



1050 *Queen Street West*

BUILDING FOR SALE



Executive Summary

Jones Lang LaSalle Real Estate Services, Inc. (herein referred to as “JLL” and/or the “Advisor”) is pleased to offer a rare opportunity to acquire a premium mixed-use asset in West Queen West. Located at 1050 Queen Street West (the “Property”), the Property features a vacant ground floor retail unit with finished lower level, two fully leased residential apartments and one reserved parking space at the rear of the building.

The Property is well-located and surrounded by some of Toronto’s most notable retailers, restaurants, and cafes, including Forno Cultura, Gravitypop, Hello123, Mofer Coffee, Size?, and The Good Son. The 501 Queen Streetcar stop is just steps from the building, providing convenient access to the downtown core, as well as the east and west ends of the city.



5,111 SF
Building Size



18.50 FT
Queen Street Frontage



\$3,490,000
Asking Price

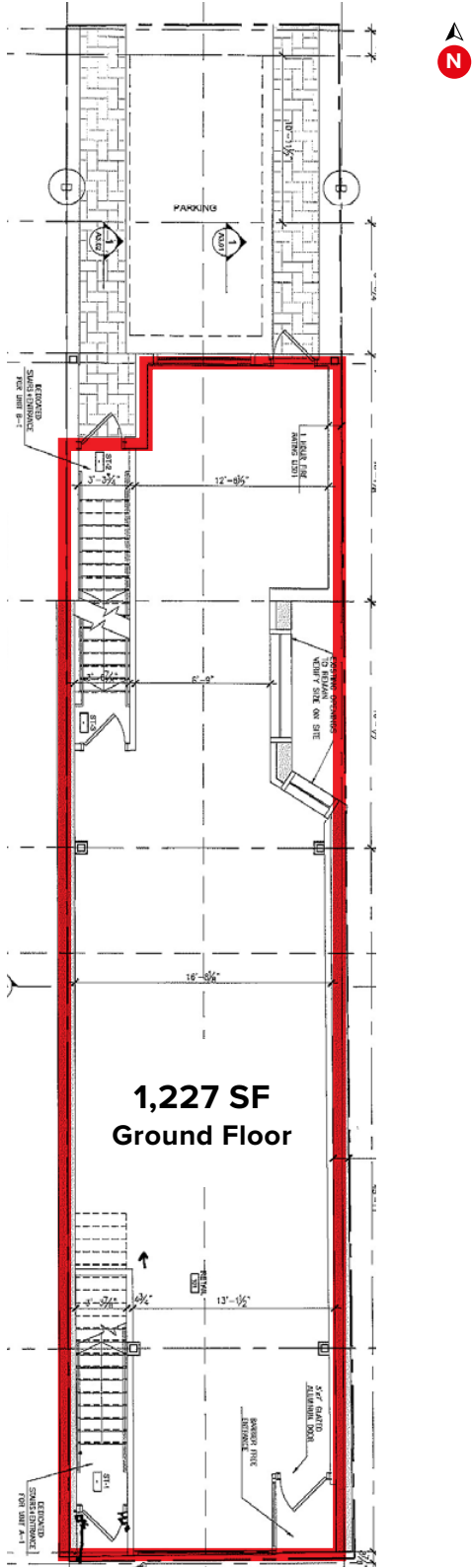


Property Details

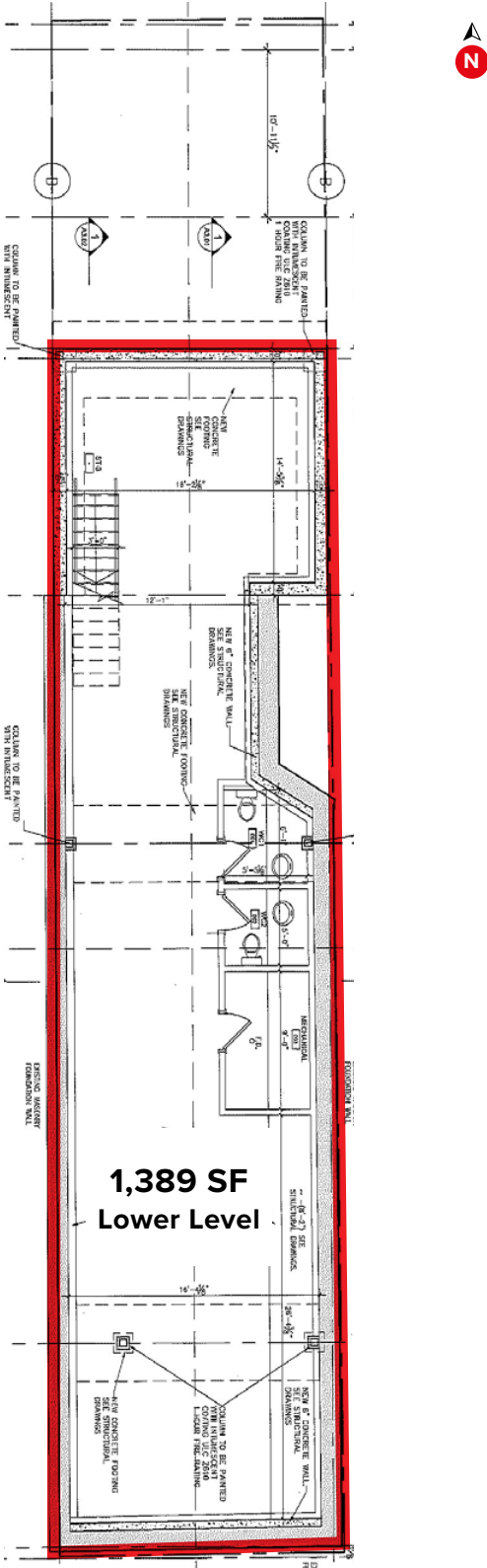
Address:	1050 Queen Street West
Asking Price:	\$3,499,000
Ownership:	Freehold
Zoning:	Mixed-Use; CR 2.5 (c2.0; r2.0)
Ground Floor:	1,227 SF (Vacant)
Second Floor Apartment:	1,252 SF (Leased)
Third Floor Apartment:	1,243 SF (Leased)
Lower Level:	1,389 SF (Vacant)
Building Area:	5,111 SF
Lot Size:	1,850 SF
Frontage:	18.50 FT
Taxes (2021):	\$26,809.20
Parking:	One (1) stall at the rear of the premises



Floor Plan



QUEEN STREET WEST



QUEEN STREET WEST



Retail map



Demographics

Within 1km Radius | Source: Statistics Canada, 2022



46,082
Total Population



34.2
Median Age



24,513
Total Households



10%
Growth Rate (2016-2021)



41,398
Daytime Population



\$126,749
Avg. HH Income



89
Walk Score



91
Transit Score

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