

PRIME OFFICE / RETAIL SPACE

388 SPADINA AVENUE

FOR LEASE



METROPOLITAN
COMMERCIAL





DETAILS

Location	Located on Spadina Avenue, South of Nassau Street Click Here For Map
Building Details	1,766 SF
Net Rental Rate	\$35.00 PSF/YR
Additional Rent	\$15.69 PSF/YR + Utilities
Utilities	Hydro, Gas & Water
Possession	July 1st, 2020

PROPERTY OVERVIEW

- Excellent exposure and signage opportunity along Spadina Ave
- High pedestrian and vehicular traffic
- Floor-to-ceiling windows along Spadina Ave
- Private entrance and walk-up to unit
- Close proximity to the University of Toronto & Kensington Market
- Professional property management

Average Household Income*



\$117,204

Total Population*



372,514

Projected 10-Year Population Growth*



+14.25%

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*Source: CoStar, 2018 3km radius.



PROPERTY OVERVIEW



AREA MAP

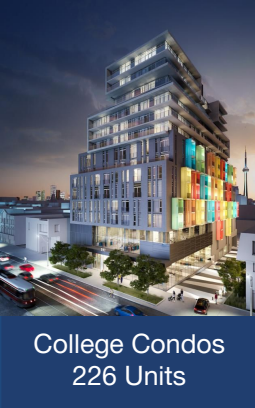
St George St



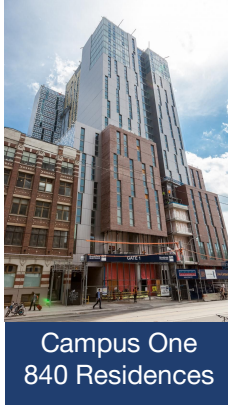
UNIVERSITY OF
TORONTO
60,595 Full-time Students




The Waverly
189 Rental Units

College Condos
226 Units

Campus One
840 Residences



Design Haus
166 Units

College St

Oxford St

Huron St

Ross St

Beverley St



Cecil St

Nassau St

388
Spadina
Ave



Spadina Ave



Baldwin St

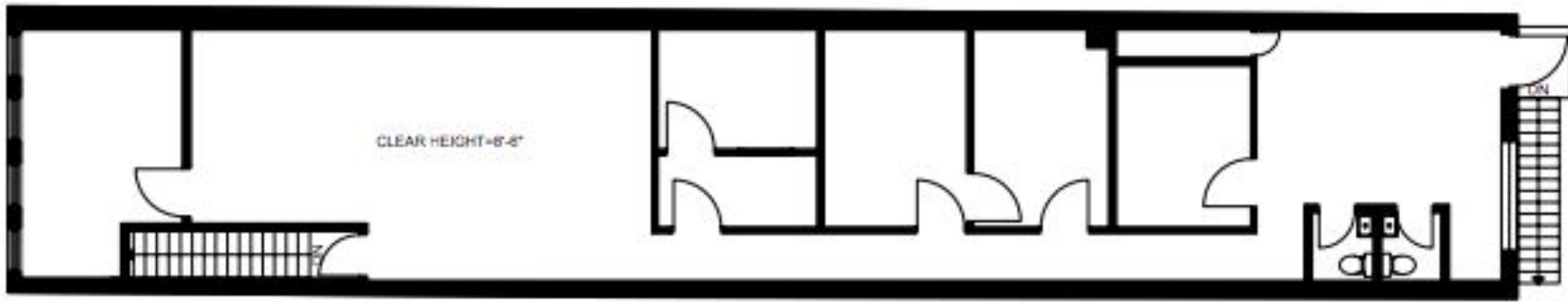
Baldwin St



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FLOOR PLAN



**METROPOLITAN
COMMERCIAL**



**Built on
Connections.**

626 King St West
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