MYSAK
REALTY INC – BROKERAGE



FOR SALE | 40 Units

3310 Fieldgate Dr. | Mississauga, ON

PROPERTY OVERVIEW

ABOUT MISSISSAUGA

Mississauga is a major economic and commercial centre within the Greater Toronto Area, strategically positioned adjacent to Toronto and home to Pearson International Airport. The city benefits from a highly diversified economy anchored by corporate headquarters, advanced manufacturing, logistics, healthcare, and an expanding technology sector.

Supported by a robust transportation network, including GO Transit and direct access to Highway 401, 403, and QEW, Mississauga offers exceptional regional connectivity.

ABOUT THE PROPERTY

A well-maintained residential apartment building that represents a stable, income-productive asset with long-term investment appeal. Located in an established Mississauga neighbourhood and benefits from proximity to major employment nodes, everyday amenities , and convenient access to public transit . The surrounding area offers a strong residential tenant base, supporting consistent demand and long-term rental stability.

PROPERTY DETAILS

Unit Breakdown: 22 x 1 bedroom, 18 x 2 Bedroom
Construction: Stone with Solid Brick

Approx. Age: 1950's
Number of Storeys: 5
Flooring Type: Carpet, Laminate, & Hardwood
Vacancies: 3
Square Footage of Lot: 66,984 ft^2 | 1.53 Acres
Balconies: Yes

Legal Description: BLK E PL 723 TORONTO S/T RIGHT IN VS44075 ; S/T TT180938 MISSISSAUGA



Location: Centennial Park, Sherway Gardens, Toronto Pearson International Airport, Etobicoke Greek Trail, Dixie Outlet Mall, Mississauga Valley Park, MiWay public transit, Go Transit.

Public Transportation: Well-served by MiWay bus routes with connnections to Go Transit and nearby transit hubs, providing convenient access to Toronto, surrounding GTA municipalities, and major employment areas.





AERIAL PHOTOS

1.53 Acres









Nearest Park
Approx. 600 m

Nearest School
Less than 450 m

Nearest Grocery Store
Approx. 400 m



INTERIOR SUITES

















DRONE VIDEO



CLICK HERE

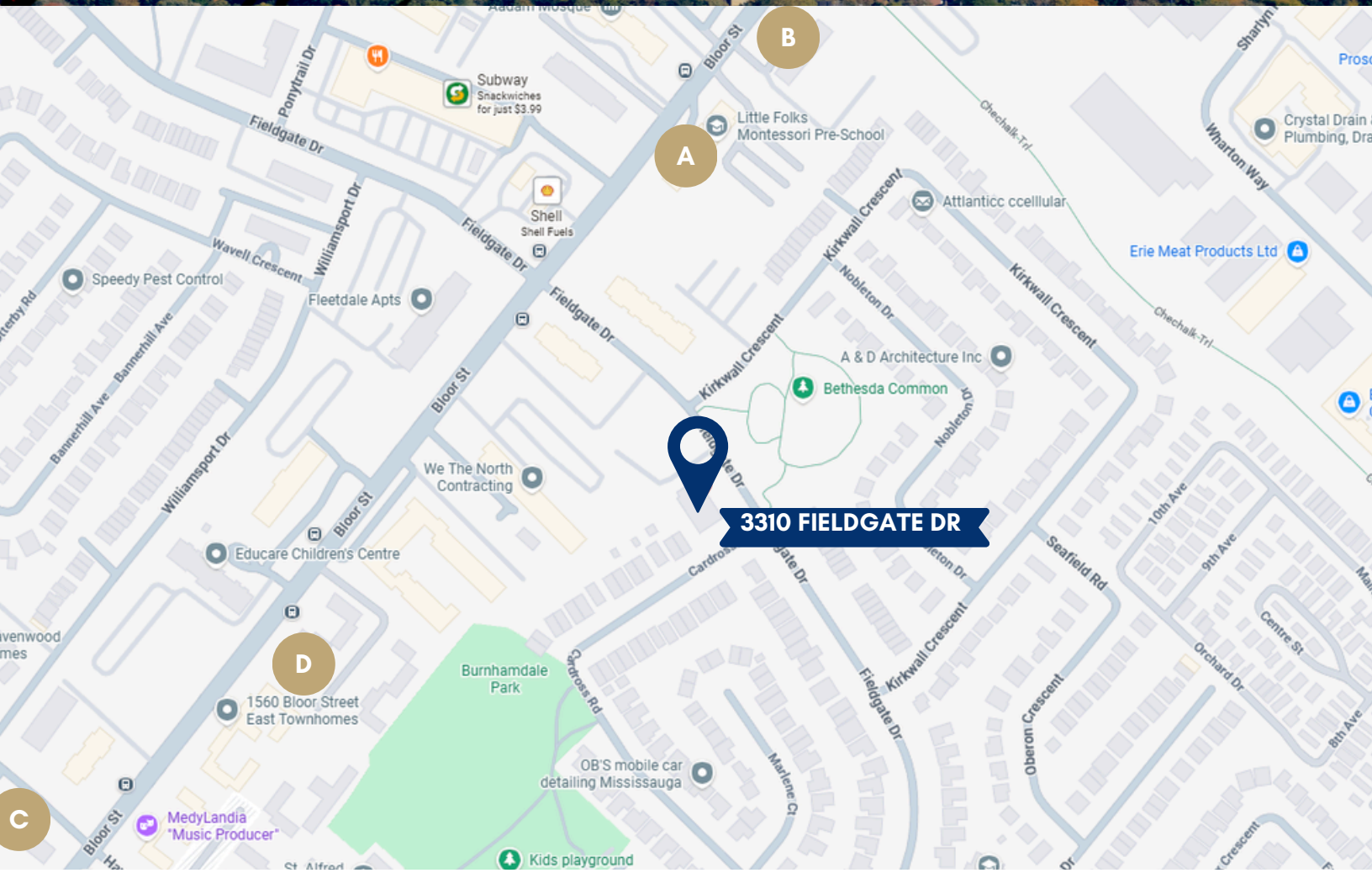
DEVELOPMENT HIGHLIGHTS

- Land Use Viability study Available
- Site Study Available
- Clean Phase 1 - 2021



RENTAL ANALYSIS





Comparable	Address	Size	Price	Distance
A	1750 Bloor St.	1 bed	$2,059	400 m
B	1780 Bloor St.	1 bed	$1800	550 m
C	1475 Bloor St	2 beds	$2,594	900 m
D	3480 Havenwood Dr	2 beds	$2,514	1,100 m

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To book a tour
please email
Reception@MysakRealty.com

JOE MYSAK

Owner, Broker of Record



MYSAK REALTY INC., BROKERAGE

2358A Bloor St W
Toronto, ON M6S 1P3
Office: 416-767-5500 x22
Fax: 416-760-7878
Email: Joe@MysakRealty.com

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