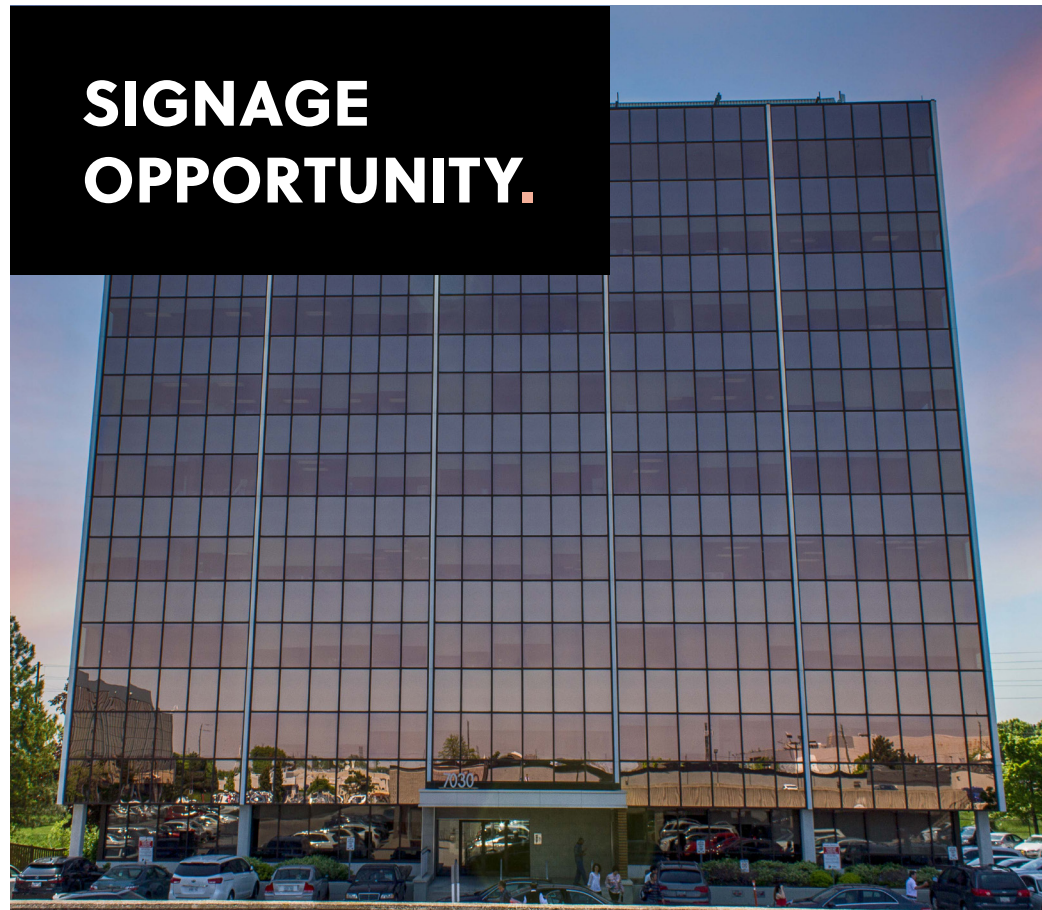


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SIGNAGE OPPORTUNITY.

The campus, located in the City of Markham, has a prominent and highly visible location at Highway 404 and Steeles Avenue, five minutes north of the Highway 401 interchange. The property offers excellent highway access to several 400 series highways, making it a strong location for tenants who want to attract employees from across the GTA.



OFFICE AVAILABILITIES.

7030 Woodbine Avenue

Floor Plan	Suite 301	4,398 sf – 11 offices, 2 meeting rooms
Floor Plan	Suite 302	2,740 sf – Built-out suite
N/A	Suite 301/302	7,138 sf
Floor Plan	Suite 400	6,400 sf – Built-out suite
Floor Plan	Suite 701	5,821 sf – Base building condition
Virtual Tour	Suite 801	4,363 sf – Move-in ready model suite
Floor Plan	Suite 803	1,501 sf – Available as of February 1, 2024

7050 Woodbine Avenue

Virtual Tour	Suite 300	7,773 sf – Built-out suite
Floor Plan	Suite 401	6,500 sf – Base Building condition

7100 Woodbine Avenue

Floor Plan	Suite 214	2,935 sf – Built-out suite
Floor Plan	Suite 320	3,620 sf – Move-in ready
Floor Plan	Suite 400	14,990 sf – Built-out suite
Floor Plan	Suite 403	1,743 sf – Built-out suite
Floor Plan	Suite 411A	3,981 sf – Available as of March 1, 2024

Net Rent

\$16.50 psf

Additional Rent

\$15.68 psf (2023)

Parking

3.1 per 1,000 sf



TRANSIT & AMENITIES.





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