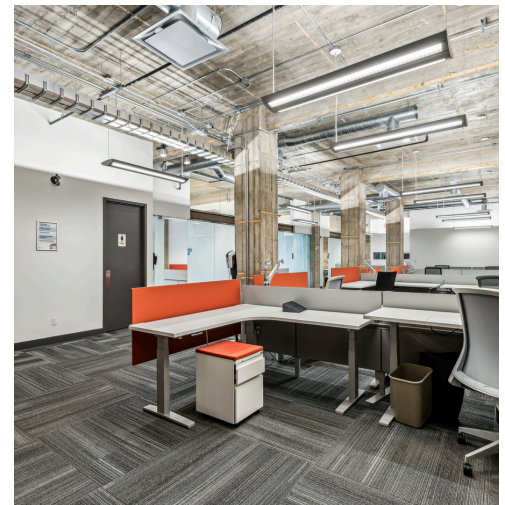


Scout

Real Estate Ltd

SUBLEASE
OPPORTUNITY
UP TO 15,729 SF

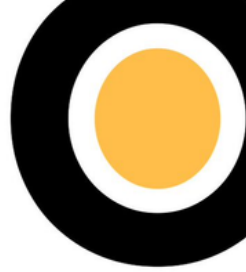
630 - 8 AVENUE SW
SUITE #500 & SUITE #600
(FULL FLOORS)



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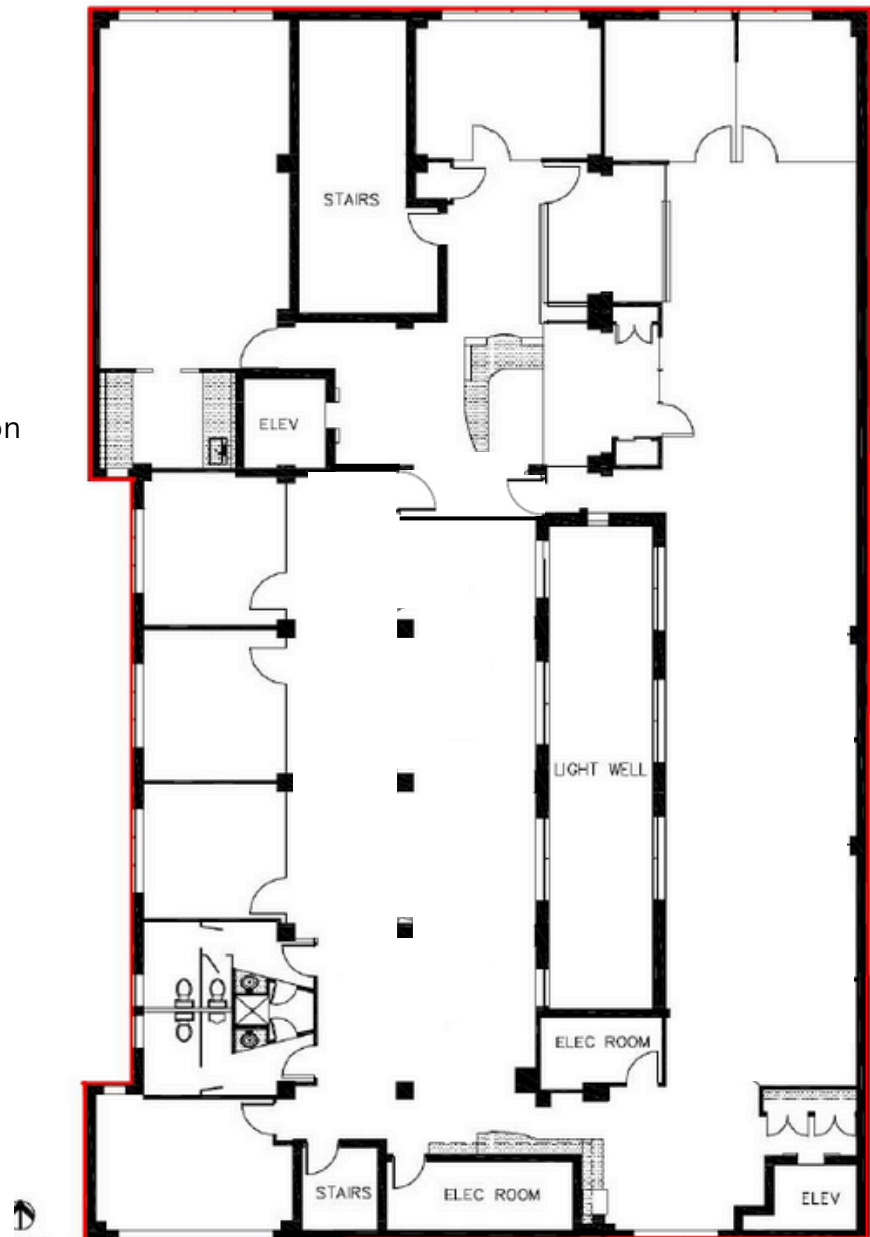
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SUBLEASE OPPORTUNITY:

- AVAILABLE IMMEDIATELY
- SUITE #500 - 7,980 SF (FULL FLOOR)
- CONTIGUOUS WITH 6TH FLOOR FOR UP TO 15,729 SF
- AGGRESSIVE GROSS RENT STRUCTURE
- SUBLEASE TERM TO DECEMBER 30, 2027 (OPPORTUNITIES TO EXTEND)
- UNIQUE CHARACTER SPACE WITH HIGH END IMPROVEMENTS THROUGHOUT
- PET FRIENDLY
- FURNITURE AVAILABLE

- Meeting rooms
- Combo office/open configuration
- Kitchen
- Lounge Area
- Private Washrooms



The information is intended for informational purpose only and should not be relied upon by recipients hereof. Scout Real Estate Ltd. neither guarantees, warrants or assumes any responsibility or liability with respect to the accuracy, correctness, completeness, or suitability of, or decisions based upon or in connection with, the information. The Information may change and any property described herein may be withdrawn from the market at any time without notice or obligation of any kind on the part of Scout Real Estate Ltd.

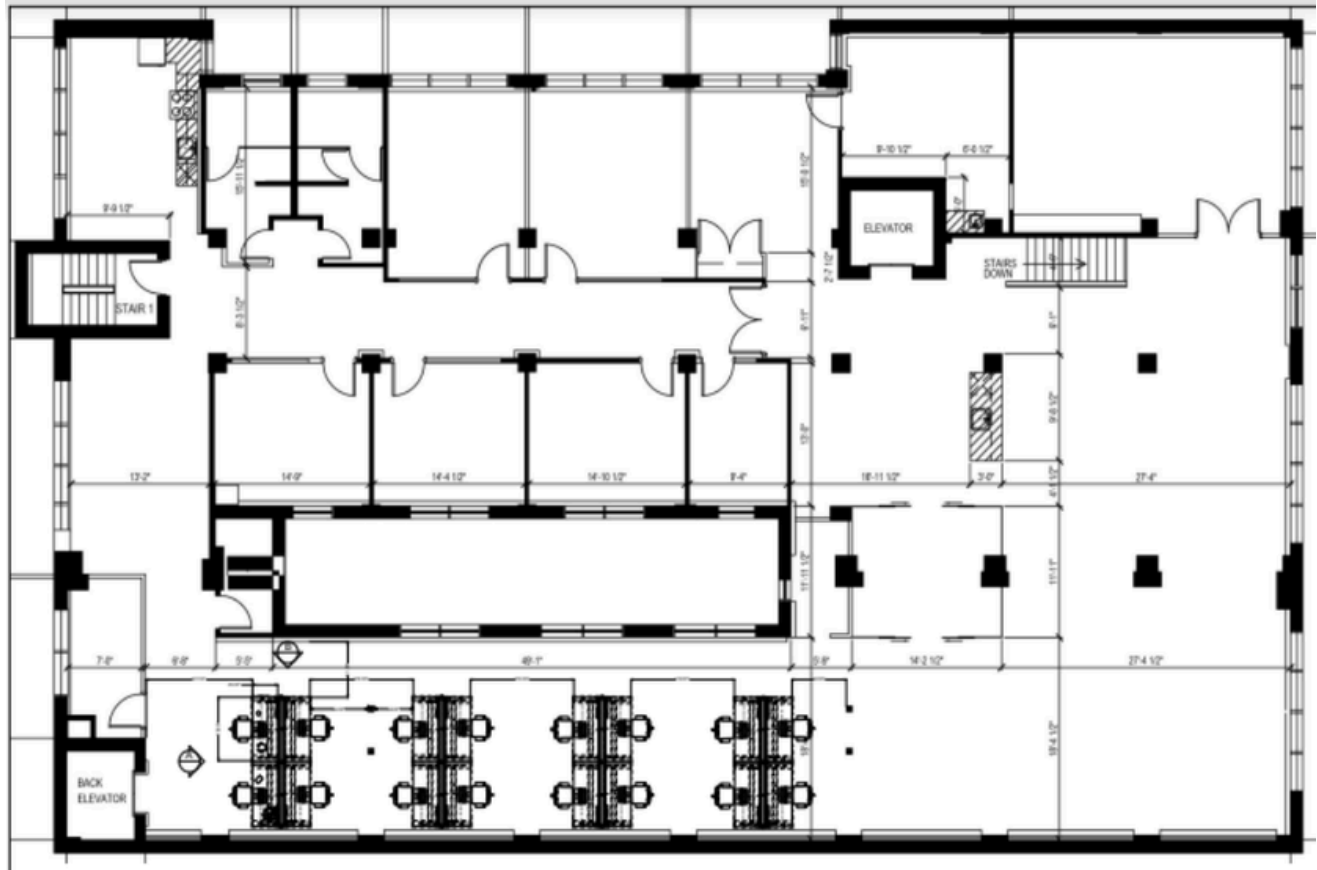
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SUBLEASE OPPORTUNITY:

- AVAILABLE IMMEDIATELY
- SUITE #600 - 7,749 SF (FULL FLOOR)
- CONTIGUOUS WITH 5TH FLOOR FOR A TOTAL OF 15,729 SF
- AGGRESSIVE GROSS RENT STRUCTURE
- SUBLEASE TERM TO DECEMBER 30, 2027 (OPPORTUNITIES TO EXTEND)
- PET FRIENDLY
- FURNITURE AVAILABLE



- Meeting rooms
- Combo office/open configuration

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