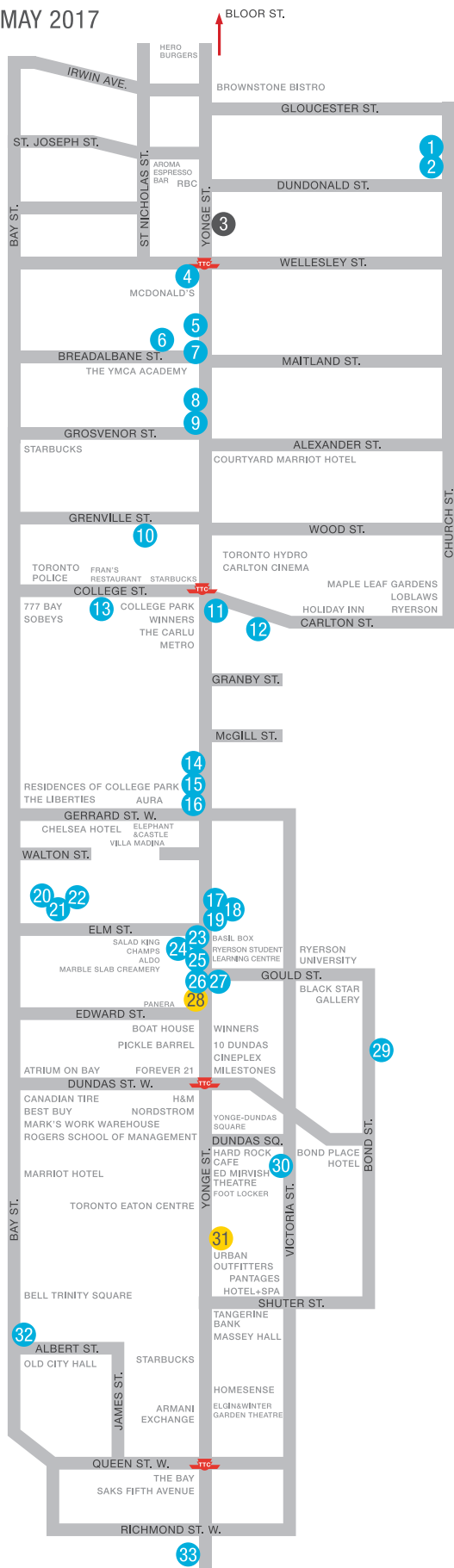


RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

MAY 2017

DOWNTOWN



AVAILABLE RETAIL OPPORTUNITIES

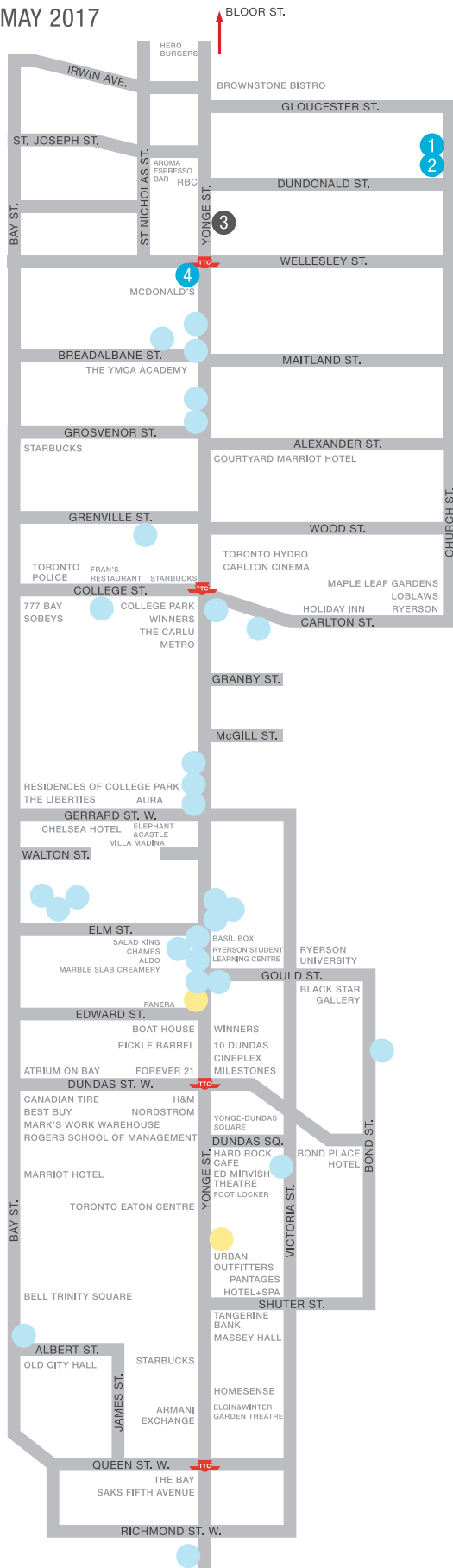
- 1 582 Church St.
- 2 580 Church St.
- 3 563 Yonge St. LEASED
- 4 558 Yonge St.
- 5 530 Yonge St. UPDATED
- 6 7 Breadalbane St.
- 7 526 Yonge St.
- 8 506 Yonge St.
- 9 500 Yonge St.
- 10 21 Grenville St.
- 11 3 Carlton St.
- 12 21 Carlton St.
- 13 777 Bay St. (2)
- 14 103-384 Yonge St.
- 15 28-384 Yonge St.
- 16 384 Yonge St.
- 17 361 Yonge St. (1)
- 18 361 Yonge St. (2)
- 19 361 Yonge St. (3)
- 20 655 Bay St. (1)
- 21 655 Bay St. (2)
- 22 655 Bay St. (3)
- 23 346 Yonge St.
- 24 338 Yonge St.
- 25 336 Yonge St. (1)
- 26 336 Yonge St. (2)
- 27 335-331 Yonge St.
- 28 330 Yonge St. NEW
- 29 113 Bond St.
- 30 252 Victoria St.
- 31 237 Yonge St. NEW
- 32 483 Bay St.
- 33 144 Yonge St.

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RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

MAY 2017

DOWNTOWN



- 1,324sf in basement
- 1,324sf on ground flr
- 1,324sf on 2nd flr
- 649sf on 3rd flr
- Net mid \$60's per sf
- Excellent fully fixture restaurant
- Huge patio fronting on Church St corner; 2 other courtyards at back
- Church St frontage with great visibility & exposure for signage & branding
- Vibrant, high traffic area with abundant pedestrians
- Term: Q2 2017

1 582 Church St.

Michi Jameson | CBRE Limited
T 416-815-2350 | E michi.jameson@cbre.com

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- 1,324sf on ground flr,
- 1,324sf on 2nd flr
- 649sf on 3rd flr
- Net mid \$60's per sf
- Excellent fully fixture restaurant
- Huge patio fronting on Church St corner; 2 other courtyards at back
- Church St frontage with great visibility & exposure for signage & branding
- Vibrant, high traffic area with abundant pedestrians
- Term: Q2 2017

2 580 Church St.

Michi Jameson | CBRE Limited
T 416-815-2350 | E michi.jameson@cbre.com

- 1,145 sf on ground flr
- Asking rate: Negotiable
- Additional rent: \$19.98/sf
- Term: 5 years
- Rare opportunity to secure long-term lease on one of Canada's premier retail strips
- Suitable for various uses
- Tenants in immediate proximity include Starbucks, RBC, Aroma Espresso Bar

3 563 Yonge St. LEASED

Brandon Gorman | Cushman & Wakefield
T 416-205-9222 x239 | E brandon.gorman@cushwake.com

- 4,800sf
- \$50/sf triple net
- TMI: \$200/sf
- Prime restaurant & bar space, fully built out, liquor license
- Steps from the Wellesley subway station, located on a busy Yonge St intersection
- Available immediately

4 558 Yonge St.

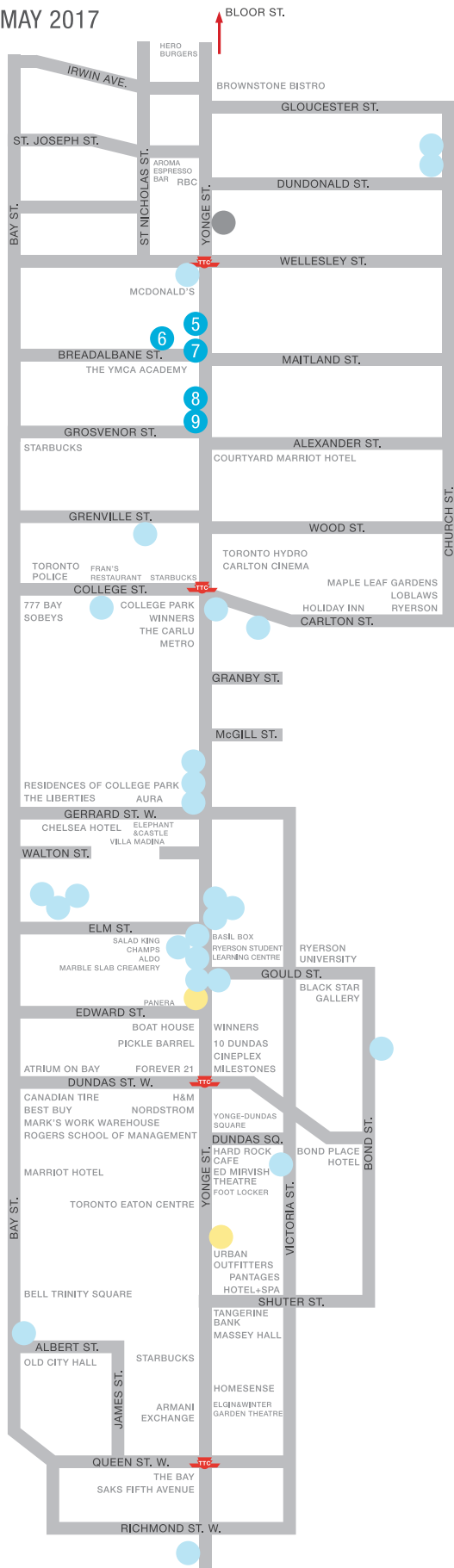
George
T 647-272-8451

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RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

MAY 2017

DOWNTOWN



5 530 Yonge St. UPDATED

- 6,871sf on ground flr
- Asking rate: Negotiable
- Additional rent: \$14.75/sf
- Steps from Wellesley Subway
- Corner retail exposure
- Over 75ft of wraparound frontage
- Occupancy: Immediately

Brandon Gorman | Cushman & Wakefield
T 416-205-9222 x239 | E brandon.gorman@cushwake.com

6 7 Breadalbane St.

- 679sf on ground flr
- 679sf on 2nd flr
- Net rent: ground flr- \$75/sf, 2nd flr- TBN
- TMI: \$16/sf
- Space along Canada's best retail corridor
- Steps off Yonge St just north of College St
- Opportunity for a signature patio
- Available immediately

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

7 526 Yonge St.

- 1,137sf on ground flr
- 958sf basement
- Net Rent: \$80/sf
- TMI: \$16.50/sf
- Availability: June 2017
- Located north of the Yonge & College intersection
- Opportunity to secure right-sized retail space

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

8 506 Yonge St.

- 1,752sf on ground flr
- 681sf basement
- Net Rent: \$65/sf
- TMI: \$19.75/sf
- Availability: June 2017
- Located north of the Yonge & College intersection

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

9 500 Yonge St.

- 2,500sf on 3rd flr
- Corner of Yonge & Grosvenor
- Ideal for office/retail- medical/professional services
- Available immediately
- Asking \$25/sf gross
- 100sf furnished exam rooms/offices also available
- Includes WIFI and dedicated reception area

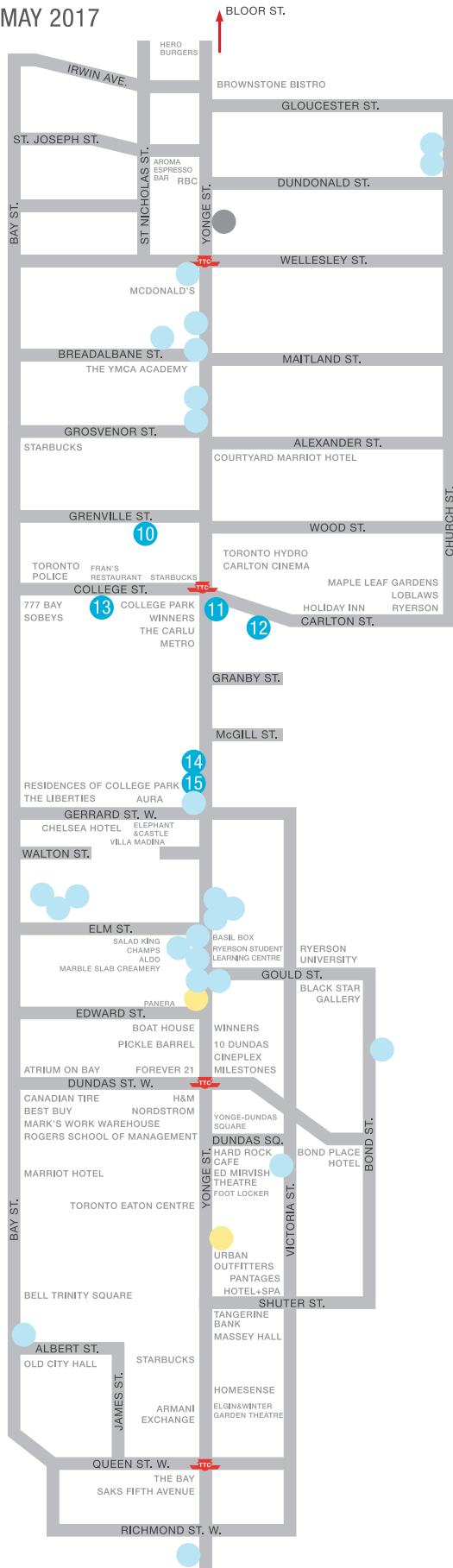
Shane Jamieson | Right at Home Realty Inc.
T 905-665-2500 | E shanejay430@gmail.com

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RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

MAY 2017

DOWNTOWN



- 21 Grenville St.**
- 2,360sf & 1,732sf on ground flr at Karma condos
- West location is divisible
- East location also offers 387sf mezzanine
- Net rent negotiable
- Additional rent \$22/sf
- Term: 10 years
- Occupancy: Immediately

Graham Smith | Cushman & Wakefield
T 416-205-9222 x225 | E graham.smith@cushwake.com

- 3 Carlton St.**
- 1,200sf
- NET \$75/sf
- TMI \$33/sf (includes Water & Hydro)
- Ideal for retail or fast food/take out
- Available (30 days)

Emile Amar | Sutton Ground-Admiral Realty Inc.
T 416-841-4193 | E emileamar@gmail.com

- 21 Carlton St.**
- 3,300sf
- NET: \$70/sf
- TMI: \$33.50/sf (including Hydro & Water)
- Available: Immediately
- Space is divisible
- Steps from College subway station
- Below an A class highrise condo with 750 units

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

- 777 Bay St. (2)**
- 1,127sf on Market level
- Located at busy intersection of Bay & College St
- Opposite LCBO

Mike Vilner | CandereL
T 416-593-6366 | E mvilner@candereL.com

- 103-384 Yonge St.**
- GLA 440sf
- Available immediately
- Restrictions on uses to be reviewed
- Located near subway access
- Future PATH access planned
- Maybe combined with unit 104

Raymond Chan
T 416-418-7803 | E raymondw_chan@yahoo.com

- 28-384 Yonge St.**
- 614sf retail condo for sale
- Asking price \$549,000
- Asset purchase including fixtures & improvements
- Owner has spent over \$50,000 in renovations
- Located near food court
- Future PATH access planned
- Available immediately

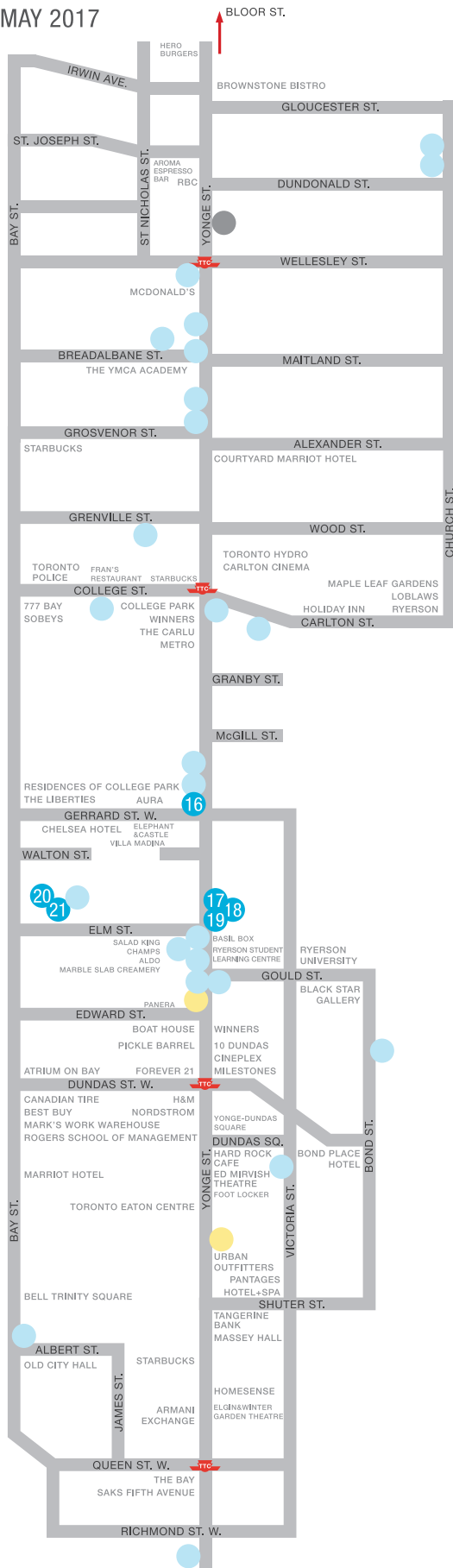
Raymond Chan
T 416-418-7803 | E raymondw_chan@yahoo.com

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RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

MAY 2017

DOWNTOWN



16 384 Yonge St.#10

- 221sf - Concourse level**
- Rent: negotiable
- Corner unit facing one of two exits to street level
- Can come furnished or unfurnished
- Availability: Feb 1, 2017
- Suitable for retail or office (2017 tax season, immigration services, mortgage broker, etc.)

Raymond Chan
T 416-418-7803 | E raymondw_chan@yahoo.com

17 361 Yonge St. (1)

- 2,900sf ground flr**
- Net \$85/sf
- TMI \$24/sf
- Ideal for restaurant, pub, bar or retail
- Available 60/90 days

Emile Amar | Sutton Group - Admiral Realty Inc.
T 416-841-4193 E emileamar@gmail.com

18 361 Yonge St. (2)

- 9,600sf GLA three storey building**
- Net \$50/sf
- TMI \$15/sf
- Flagship site, ideal for restaurant, bar or retail
- 25ft storefront with existing 2nd floor patio, possible street level patio
- Available 60/90 days

Emile Amar | Sutton Group - Admiral Realty Inc.
T 416-841-4193 E emileamar@gmail.com

19 361 Yonge St. (3)

- 2,900sf lower flr with street access**
- Net \$45/sf
- TMI \$13/sf
- Ideal for restaurant, pub, bar or retail
- Available 60/90 days

Emile Amar | Sutton Group - Admiral Realty Inc.
T 416-841-4193 E emileamar@gmail.com

20 655 Bay St. (1)

- 1,172sf unit**
- Net \$25/sf
- Additional rent: \$25.59
- Located at Bay St. & Elm St.

Madeleine Nicholls | Dream Unlimited Corp.
T 416-365-8960 E mnicholls@dream.ca

21 655 Bay St. (2)

- 908sf unit**
- Net \$25/sf
- Additional rent: \$25.59
- Located at Bay St. & Elm St.

Madeleine Nicholls | Dream Unlimited Corp.
T 416-365-8960 E mnicholls@dream.ca

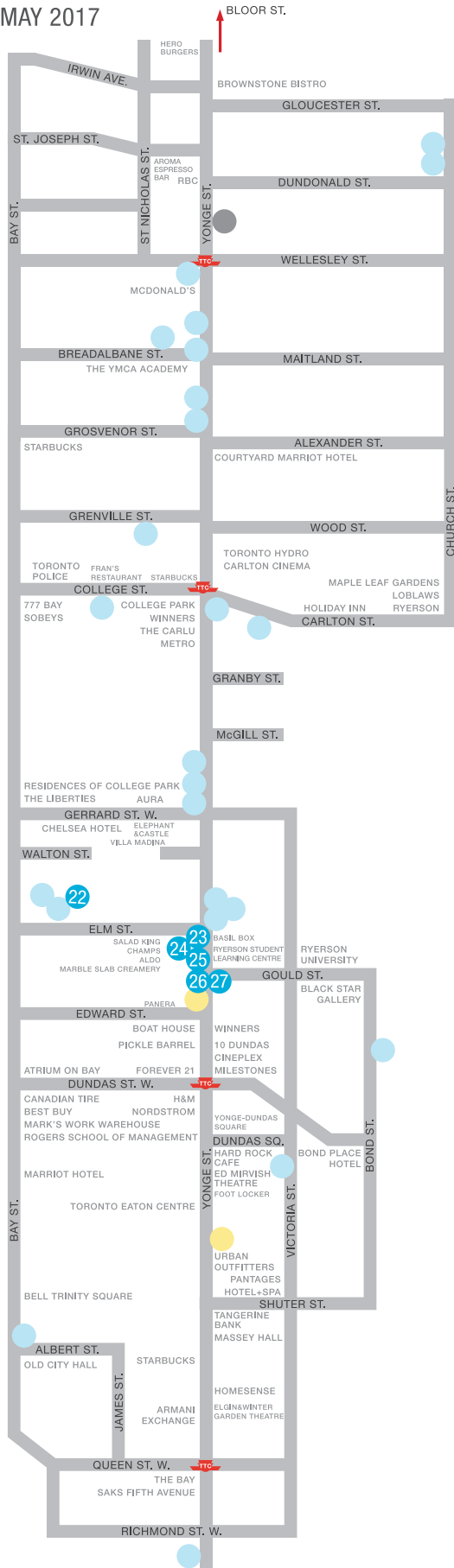
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Downtown Yonge B.I.A. | 40 Dundas St. W. #300, Toronto, ON M5G 2C2
T 416.597.0255 F 416.597.0233 E bia@downtownyonge.com

RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

MAY 2017

DOWNTOWN



663sf unit
 - Net \$35/sf
 - Additional rent: \$25.59
 - Located at Bay St. & Elm St.

22 655 Bay St. (3)
 Madeleine Nicholls | Dream Unlimited Corp.
 T 416-365-8960 E mnicholls@dream.ca

1,400sf on 2nd flr
 - Asking \$2,950/month plus utilities
 - Walk up off Elm Street
 - Central a/c and heat
 - Escalation to realty taxes based on 2013

23 346 Yonge St.
 Paul Lebo | Esbin Realty Corporation
 T 416-822-5326 | E plebo1234@gmail.com

3,832sf on ground flr
1,061sf lower level
 - Net Rent: \$385,000.00
 - TMI: \$120,623.72
 - Availability: Immediately
 - Net rent includes the double height signage
 - Neighbouring tenants include the Toronto Eaton Centre, Ryerson Student Learning Centre, Basil Box, Nordstrom, H&M, MUJI, Aldo, Forever 21 and Uniqlo

24 338 Yonge St.
 Alex Edmison | CBRE Limited
 T 416-874-7266 E alex.edmison@cbre.com

4,000sf on ground flr
 - Full basement + 2nd flr office
 - Rate: \$105.00/sf Net
 - Prime Yonge St-Dundas Corridor at Gould St
 - Steps from Dundas Subway and Eaton Centre

25 336 Yonge St. (1)
 Matthew Pieszchala, CBRE
 T 905-234-0376 | E matthew.pieszchala@cbre.com

4,043sf on ground flr
 - 2,546sf Basement
 - 1,913sf Mezzanine
 - Available immediately
 - Term 10 years + 2 x 5year options to renew
 - Northwest corner of Yonge and Gould
 - Asking net rent - Contact agent

26 336 Yonge St. (2)
 Matthew Pieszchala, CBRE
 T 905-234-0376 | E matthew.pieszchala@cbre.com

The Lot @ 335
 - 7,600 sf vacant lot available for interim rental
 - Approx 60ft frontage into Yonge Street and 128ft on Gould Street
 - Lot is gravel and secured by a chain link fence

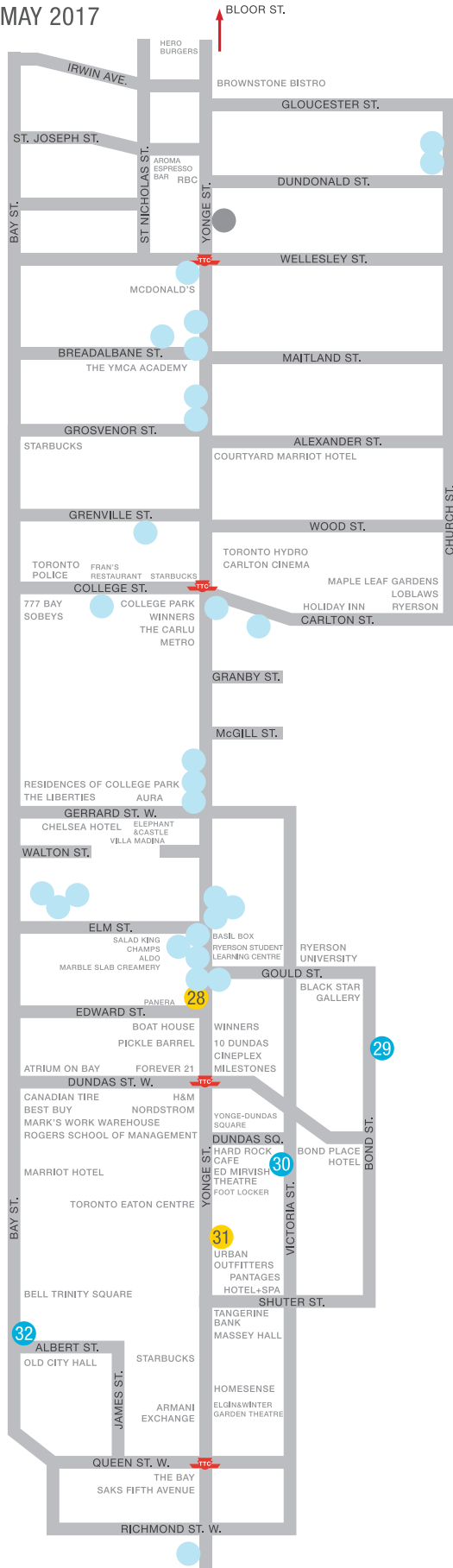
27 335-331 Yonge St.
 Al Lalani Jr.
 T 416-508-0700 | E aljr.lalani@thelalanigroup.com

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RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

MAY 2017

DOWNTOWN



28 330 Yonge St.
NEW

**2080sf on ground flr
400sf basement**
- TMI \$27/sf
- Net rate: Contact Agent
- Prime Site Yonge & Dundas Corridor at Gould Square, Eaton Centre, Nordstrom, Forever 21, H&M, Basil Box, MUJI, Aldo, 7 Eleven, Panera Bread and Uniqlo and many more
- Available 90-120 days

Emile Amar | Sutton Group - Admiral Realty Inc.
T 416-841-4193 E emileamar@gmail.com

29 113 Bond St. (1)

450sf on 2nd flr
- \$2,300/month
- Hydro extra
- Ideal for office or service business

Emile Amar | Sutton Group - Admiral Realty Inc.
T 416-841-4193 E emileamar@gmail.com

30 252 Victoria St.

**2,044sf on ground flr; 2,500sf on 2nd flr
183sf of storage**
- Net rent: TBN
- At the base of a new 40 storey A class residential tower, one door from Yonge-Dundas Square, the CF Toronto Eaton Centre and Ryerson University

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

31 237 Yonge St.
NEW

6,000sf over two flrs + basement
- TMI: \$18.93/sf T&O (2016)
- Net rate: \$80/sf
- Flagship opportunity on Yonge St, directly across from the Eaton Centre
- Suits retail, fashion, home furnishings, café/restaurant service and trendy uses
- Available November 1, 2017

Philip Pick | Harvey Kalles Real Estate
T 416-892-8222 E philpick1@gmail.com

32 483 Bay St.

510sf on PATH (Unit B1-08a)
- Beside large Goodlife Fitness facility
- No fast food/quick service restaurants permitted

Megan McGowan | S&H Realty Corporation
T 905-625-6106 | E megan@shrealtycorp.com

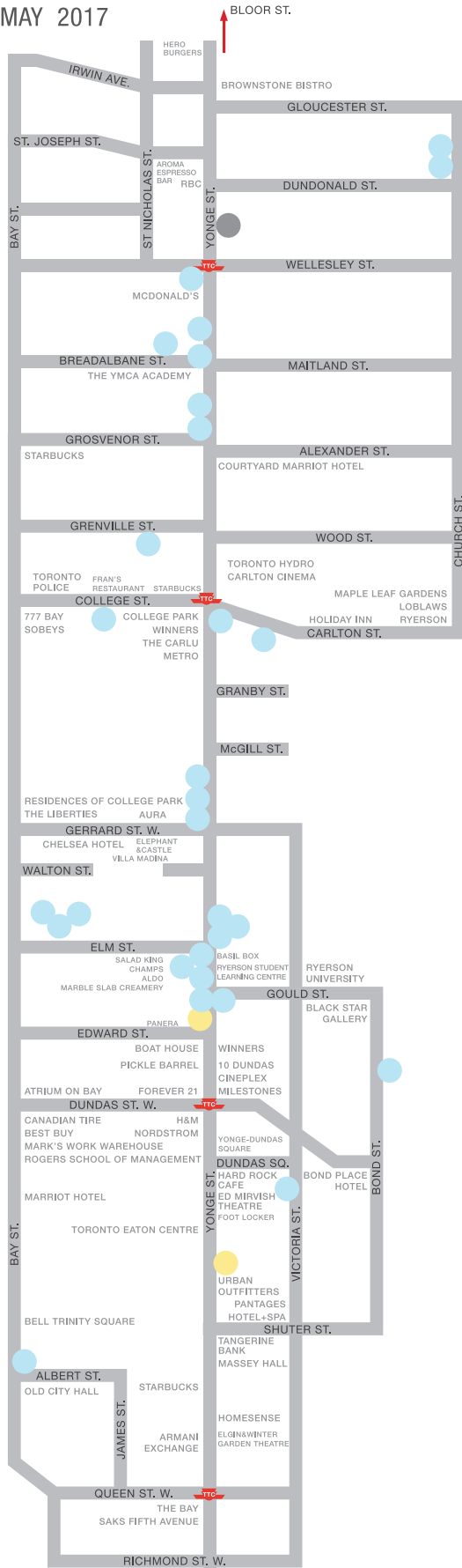
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T 416.597.0255 F 416.597.0233 E bia@downtownyonge.com

RETAIL OPPORTUNITIES IN DOWNTOWN YONGE

MAY 2017

DOWNTOWN



33 144 Yonge St.

- 2,495sf on ground flr; 2,495sf on 2nd flr, 2,495sf of free basement
- Net Rent: \$50/sf
- TMI: \$16.50/sf
- Available: Jan 1, 2017
- Ideal for flagship retail experience over two levels as well as a single tenant restaurant with a potential rooftop patio!
- Extremely high vehicular and pedestrian traffic, with very close proximity to The Eaton Centre, Yonge & Dundas, Union Station & more!

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

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