FOR LEASE | MEDICAL SPACE

1263 ST. CLAIR AVENUE WEST

TORONTO, ON

METROPOLITAN COMMERCIAL

PROPERTY FEATURES

Two unique units for lease within a medical centre in Toronto's "Corso Italia" neighborhood on St. Clair Avenue West in between Lansdowne Avenue and Dufferin Street. Bustling retail node and medical hub with the 512 St. Clair W streetcar stop within steps of the building. Abundance of parking in near vicinity including two Green P lots and street front parking.

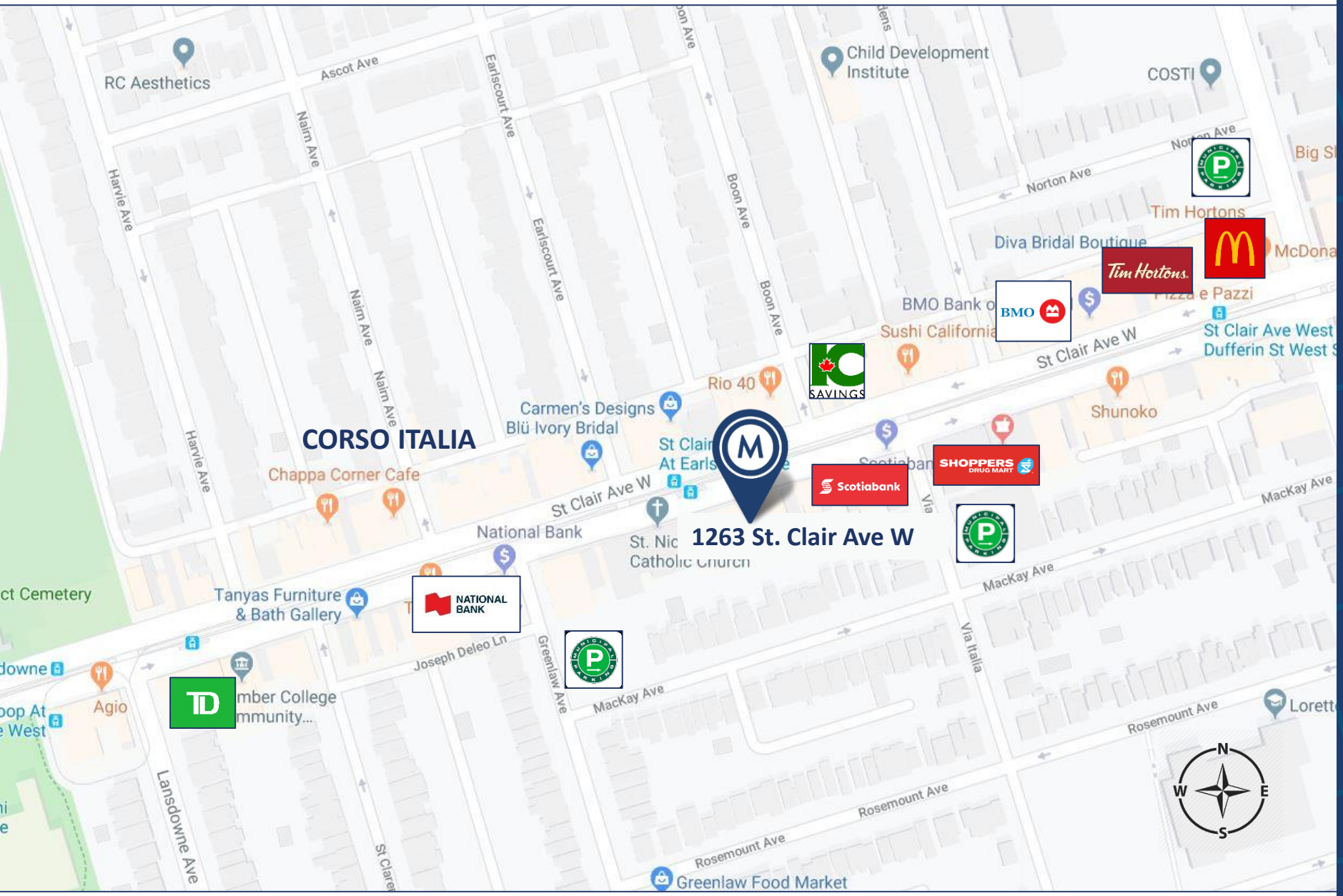
SUITE 103

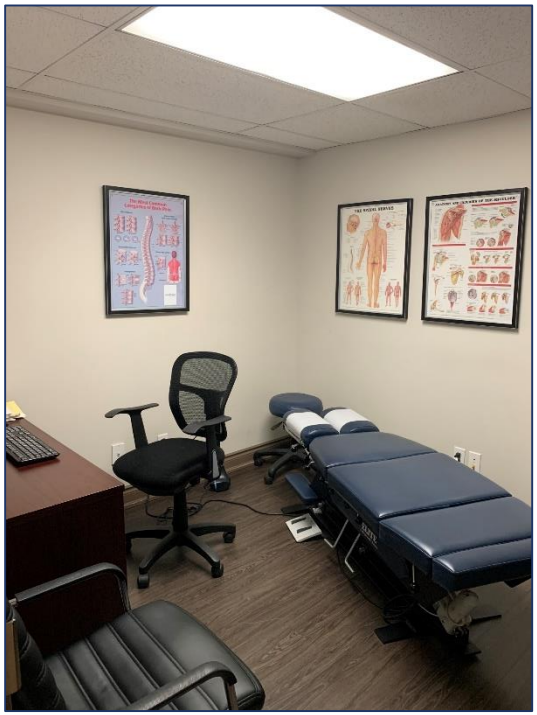
Unit Details	343 SF
Rental Rate	$800/Month Gross + HST
Term	Flexible
Possession	Immediate
Details	• Sink within unit • Two entrances • Common area washroom • Ideal for medical practitioner, massage therapist, electrolysis, medical aesthetician

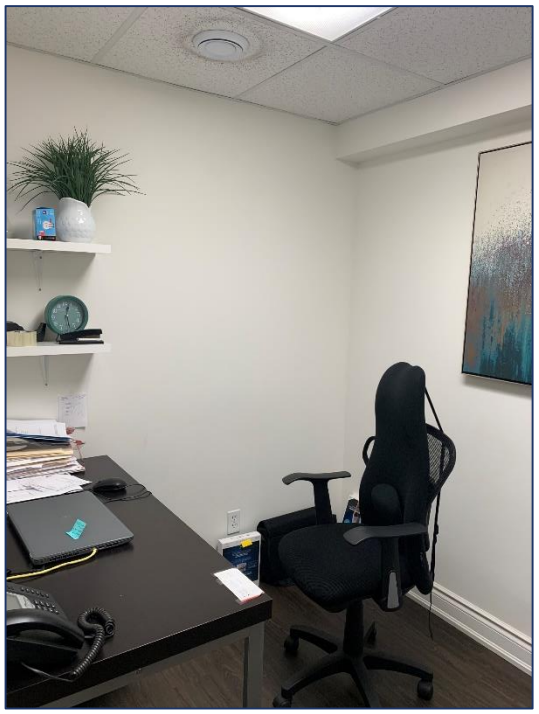
LOWER LEVEL

Unit Details	1,200 SF
Rental Rate	$2,700/ Month Gross + HST
Term	Flexible
Possession	January 1st, 2020
Details	• Turn key unit with four private medical offices • Two treatment rooms • Open concept - reception area • Two 2 piece private washrooms within suite • Elevator opens directly into suite • Renovations include: engineered flooring throughout, pot lights, high ceilings, • Ideal for medical professionals including physiotherapist, medical clinic, chiropractor, massage therapist, psychotherapy clinic, blood lab and professional office use.

AREA MAP

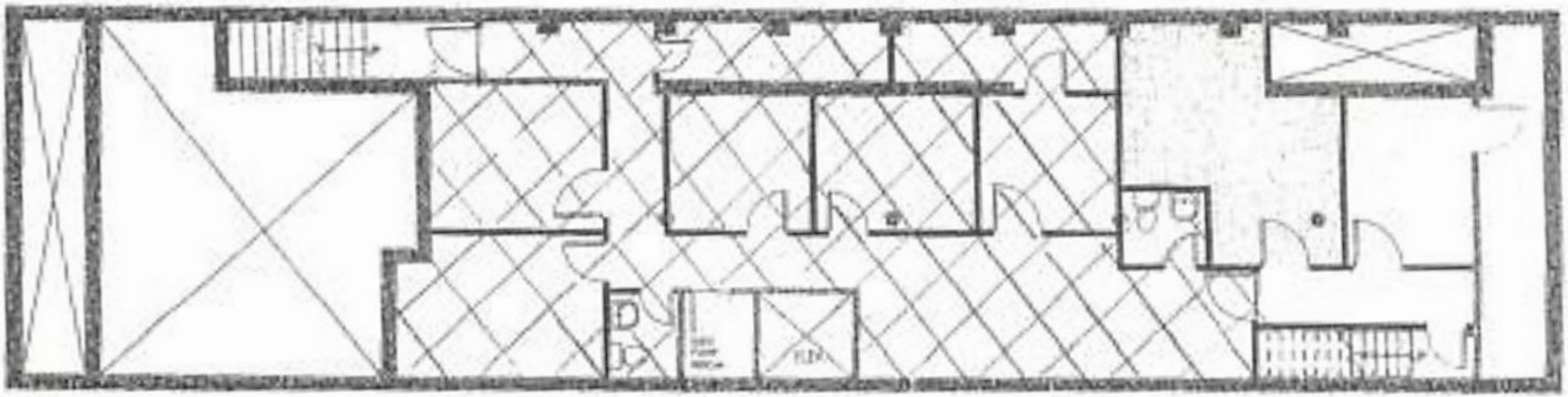

CORSO ITALIA
1263 St. Clair Ave W
RC Aesthetics
Ascot Ave
Child Development Institute
COSTI
Norton Ave
Tim Hortons
Diva Bridal Boutique
BMO Bank of
Sushi California
St Clair Ave West
Dufferin St West
Rio 40
Carmen's Designs
Blü Ivory Bridal
Chappa Corner Cafe
St Clair Ave W
National Bank
Shunoko
SHOPPERS DRUG MART
Scotiabank
MacKay Ave
Tanyas Furniture & Bath Gallery
NATIONAL BANK
Joseph Deleo Ln
Greenlaw Ave
Via Italia
Agio
Lansdowne Ave
Rosemount Ave
Greenlaw Food Market
Harvie Ave
Nairn Ave
Earlscourt Ave
Boon Ave
N
W
E
S





LOWER LEVEL PHOTOS

Lower Level Floor Plan



LOWER LEVEL FLOOR PLAN

METROPOLITAN
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