

HIGH TRAFFIC RETAIL FOR LEASE



242 QUEEN
STREET
WEST

TORONTO

1,570 SF + BASEMENT
RIGHT SIZED SPACE AT QUEEN
ST W., BETWEEN JOHN &
MCCAUL STS.

PROPERTY SUMMARY

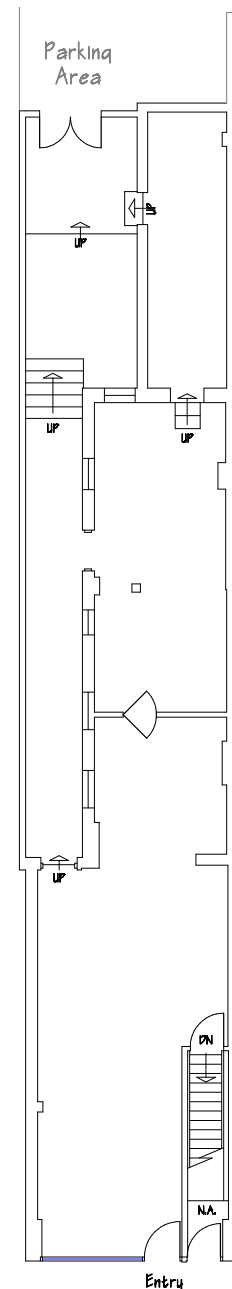
Located on the sunny north side of Queen Street West, just west of University Avenue, 242 Queen Street W. offers 1,570 square feet of ground floor retail in one of Canada's most desirable shopping districts. Located amidst renowned international brands, popular restaurants and trendy local boutiques, Queen Street West offers a sophisticated and eclectic tenant mix with consistent pedestrian traffic. This recently renovated space has soaring 12' ceiling height, visible signage, modern HVAC and great shipping and receiving with onsite parking. Steps to the Queen Street Streetcar, Osgoode Subway Station, and numerous public parking lots, this opportunity is well connected and suitable for a variety of uses.

DETAILS

SIZE:	1,570 sf plus basement
NET RENT:	\$80.00 / sf net
TMI:	\$21.29 (2022)
AVAILABLE:	Immediate
OCCUPANCY	Vacant
TERM:	5-10+ years
CEILING HEIGHTS:	12' +

HIGHLIGHTS

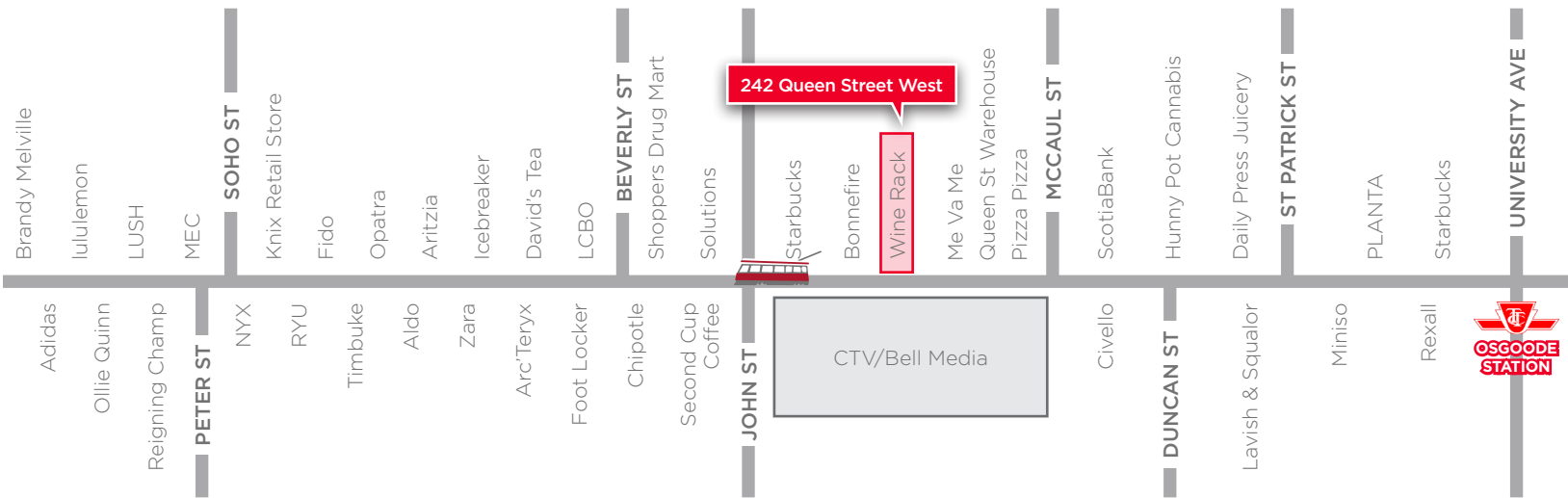
- Located in the heart of Queen West, on the sunny north side of the street, amidst Queen West's best pedestrian foot traffic
- 12' high ceilings, bright open and recently renovated space
- Rear laneway access with on-site parking and double door shipping and receiving
- 20' of wide Frontage on Queen Street West, at the base of a notable building, with direct exposure to Bell Media / CTV
- Rear parking and high and dry, full sized basement included in the rent
- Space is fully sprinklered, and is suitable for food uses.
- Directly across from Bell Media / CTV Headquarters, with potential for on-air building exposure



Queen St West Frontage

242 QUEEN STREET WEST TORONTO

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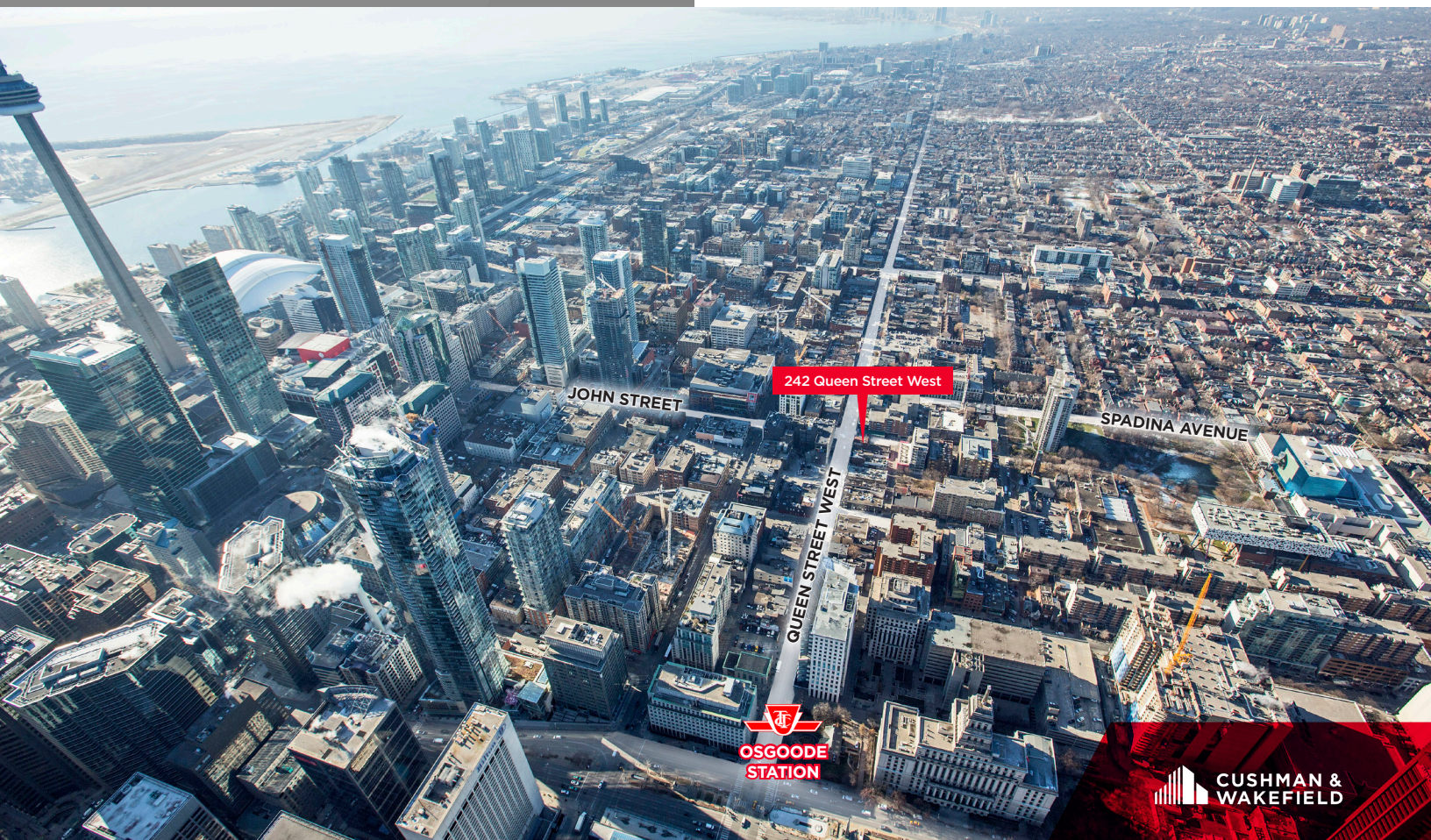
QUEEN STREET WEST

- An international hub for music, fashion, visual art and film
- Well connected to transit, the Financial Core and Entertainment District
- 22 active condominium developments within 1 kilometre of the site

DEMOGRAPHICS (1 KM)

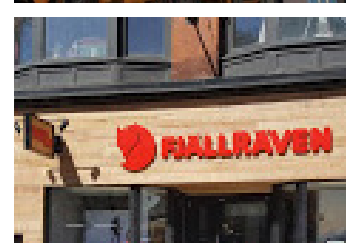
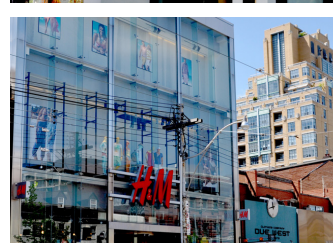
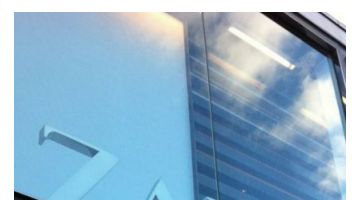


Total Population **39,492**
Daytime Population **296,600**
Median Age of Population **33**





AREA RETAILERS



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