

FOR SALE

COMING SOON TO OAKVILLE

# THREE OAKS

BUSINESS CENTRE



3303, 3313, 3323 Superior Court, Oakville, ON

## KEY FEATURES



### CONSTRUCTION

Pre-cast concrete



### UNIT SIZES

Starting at 4,364 SF



### COMPLETION

Summer 2024



### CLEAR HEIGHT

28' clear



### MEZZANINE

100 lb PSF live load



### ZONING

E2 - Business Employment

# SITE PLAN

## LEGEND

- D** = DOCK LOADING
- G** = GRADE LOADING
- M** = MECHANICAL ROOM
- E** = ELECTRICAL ROOM
- MS** = MONUMENT SIGN



## UNIT BREAKDOWN

### BUILDING C - INITIAL RELEASE - 71,094 SF\*

Unit	Warehouse	2 <sup>nd</sup> Floor	Total	Loading	Parking
C101	3,271 SF	1,156 SF	4,427 SF	1G	5
C102	3,362 SF	1,004 SF	4,366 SF	1G	5
C103	3,362 SF	1,004 SF	4,366 SF	1G	5
C104	3,362 SF	1,004 SF	4,366 SF	1G	5
C105	3,360	1,004 SF	4,364 SF	1G	5
C106	7,000 SF	1,651 SF	8,651 SF	3G	9
C107	8,374 SF	1,951 SF	10,325 SF	2D 1G	11
C108	7,909 SF	1,635 SF	9,544 SF	1D 2G	11
C109	8,037 SF	1,992 SF	10,029 SF	2D 1G	11
C110	8,610 SF	2,046 SF	10,656 SF	1D 2G	12

### BUILDING B - FUTURE PHASE - 75,352 SF\*

Unit	Warehouse	2 <sup>nd</sup> Floor	Total	Loading	Parking
B101	7,763 SF	2,322 SF	10,085 SF	1D 2G	9
B102	6,893 SF	2,035 SF	8,928 SF	2D 1G	8
B103	7,231 SF	2,035 SF	9,266 SF	1D 2G	9
B104	7,485 SF	2,195 SF	9,680 SF	2D 1G	9
B105	7,485 SF	2,195 SF	9,680 SF	2D 1G	9
B106	7,231 SF	2,035 SF	9,266 SF	1D 2G	9
B107	6,893 SF	2,035 SF	8,928 SF	2D 1G	8
B108	7,430 SF	2,089 SF	9,519 SF	1D 2G	9

### BUILDING A - FUTURE PHASE - 78,464 SF\*

Unit	Warehouse	2 <sup>nd</sup> Floor	Total	Loading	Parking
A101	7,650 SF	2,322 SF	9,972 SF	1D 2G	14
A102	7,401 SF	2,172 SF	9,573 SF	2D 1G	13
A103	7,739 SF	2,172 SF	9,911 SF	1D 2G	14
A104	7,485 SF	2,195 SF	9,680 SF	2D 1G	14
A105	7,485 SF	2,195 SF	9,680 SF	2D 1G	14
A106	7,739 SF	2,172 SF	9,911 SF	1D 2G	14
A107	7,401 SF	2,172 SF	9,573 SF	2D 1G	14
A108	7,938 SF	2,226 SF	10,164 SF	1D 2G	14

\*Commercial Condo Subdivision will show the final square footage of unit areas

## CONTACT

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