

HIGH TRAFFIC RETAIL FOR LEASE



GROUND FLOOR RETAIL. FOR LEASE. 1,570 SF. MICHAEL BETEL. Mike.Betel@cushwake.com 416 359 2706

 wine rack

CUSHMAN & WAKEFIELD
RETAIL FOR LEASE
MICHAEL BETEL
416 359 2706
MIKE BETEL
416 359 2455

242 QUEEN STREET WEST

TORONTO

1,570 SF + BASEMENT

RIGHT SIZED SPACE AT QUEEN ST W., BETWEEN JOHN & MCCAUL STS.

PROPERTY SUMMARY

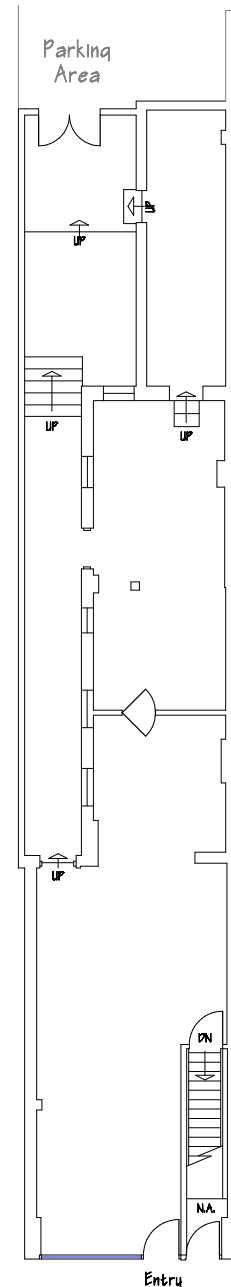
Located on the sunny north side of Queen Street West, just west of University Avenue, 242 Queen Street W. offers 1,570 square feet of ground floor retail in one of Canada's most desirable shopping districts. Located amidst renowned international brands, popular restaurants and trendy local boutiques, 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:	\$11,000 / month
TMI:	\$2,616 / month (2021)
AVAILABLE:	November 1 st , 2021
TERM:	5-10+ years
CEILING HEIGHTS:	12' +

HIGHLIGHTS

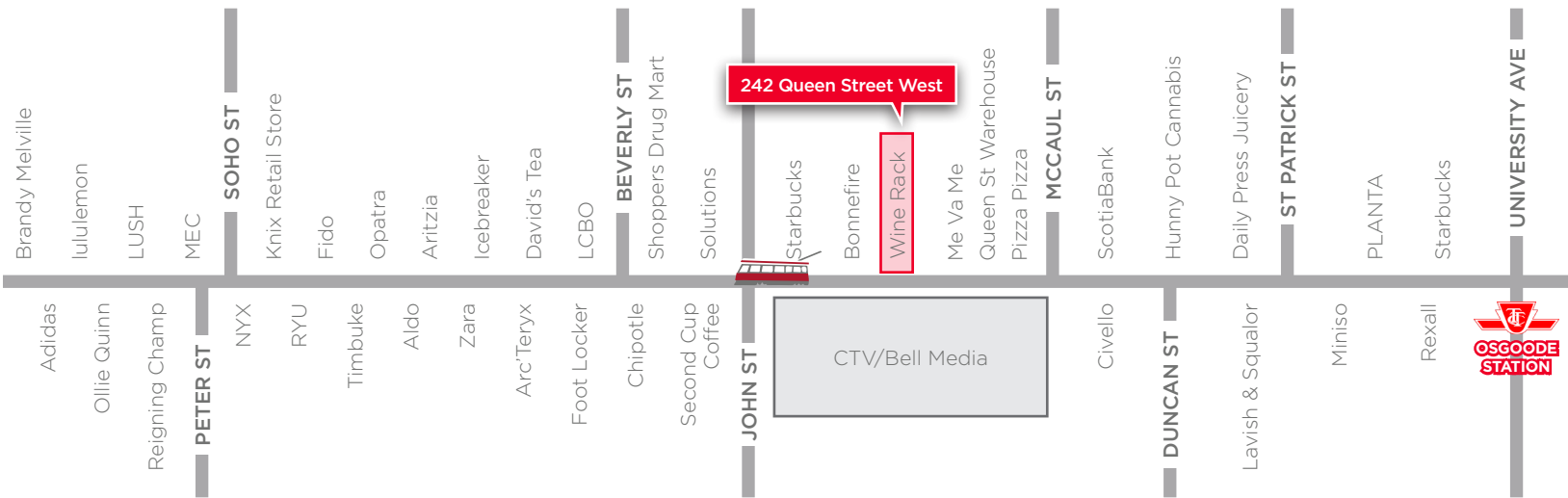
- Located in the heart of Queen West, on the sunny north side of the street, amidst Queen West's best pedestrian foot traffic
- 12' high ceilings, bright open and recently renovated space
- Rear laneway access with on-site parking and double door shipping and receiving
- 20' of wide Frontage on Queen 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

HIGH TRAFFIC RETAIL FOR LEASE



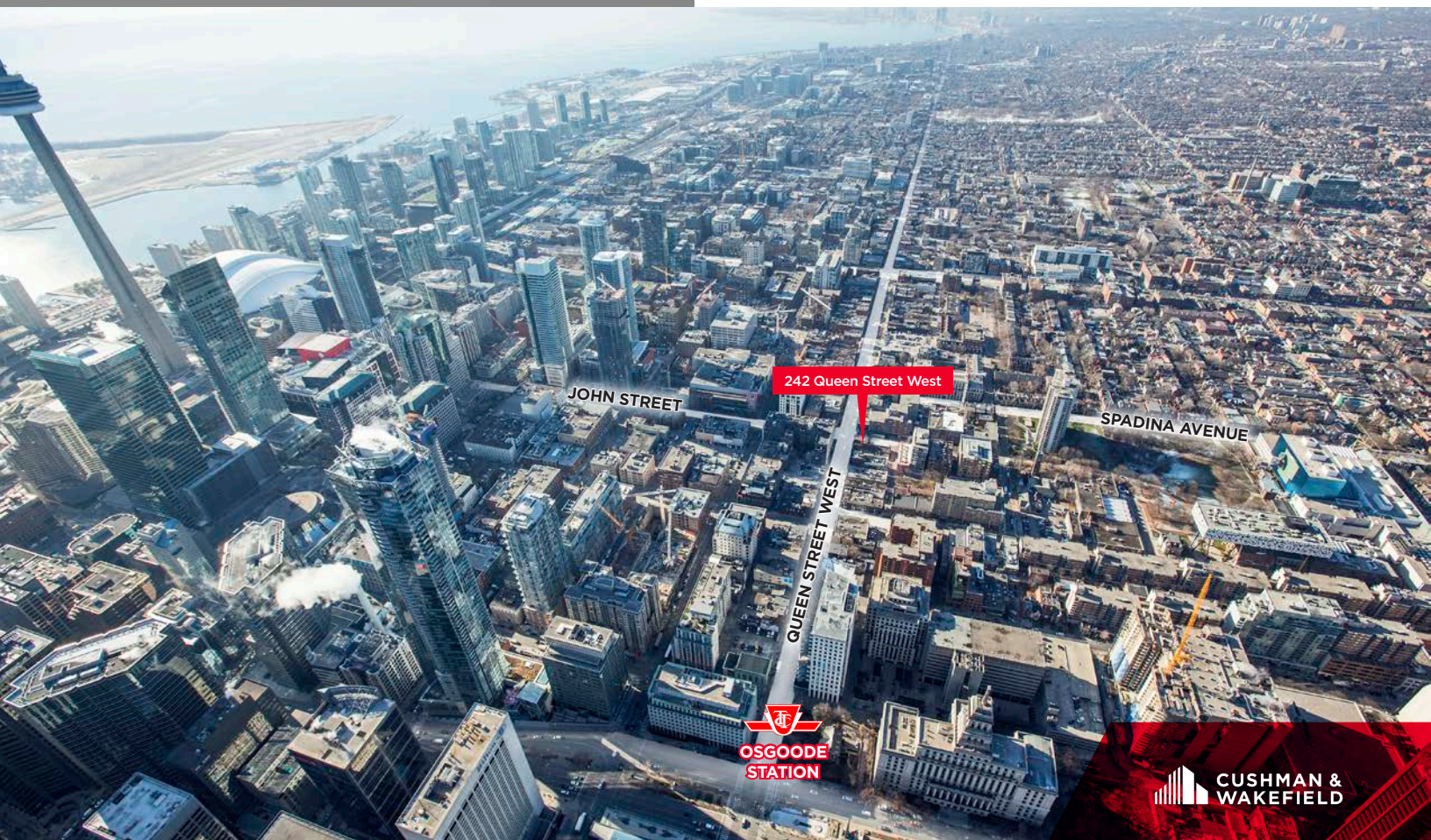
QUEEN STREET WEST

- 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)

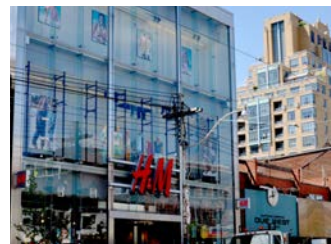


Total Population **39,492**
Daytime Population **296,600**
Median Age of Population **33**





AREA RETAILERS



For more information, please contact:

Michael Betel*
Associate Vice President
Retail Services
416 359 2706
mike.betel@cushwake.com

Philip Traikos*
Senior Vice President
Retail Services
416 359 2455
philip.traikos@cushwake.com

Cushman & Wakefield ULC, Brokerage
161 Bay Street, Suite 1500
Toronto, ON M5J 2S1
cushmanwakefield.com

©2021 Cushman & Wakefield ULC. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE. *Sales Representative