

BOUTIQUE RETAIL OPPORTUNITY

399 SPADINA AVENUE

FOR LEASE



METROPOLITAN
COMMERCIAL





PROPERTY OVERVIEW

399 Spadina Avenue is a rare small-format retail leasing opportunity located steps from the busy College and Spadina intersection. The property is in close proximity to the University of Toronto, Kensington Market and many other tourist destinations.

The area is experiencing a tremendous amount of growth and gentrification with a number of residential and commercial projects in development. Given this improving demographic landscape, many national and international retailers have begun expanding their presence in the neighbourhood.

DETAILS

Location	Located on the East side of Spadina Avenue, South of College Street. Click Here For Map
Building Details	636 SF
Gross Rent	\$3,950.00 Per Month
Additional Rent	Hydro
Term	3 Years
Possession	Immediate

Average Household Income*



\$116,378

Total Population*



417,891

Projected 10-Year Population Growth*



+15.80%

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*Source: CoStar, 2016 3km radius.





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



399 Spadina Ave

Huron St

Ross St

Beverley St

Cecil St

Nassau St

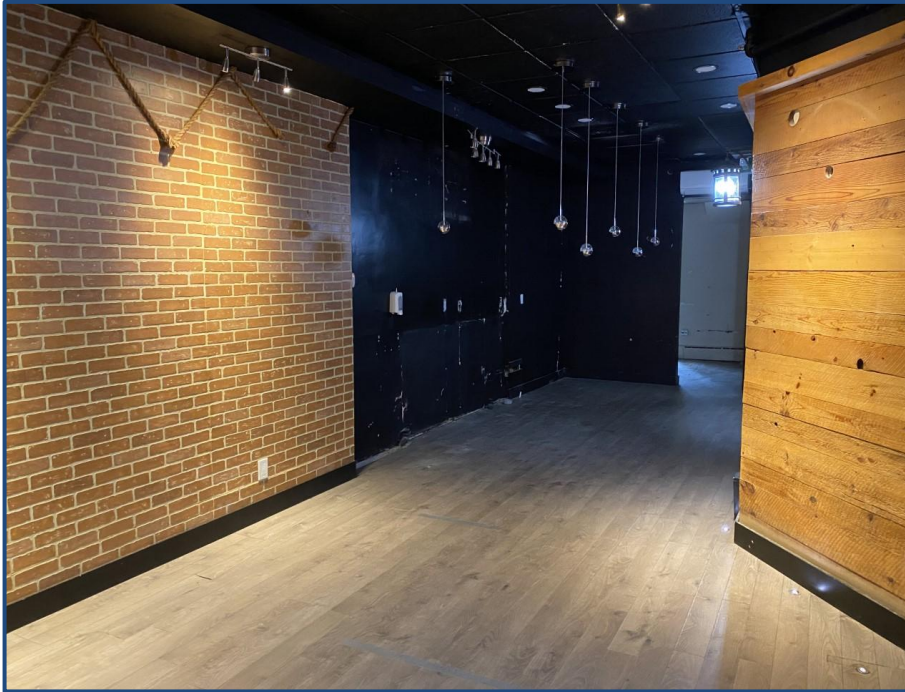
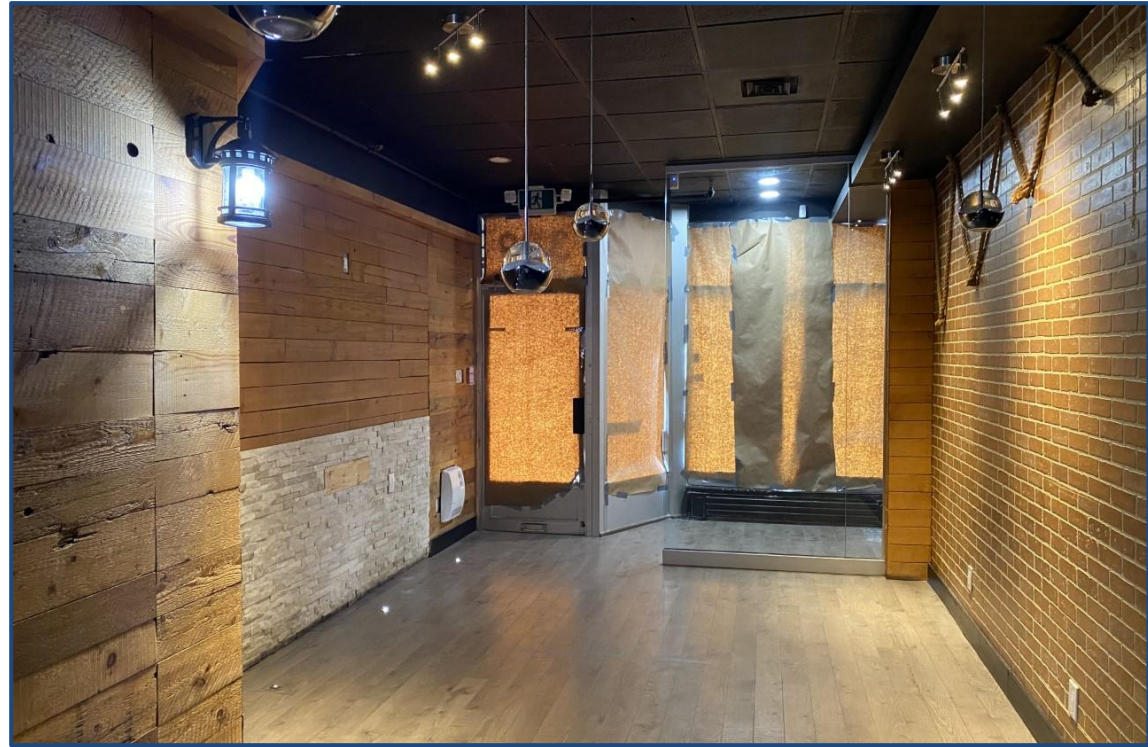


Baldwin St



Baldwin St

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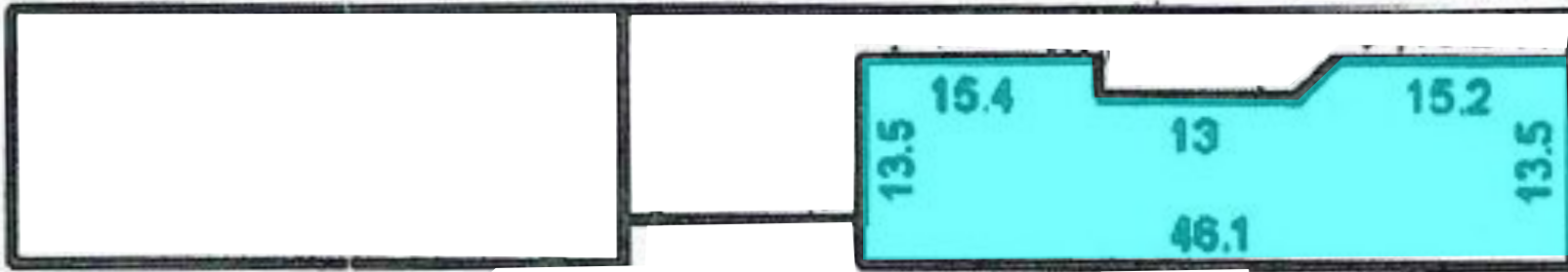


PHOTOS

399 SPADINA AVENUE | FOR LEASE



FLOOR PLAN



METROPOLITAN COMMERCIAL



Built on
Connections.

626 King St West
Suite 302
Toronto, ON
M5V1M7

416.703.6621

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