



BLOOR WEST

FLAGSHIP BLOOR STREET
RETAIL FOR LEASE

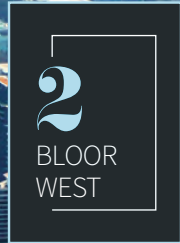


TORONTO OVERVIEW

Toronto is the fourth largest City in North America and Canada's financial and business capital with a GTA population in excess of 6.4M people. It is a global centre for business, finance, arts and culture and is consistently ranked one of the world's most livable cities.

With a wide range of key sectors from financial services to technology, education, and life sciences, the City has a robust economic base that drives Canada's economy and provides an attractive environment for foreign investment.

In addition to being an international centre for business, innovation, scientific research and education, it is also the country's cultural heartland. Toronto hosts international audiences for a variety of art, music, and sporting events. It is the country's leading tourist destination, attracting over 40 million visitors each year.



PROPERTY DETAILS

Retail Ground Floor:	992 SF
Retail Second Floor:	2,406 SF
Total:	3,398 SF
Net Rent:	Contact Listing Agent
Additional Rent:	\$31.95 PSF + UTL
Possession Date:	November 2023
Ceiling Heights:	13'4" Ground Floor 14'11" Second Floor
Frontage:	20 FT Ground Floor 45 FT Second Floor

HIGHLIGHTS

- › Newly retrofitted flagship retail offering at Yonge & Bloor
- › Double height glass façade with wraparound corner exposure
- › Signature signage opportunity on Bloor Street West
- › Best in class co-tenants adjacent to the unit
- › Located at the base of a 430,000+ square foot class "A" office tower
- › Direct access to the subway, public parking, and the largest underground pedestrian walkway in the world (PATH)





TORONTO MARIOTT HOTEL

FOUR SEASONS



BLOOR STATION

HOLT RENFREW

BAY STATION

YORKVILLE VILLAGE

PARK HYATT

ROYAL ONTARIO MUSEUM

BLOOR STREET WEST

BLOOR STREET OVERVIEW



2,690,000
Toronto population



4,552,717
Square feet of office space*



30
Median age*



189
Daily TTC Bloor-Danforth Line ridership



\$195,526
Average annual household income from Yonge Street-Avenue Road, and Charles Street-Davenport Road



183,238
Daily TTC Yonge-University Line ridership



> \$2,000 PSF
Sales of retailers on Bloor Street West between Yonge Street and Avenue Road



49,889
Pedestrians at Yonge-Bloor intersection daily



2,300,000
Square feet of retail in the Bloor-Yorkville retail node



24,633
Cars at Yonge-Bloor intersection daily

*1 km radius from 2 Bloor Street West



BLOOR STREET - CURRENT AND INCOMING RETAILERS

 lululemon

ARITZIA

NORDSTROM
rack

SEPHORA

BIRKS

 EATALY
ITALY SINCE 1983

alo



HARRY ROSEN



COS

Cartier

TIFFANY & Co.

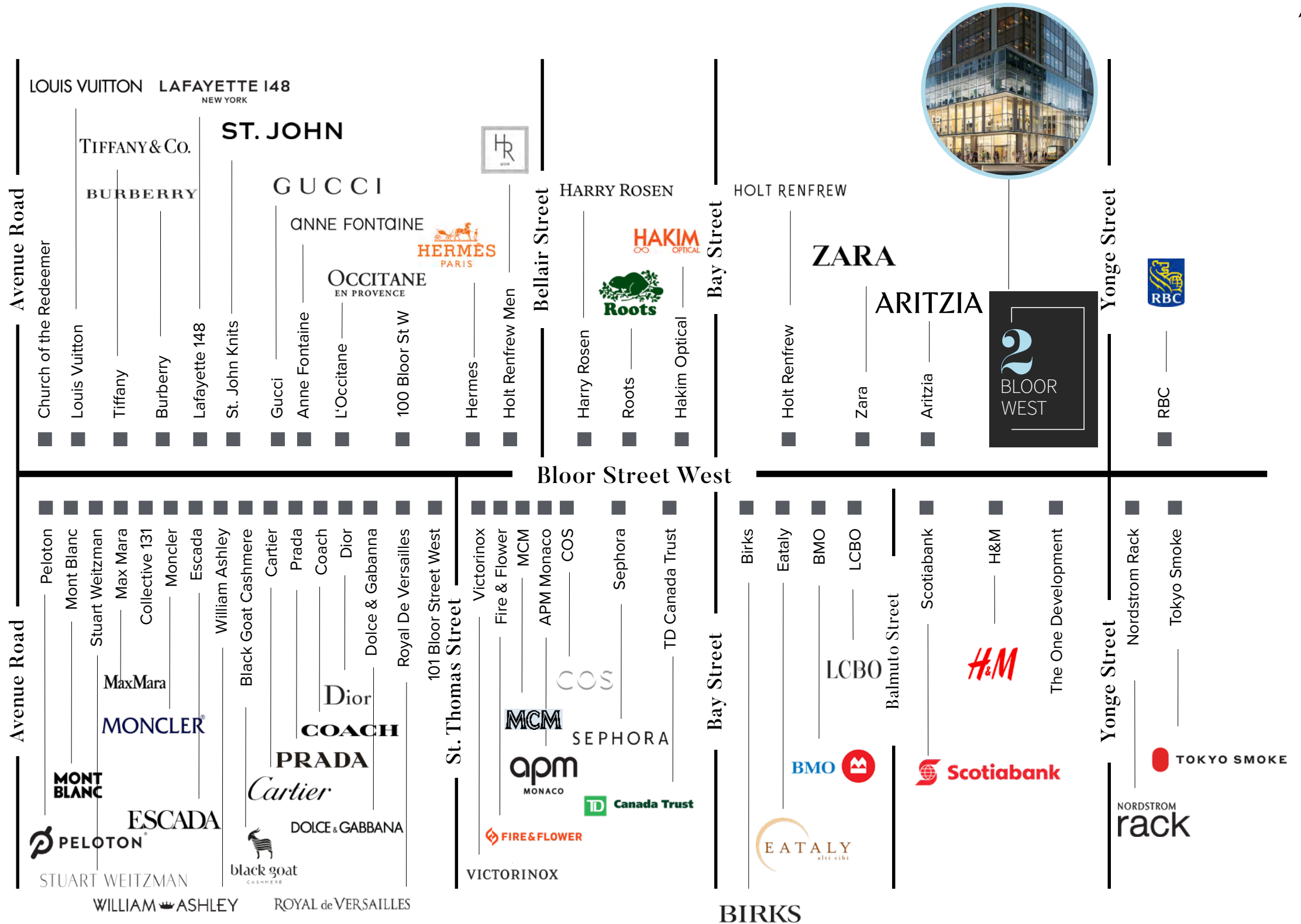
GUCCI

 HERMÈS
PARIS

PRADA

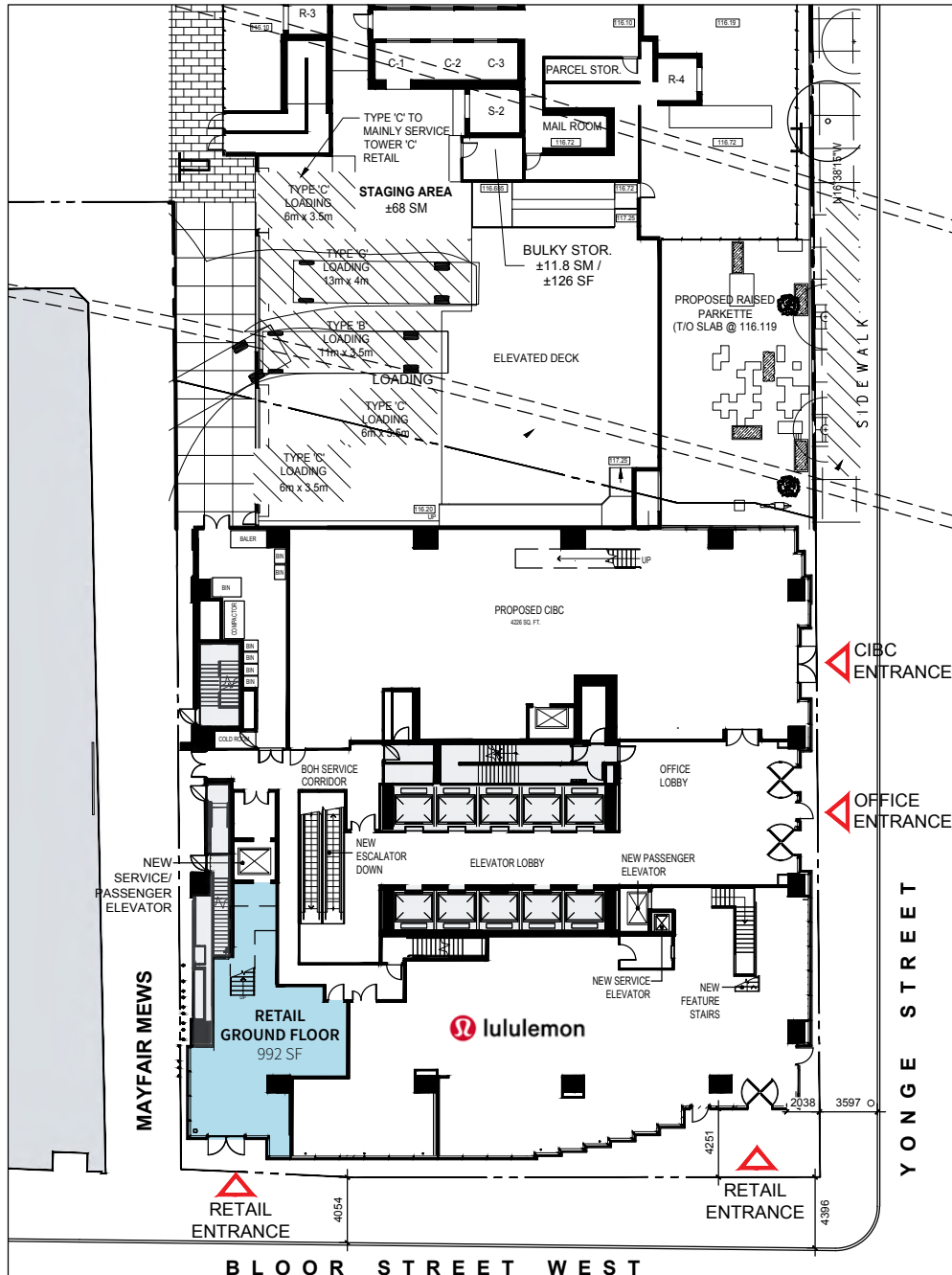
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LOCATION AND RETAILER MAP

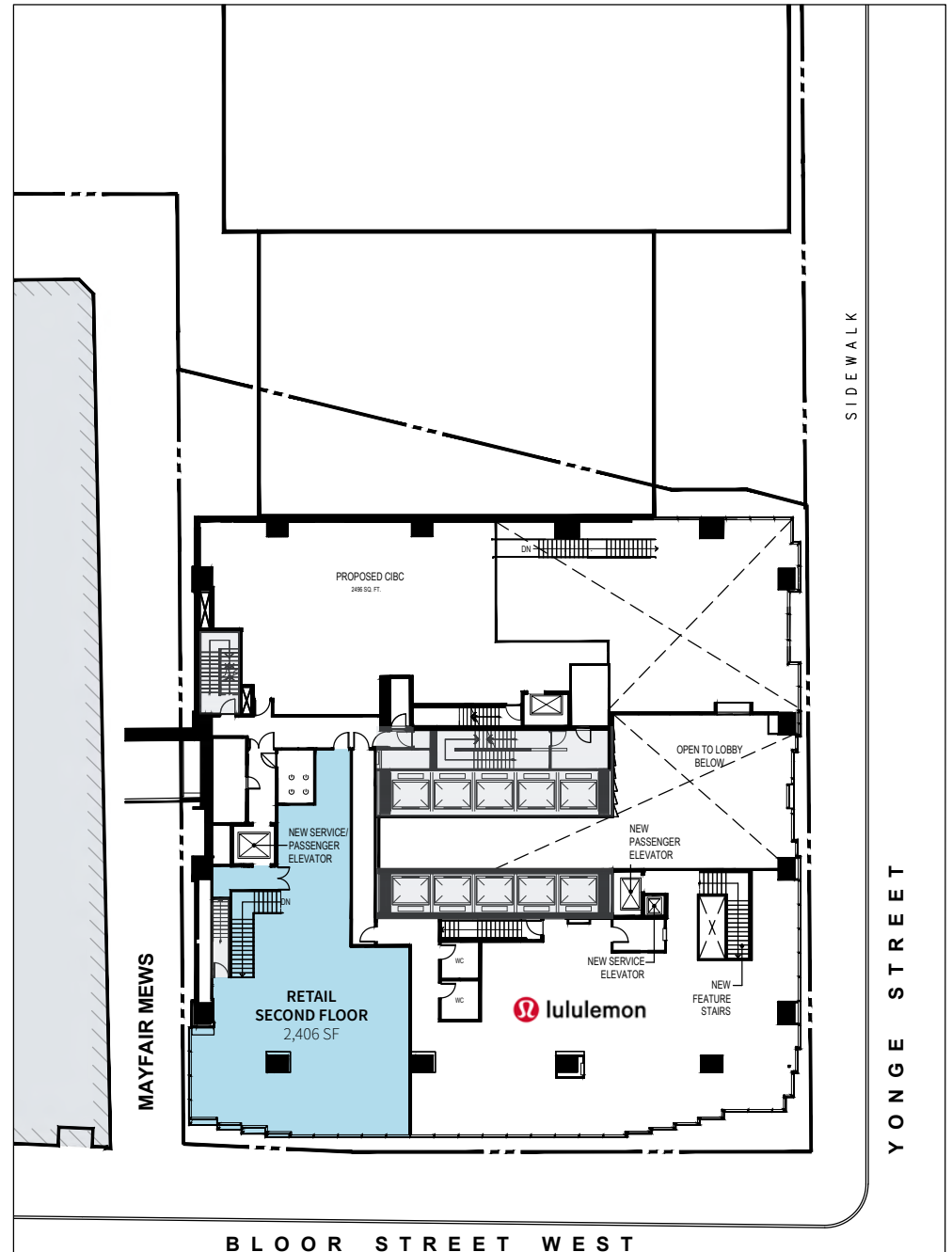


FLOOR PLAN

Ground Floor - 992 SF



Second Floor - 2,406 SF





RETAIL

RETAIL

JLL

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