

21

KODIAK CRESCENT, SUITE 200

NORTH YORK, ON



OFFICE FOR LEASE
4,942 SF



CUSHMAN &
WAKEFIELD

// PROPERTY DETAILS

ADDRESS 21 Kodiak Crescent, Suite 200

INTERSECTION Sheppard Avenue W & Allen Expressway

UNIT SIZE 4,942 SF

NET RENT \$13.95 PSF

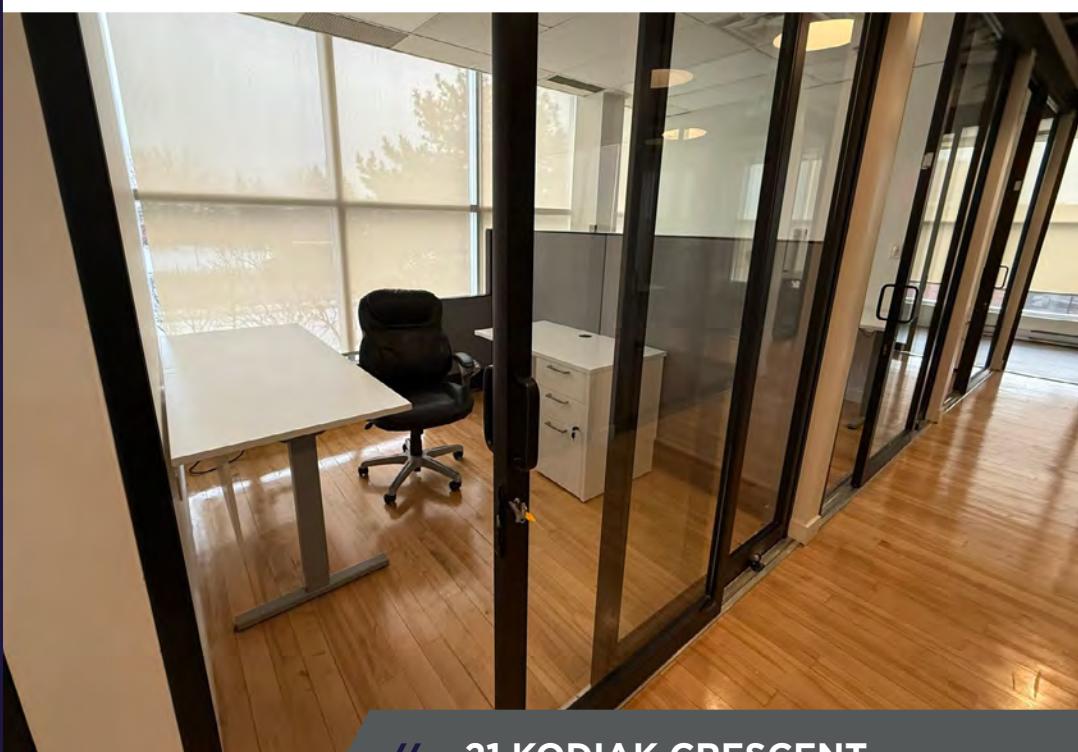
TMI \$3.80 PSF

UTILITIES \$2.50 PSF

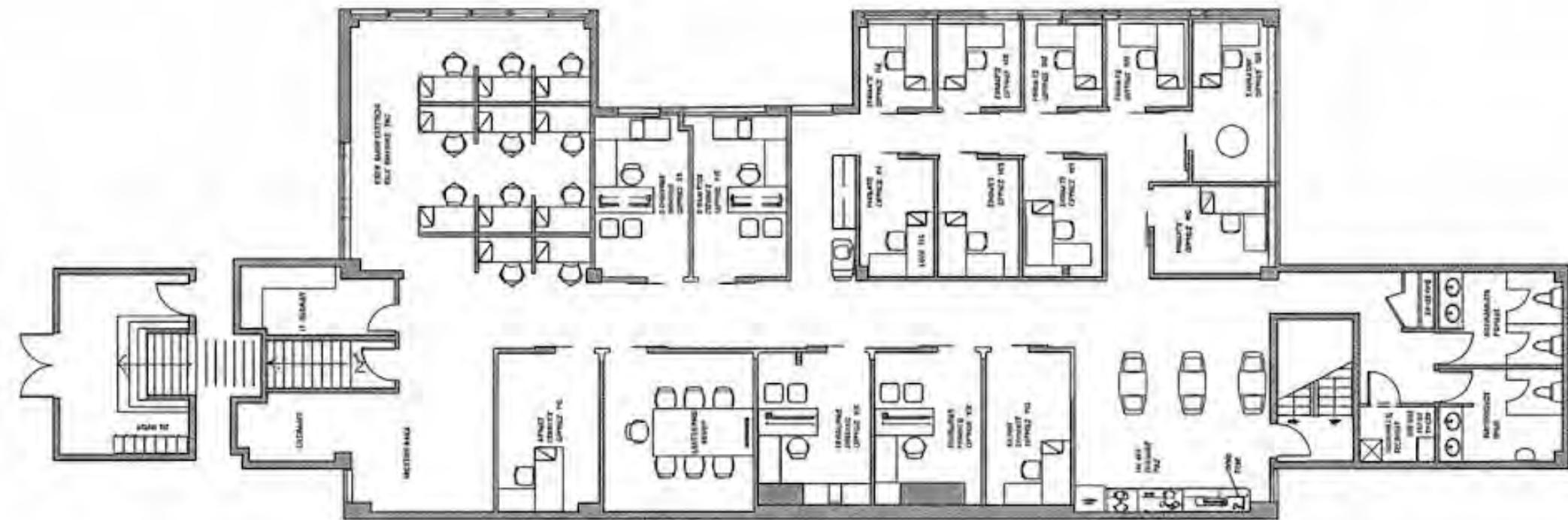
POSSESSION Immediate

COMMENTS

- Renovated with modern finishings
- Floor to ceiling windows offering an abundance of natural light
- Efficient layout equipped with a mix of private offices, open workstations, meeting rooms and collaboration areas
- Direct access to TTC subway station Allen Road and Highway 401
- 12 dedicated parking spaces are included with the unit

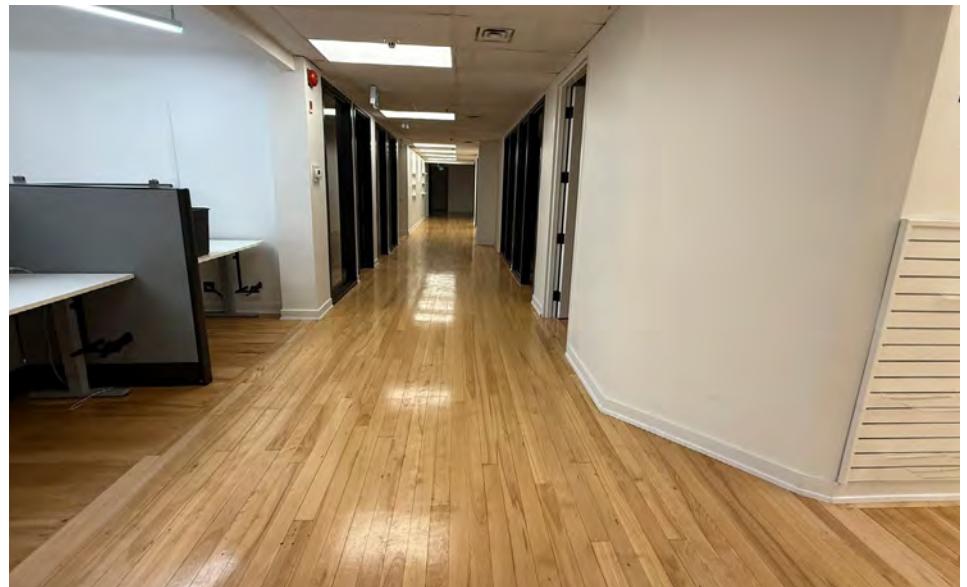


// FLOOR PLAN

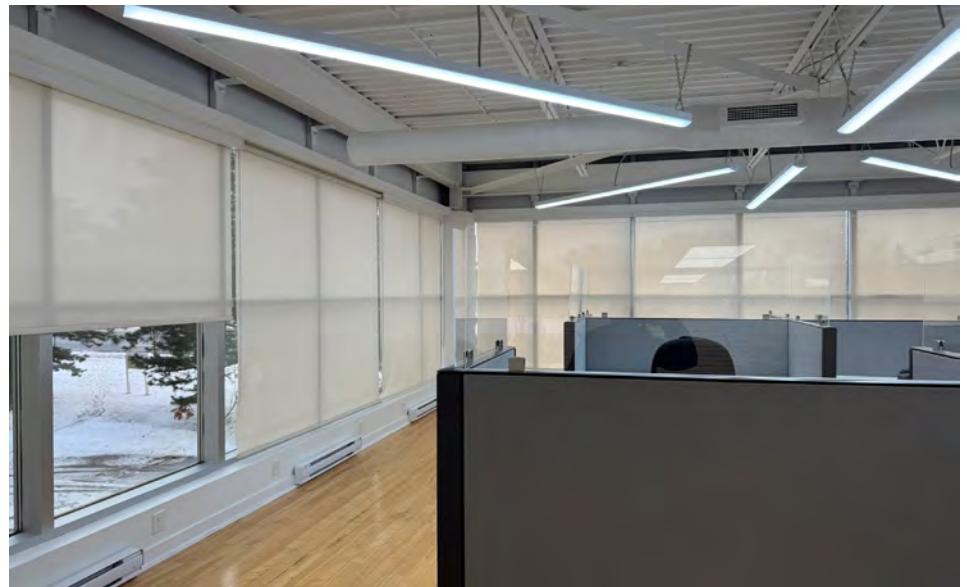


21 KODIAK CRESCENT NORTH YORK, ON

// PROPERTY PHOTOS



// PROPERTY PHOTOS



// AMENITIES MAP



WITHIN A 5-10 MIN DRIVE



10 GROCERY STORES



7 GAS STATIONS



18 RESTAURANTS, CAFES & PUBS

// TRANSIT MAP

DISTANCE TO



1 km
Sheppard Subway Station



2.8 km
Downsview Park Station



5 km
Yorkdale Mall



3 km
Highway 401



5.9 km
Highway 400



9.1 km
Highway 407



// 21 KODIAK CRESCENT
NORTH YORK, ON

21

KODIAK CRESCENT, SUITE 200

NORTH YORK, ON



CONTACT

GORAN BRELIH, SIOR**
Executive Vice President
D: +1 416 756 5456
M: +1 416 458 4264
goran.brelih@cushwake.com

DIANA MCKENNON
Sales Representative
D: +1 416 642 5356
M: +1 647 400 9801
diana.mckennon@cushwake.com

1500 Don Mills Rd, Suite 401
North York, ON M3K 1B2
cushmanwakefield.ca



©2026 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE. **Broker