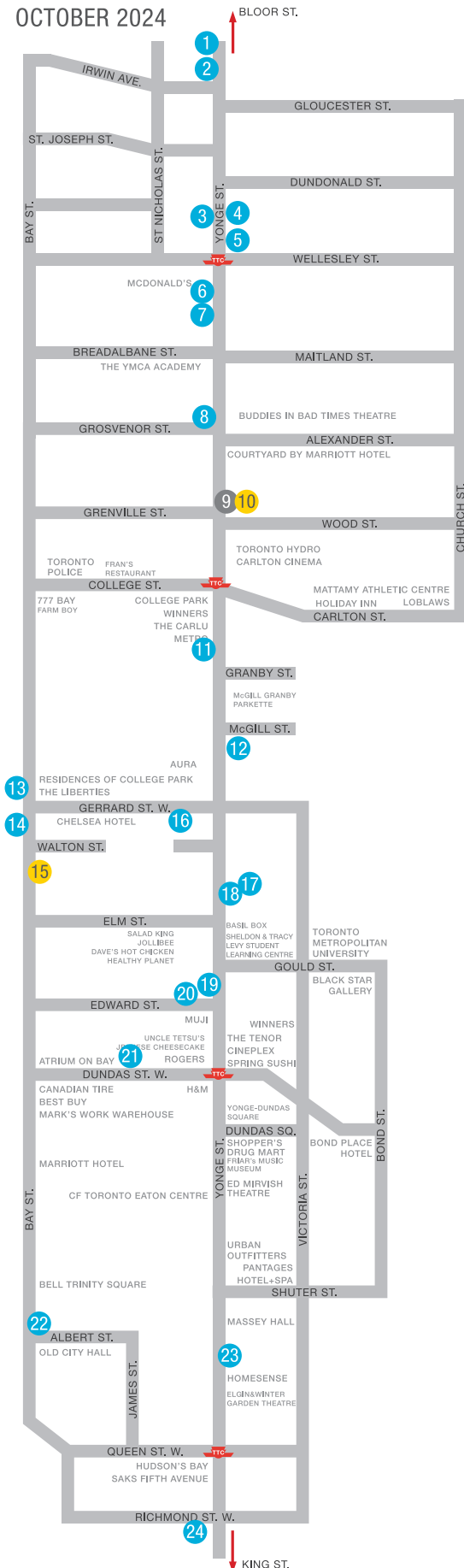


RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

DOWNTOWN



OCTOBER 2024



AVAILABLE RETAIL OPPORTUNITIES

- 1 750 Yonge St.
- 2 646 Yonge St.
- 3 588 Yonge St.
- 4 577 Yonge St.
- 5 8 Wellesley St.
- 6 556 Yonge St.
- 7 544 Yonge St.
- 8 502 Yonge St.
- 9 475 Yonge St. LEASED
- 10 475 Yonge St. NEW
- 11 444 Yonge St.
- 12 415 Yonge St.
- 13 711 Bay St. UPDATED
- 14 700 Bay St.
- 15 655 Bay St. NEW
- 16 378 Yonge St.
- 17 361 Yonge St. (1)
- 18 361 Yonge St. (2)
- 19 332 Yonge St.
- 20 20 Edward St.
- 21 595 Bay St.
- 22 418-483 Bay St.
- 23 201 Yonge St.
- 24 146 Yonge St.

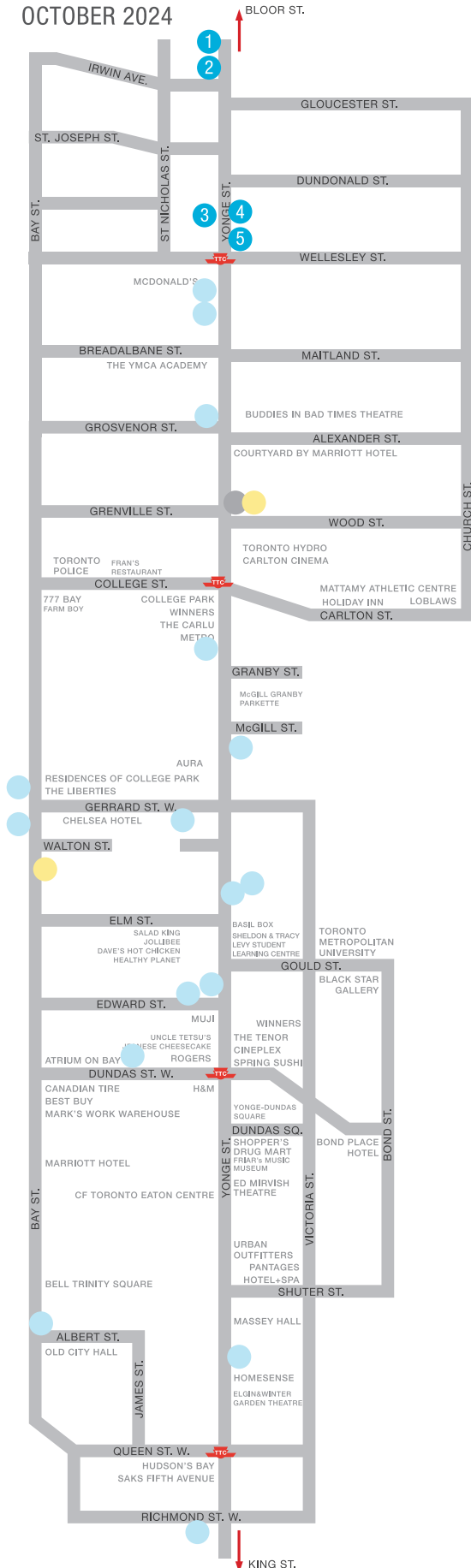
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RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

DOWNTOWN



OCTOBER 2024



1 750 Yonge St.

- 4,500sf on ground flr + basement
- Net Rent: \$100/sf
- TMI: \$40/sf
- Available: Immediately
- Frontage: 30ft
- Amazing signage opportunity right on Yonge St
- Steps from Yonge & Bloor + Subway St.

Alex Edmison | CBRE Limited
T 416-874-7266 E alex.edmison@cbre.com

2 646 Yonge St.

- 747sf
- Additional rent: \$32.43/sf (est. 2024)
- Term: 5 years
- Available immediately
- Second generation restaurant space
- Corner unit with excellent signage and branding opportunity
- Near Wellesley and Yonge/Bloor stations

Austin Jones | JLL
T 416-855-0939 | E Austin.Jones@am.jll.com

3 588 Yonge St.

- 2,037sf on ground flr + 2,453sf in basement
- Net Rent: \$75/sf
- TMI: \$27/sf - Available immediately
- 20' frontage & signage opportunity on Yonge St
- Steps from Wellesley Station
- Bonus two car Garage (373sf) or bike storage
- Flagship retail or coworking space

Shane Jamieson
T 647-209-3064 E shanejay430@gmail.com

4 577 Yonge St.

- 1,910sf on ground flr + 4,911sf on 2nd flr + 4,286sf lower level
- Net Rent: Please Contact Listing Agent
- Additional Rent: \$25/sf (est. 2024)
- Retail opportunity for a speak-easy bar or office space
- Steps from both Bloor and Wellesley TTC Subway St.
- Term: 5-10 Years
- Available: Immediately

Brandon Gorman | JLL Canada
T 415-855-0907 | E Brandon.Gorman@am.jll.com

5 8 Wellesley St.

- 1,290sf on ground flr - Unit 103
- CAM + Taxes: approx. \$29.00/sf
- Net Rent: Contact Listing Agent
- Available: Immediately
- Adjacent to Yonge/Wellesley TTC Subway St.
- Close Proximity to downtown core, residential density, office, and retail (restaurants and retail stores)

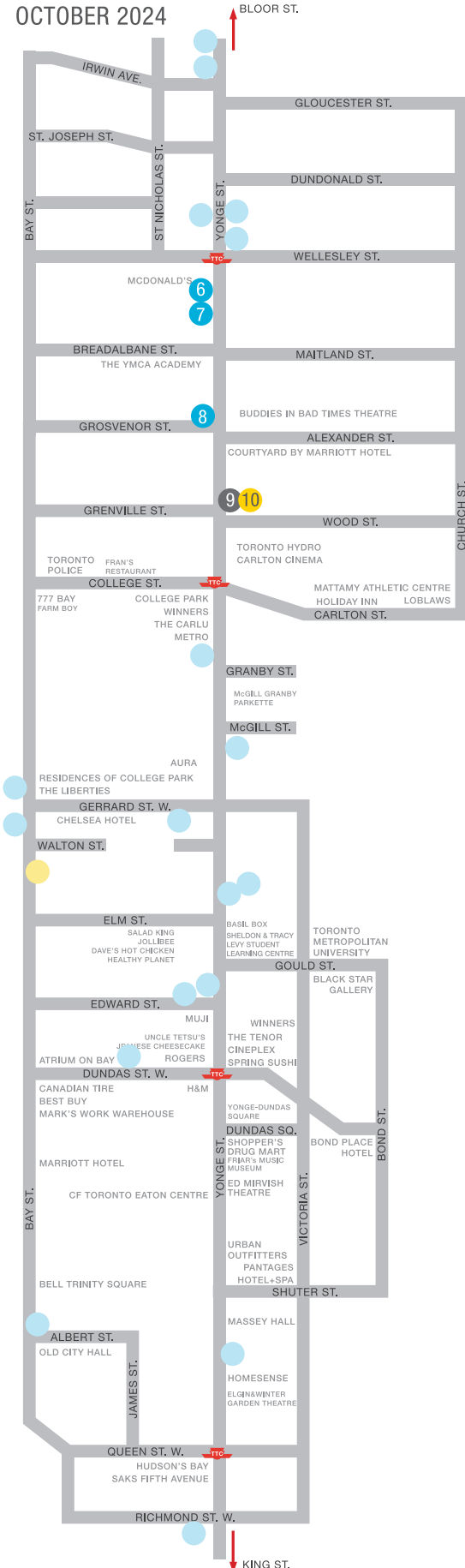
Byron Breau | Triovest Realty Advisors Inc.
T 416-941-1289 | C 416-720-0201 | E bbreau@triovest.com

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RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

OCTOBER 2024

DOWNTOWN



6 556 Yonge St.

- 2,384sf on ground flr + 2,461sf on 2nd flr
- 2,461sf on 3rd flr + 2,461sf basement (usable)
- Net Rent: Call listing agent to discuss
- Opportunity to secure entire freestanding building
- High traffic area, steps from Wellesley subway st.
- Amazing ceiling heights

Alex Edmison | CBRE Limited
T 416-874-7266 | E alex.edmison@cbre.com

7 544 Yonge St.

- 824sf on ground flr + 676sf on 2nd flr + 676sf on 3rd flr + 780sf lower level
- Asking Rate: ground flr - \$10,000 gross, Second/Third flr - \$5,000 gross, Entire space - \$15,000 gross
- Additional Rent: \$41.78/sf (est. 2021)
- Outdoor patio at the rear of retail unit
- Occupancy: Immediate
- Term: 5 or 10 Years
- Steps from Wellesley Subway Station
- Direct loading access

Cam Stajer | Cushman & Wakefield
T 416 359 2712 | E cam.stajer@cushwake.com

8 502 Yonge St.

- 1,540sf ground flr
- Net Rent: Contact Listing Broker
- Additional Rent: \$42.70 (est.2024)
- Term: 5-10 Years
- Available: Immediately
- Excellent opportunity for signage and branding
- Direct loading access off rear laneway
- Steps from Wellesley and College Subway Stations

Austin Jones | JLL
T 416-855-0939 | E Austin.Jones@am.jll.com

9 475 Yonge St. LEASED

- 2,078sf
- Available: immediately
- Term: 2-5 years
- South corner unit with excellent opportunity
- Steps from College station

Austin Jones | JLL
T 416-855-0939 | E Austin.Jones@am.jll.com

10 475 Yonge St. NEW

- 2,670sf
- Corner unit perfect for restaurant
- Net Rent: contact listing agents
- Additional Rent: \$8.30 (est. 2024) + utilities
- Available: immediately
- Term: 2-5 years
- All fixtures and chattels are in place including a 10'6" hood

Austin Jones | JLL
T 416-855-0939 | E Austin.Jones@am.jll.com

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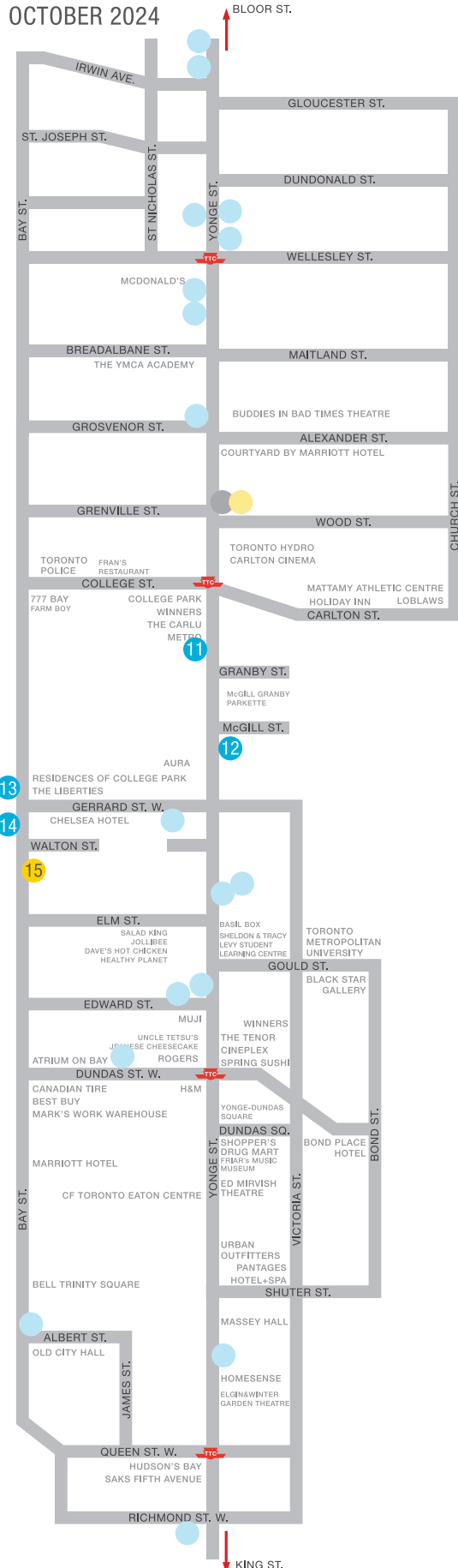
Downtown Yonge B.I.A. | 40 Dundas St. W. #300, Toronto, ON M5G 2C2
T 416.597.0255 | E bia@downtownyonge.com

RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

DOWNTOWN



OCTOBER 2024



11 444 Yonge St.

544sf - 2968sf on lower level

- Net Rent: please contact listing agents
- Additional Rent: \$63.97/sf (est. 2023)
- Available: Immediately
- Term: 5-7 years
- Recently renovated food court units
- Direct connection to College Subway Station

Brandon Gorman | JLL Canada
T 415-855-0907 | E Brandon.Gorman@am.jll.com

12 415 Yonge St.

1,296sf on ground flr

- Lease Expiry: November 27, 2028
- Available: Immediately
- Net Rent: Please contact Listing Agents
- Pre-fitted restaurant with exposure on the East side of Yonge St, South of College St
- Excellent access to College Subway Station

Austin Jones | JLL
T 416-855-0939 | E Austin.Jones@am.jll.com

13 711 Bay St. UPDATED

Unit D: 1,536sf

- Net Rent: Please contact Listing Agent
- Additional Rent: \$29.50 (est. 2024)
- Term: 5 - 10 Years
- Available: Immediately
- Located on the NE corner of Bay & Gerrard at the base of a 20 storey, 372 unit high-end residential development
- Steps from the Yonge Subway College Station

Brandon Gorman | JLL Canada
T 415-855-0907 | E Brandon.Gorman@am.jll.com

14 700 Bay St.

2,251sf

- Sitting under 220 residential units and over 195,000sf of office space
- Strong co-tenants in area
- Heavy pedestrian and vehicle traffic

Carmen Siegel | Cushman & Wakefield
T 416 359 2365 | E carmen.siegel@cushwake.com

15 655 Bay St. NEW

4,266sf of premium corner retail

- 25ft of wraparound frontage
- Opportunity for a 70 person patio
- Net Rent: contact listing agents
- Additional Rent: \$25.07 (est. 2024)
- Available immediately
- Term: 5-10 years

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T 415-855-0907 | E Brandon.Gorman@am.jll.com

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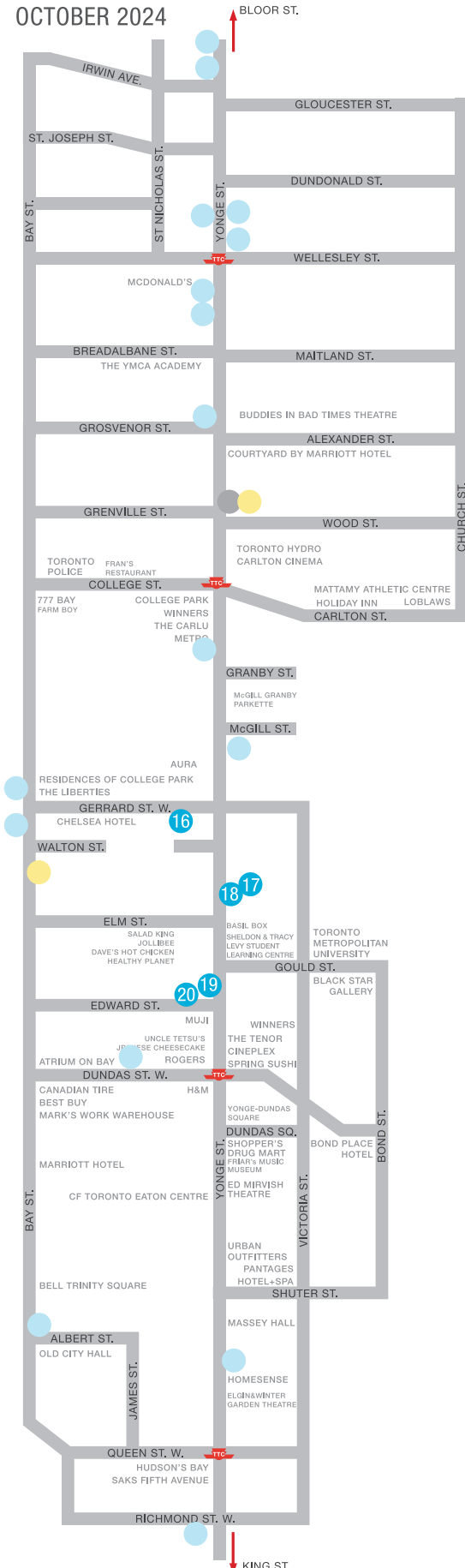
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RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

DOWNTOWN



OCTOBER 2024



3,400sf

- Net Rent: Contact Listing Broker
- PRIME landmark corner opportunity on the southwest corner of Yonge & Gerrard
- Soaring ceiling heights
- Suitable for many uses

16 378 Yonge St.

Cory Rosen | Cubecom Commercial Realty Inc.
T 416-523-7749 | E cr@cr-re.com

9,600sf GLA three storey building

- Net \$55/sf
- TMI \$18/sf
- Flagship site, ideal for restaurant, bar or retail
- 25ft storefront with existing 2nd floor patio, possible street level patio
- Available 60/90 days

17 361 Yonge St. (1)

Emile Amar | MLM Realty
T 416-841-4193 E emileamar@gmail.com

2,900sf lower flr with street access

- Net \$55/sf
- TMI \$13/sf
- Ideal for Cannabis retail, restaurant, pub, bar or retail
- Available 60/90 days

18 361 Yonge St. (2)

Emile Amar | MLM Realty
T 416-841-4193 E emileamar@gmail.com

10,100sf

- Ground flr & 2nd flr - 5,050sf per flr. May be divided
- Net \$75/sf
- Entire building with great frontage and high ceilings
- Connected with interior elevator, plus basement
- Suits fashion, restaurant/café, electronics, specialty foods, tourist & service uses

19 332 Yonge St.

Philip Pick | Harvey Kalles Real Estate Ltd.
T 416-441-2888 ext. 8303 E philpick1@gmail.com

Two ground flr units: 1,139sf (1), 3,877sf (2)

- NET: Please contact listing agents
- Ground flr units have 20 ft. (approx.) ceiling heights
- 118 commercial parking spaces
- Located one block North from Yonge & Dundas

20 20 Edward St.

Alex Edmison | CBRE Limited
T 416-874-7266 E alex.edmison@cbre.com

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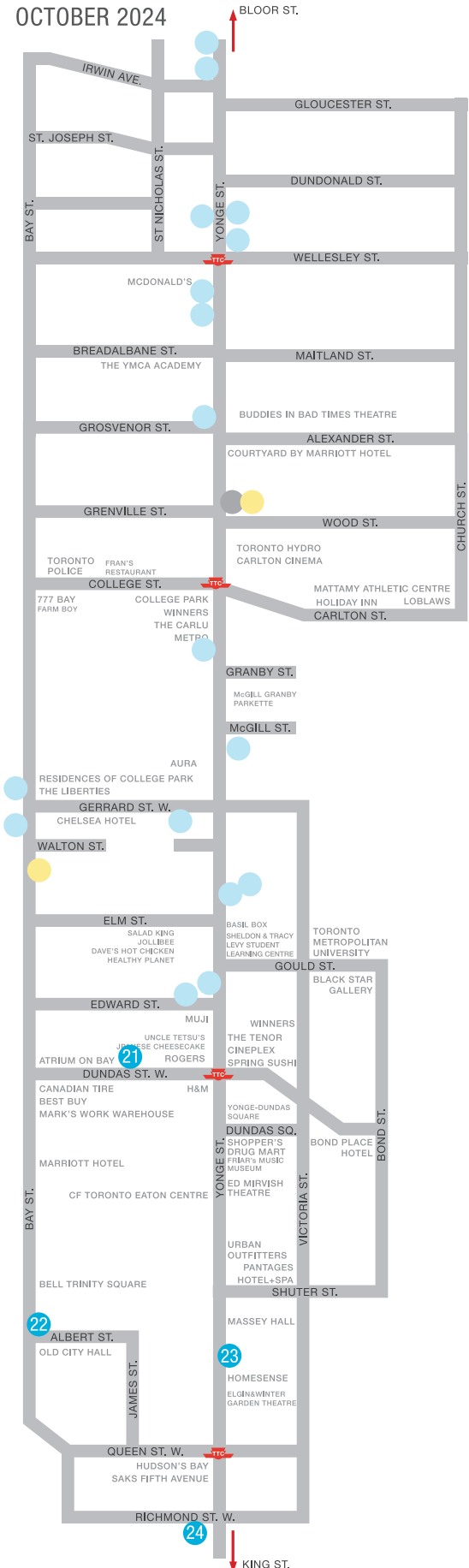
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RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

DOWNTOWN



OCTOBER 2024



21 **595 Bay St.**
Atrium on Bay

- 407sf to 659sf - Food Court Units
- 714sf and up - Retail Units
- Net Rent: contact leasing agent
- Additional Rents: approx. \$45/sf
- Direct access to TTC Subway Dundas Station
- Atrium connects to Toronto Eaton Centre through PATH connection, as well as six street entrances from Yonge St, Dundas St W, Bay St and Edward St

Bryon Breau | Triovest Realty Advisors Inc.
T 416-941-1289 | E bbreau@triovest.com

22 **481- 483 Bay St.**

- Unit 1: 2,000sf, Lower Level: 928sf
- Unit 2: 1,800sf, Lower Level: 839sf
- Term: 5-10 years
- Beside large Goodlife Fitness facility
- No fast food/quick service restaurants permitted

Will Jephcott | S&H Realty Corporation
T 416-364-7810 E wjephcott@northamrealty.com

23 **201 Yonge St.**

- 2,370sf on ground flr, 2,971sf 2nd flr,
- 524sf 3rd flr. + 575sf rooftop patio
- Total: 5,865 sf**
- Net Rent: Please contact listing agents
- TMI: \$24.32/sf
- Available: Immediately
- Beautiful flagship retail in the heart of Downtown Yonge, directly across the street from The Toronto Eaton Centre
- The building is directly adjacent to Massey Tower with nearly 700 residential units
- Features a rooftop terrace
- Includes 359 sf basement storage area

Alex Edmison | CBRE Limited
T 416-874-7266 E alex.edmison@cbre.com

24 **146 Yonge St.**

- 3,000sf 2nd flr, 3,000sf 3rd flr.
- Net Rent: Negotiable
- Additional Rent: \$25.00/sf (est. 2018)
- Available: Immediately
- Term: 5-10 years
- New ownership; New retail façade
- Amble ceiling heights
- Over 27ft of frontage on Yonge St
- Steps to Toronto Eaton Centre and Yonge & Dundas
- Well connected by TTC

Graham Smith | Cushman & Wakefield ULC, Brokerage
T 416-359-2382 E graham.smith@cushwake.com

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