



Pemberton

543 RICHMOND

RESIDENCES AT PORTLAND

AGENCY RETAIL GROUP

Signature Retail Opportunity

543 Richmond Street West is a high-end residential development in Toronto's booming Downtown West node, located on the southwest corner of Richmond Street West and Portland Street. The development features 476 residential units and over 19,100 square feet of retail space at grade in the centre of two of Toronto's hottest neighbourhoods – King Street West and Queen Street West.



476

Residential Units



12 FT

Ceiling Heights



15

Storeys



Downtown West

Toronto's Downtown West is one of Canada's fastest growing submarkets. The area is popular with young urban professionals who desire a downtown 'live, work, and play' lifestyle. Known as Toronto's Entertainment District, Downtown West is home to the city's biggest tourist attractions including TIFF, the Theatre District and the hottest restaurants and nightlife in Toronto.

Bolstered by the most active office and residential market in the country, Downtown West has experienced exponential growth the past decade with ample mixed used development projects under construction in the immediate area. The area is the city's tech hub and features some of the top tech talent in the country including Shopify's Toronto headquarters.

A large number of high-profile projects are slated for completion in the next three years, including King-Adelaide Centre, Waterworks, KING Toronto, and The Well.

Demographics

Within 1km Radius | Statistics Canada, 2020



59,199

Total Population



14%

Growth Rate (2019-2024)



33

Median Age



\$112,787

Average Household Income

Downtown West Office Market

John to Niagara & Richmond to Front



7,079,548

Total SF



2.3%

Vacancy Rate



49,405

Office Population



The Citizen



King-Adelaide Centre



Campechano Taqueria



Waterworks



King Toronto

Neighbourhood Map

Major Retailers / Food & Beverage / Grocery

- 1 Allwyn's
- 2 Ascari
- 3 Banknote Bar
- 4 Bar Buca
- 5 Baro
- 6 Belfast Love Public House
- 7 Bier Markt
- 8 Buca
- 9 Campechano Taqueria
- 10 CB2
- 11 Chubby's Jamaican Kitchen
- 12 Cibo Wine Bar
- 13 Domino's
- 14 Early Bird Coffee & Kitchen
- 15 Fahrenheit Coffee
- 16 Farm Boy
- 17 Freshii
- 18 Forno Cultura
- 19 Gusto 101
- 20 Hibachi Teppanyaki & Sushi Bar
- 21 Impact Kitchen
- 22 iQ
- 23 Jacobs & Co.
- 24 Java House

- 25 Jimmy's Coffee
- 26 Joe Fresh
- 27 Kupfert & Kim
- 28 Labora Restaurant
- 29 Lavelle
- 30 LCBO
- 31 Le Gourmand
- 32 Le Sélect Bistro
- 33 Lee
- 34 Loblaw's
- 35 MARBL
- 36 McDonald's
- 37 Mira Restaurant
- 38 Northern Maverick Brewing
- 39 Oretta
- 40 Patria
- 41 Petty Cash
- 42 Pi Co.
- 43 Pilot Coffee Roasters
- 44 Pizzeria Libretto
- 45 Quantum Coffee
- 46 Regulars Bar
- 47 Rodney's Oyster House
- 48 SARA

- 49 Second Cup
- 50 Shoppers Drug Mart
- 51 SOMA Chocolatemaker
- 52 Stackt Market
- 53 Starbucks
- 54 Starbucks
- 55 The Burger's Priest
- 56 The Burger's Priest
- 57 The Healthy Butcher
- 58 The Healthy Butcher
- 59 The Keg Steakhouse + Bar
- 60 The Kitchen Table
- 61 The Spoke Club
- 62 Thompson Diner
- 63 Thor Espresso Bar
- 64 Tim Hortons
- 65 Urban Outfitters
- 66 Wheatsheaf Tavern
- 67 Wilbur Mexicana
- 68 Wild Wing
- 69 Winners
- 70 WVRST

Major Area Developments

- 1 King Adelaide Centre
- 2 King Toronto
- 3 Minto Westside
- 4 Portland Commons
- 5 The Well
- 6 Waterworks

Arts / Entertainment

- 1 Factory Theatre
- 2 Theatre Passe Muraille

Health / Wellness / Beauty

- 1 Barre3
- 2 Core Studio Pilates
- 3 Goodlife Fitness
- 4 Mankind Grooming
- 5 Quad King
- 6 Ritual Hair, Skin & Beauty
- 7 SANAA Yoga
- 8 SoulCycle
- 9 The Original Grooming Experts
- 10 Totum Life Science
- 11 Yoga Tree

Travel / Tourism

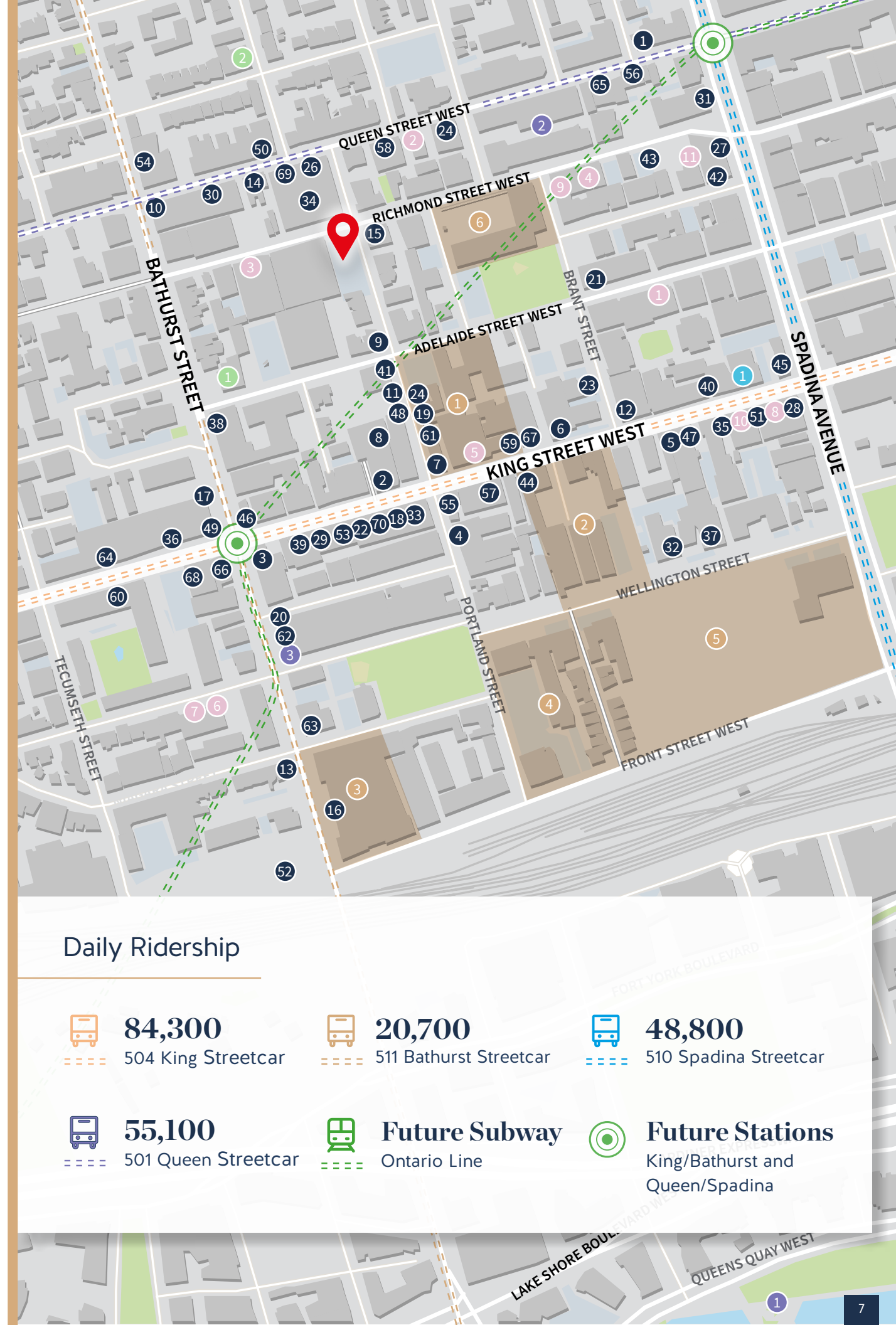
- 1 Billy Bishop Toronto City Airport
- 2 Graffiti Alley
- 3 1 Hotel
(Opening Summer 2020)

Business / Education

- 1 Indigo Books & Music Inc.

Legend

-  543 Richmond Street



Retail Overview

Property Details

Size:	19,105 SF (Divisible)
Available:	Q2 2023
Term:	10 years
Net Rent:	Please contact Listing Agents
Additional Rent:	\$25.00 PSF (est. 2023)

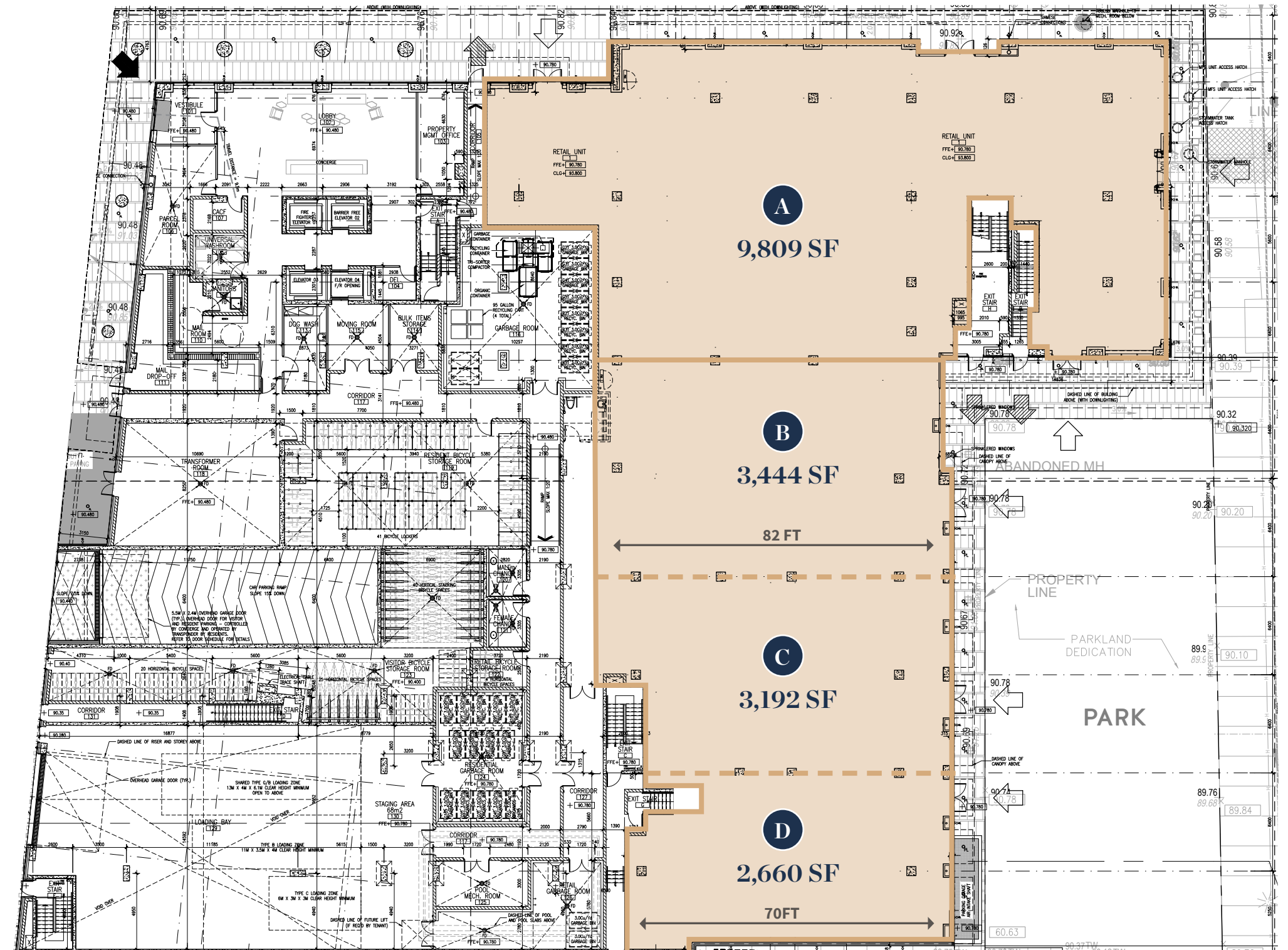
Highlights

- Corner retail with excellent frontage and exposure on Richmond Street West and Portland Street
- Patio potential along Portland Street
- Excellent ceiling heights of 12 FT
- Neighbourhood retailers include Loblaws, Winners, Jimmy's Coffee, Campechano Taqueria, Gusto 101, and many more
- Steps to multiple transit lines, including 501 Queen, 511 Bathurst, and 504 King Streetcars



Floor Plan

Unit A:	9,809 SF	} Can be leased together or separately
Unit B:	3,444 SF	
Unit C:	3,192 SF	
Unit D:	2,660 SF	
Total:	19,105 SF	



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