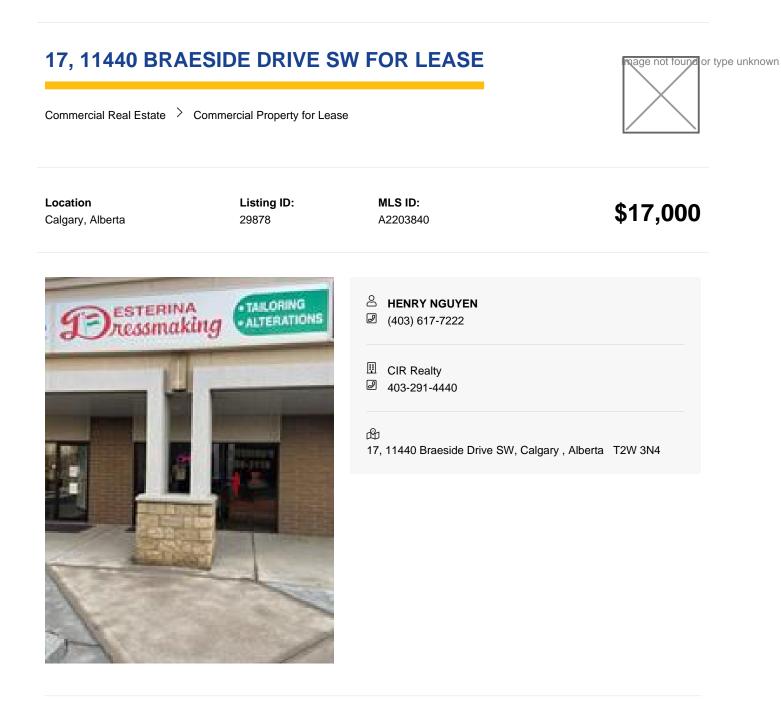


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| Transaction Type | Days On Market | Lease Amount |
|--|---------------------------------|---|
| For Lease | 159 | 29.50 |
| Lease Frequency | Subdivision | Year Built |
| Annually | Braeside | 1978 |
| Structure Type | Property Type | Property Sub Type |
| Retail | Commercial | Business |
| Building Area (Sq. Ft.) 512.00 | Building Area (Sq. M.) 47.57 | Inclusions Sewing machines, overlock machines (serger), blind stitch machine, and sewing tools currently in the shop. |
| Restrictions | Reports | |

Leases

Landlord Approval

A well established alteration/dress making business which has been running for 30 years. Located in Braeside SW and in a strip mall where anchor tenants are RBC, Tim Horton, Subway, KFC and over 20 retailers and service providers. Since it has been in business for such a long time that the business is well connected to different sources of clients. Besides the alteration, this business is also a mini depot for dry cleaning which brings more income. Good for an one person or small family business. Shop space contains a working area, a fitting room and a 2 piece washroom. Monthly rent is \$2,278 which includes OP cost (or CAM). Utilities are approximately \$250.00/month. Business hours are M-F 9.30 a.m. - 6 p.m. ; Sat 9.30 a.m. - 3 p.m. , but the hours are flexible and can be changed accordingly. Plenty of parking spots! High traffic area!

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