



PRIME DOWNTOWN
RETAIL OPPORTUNITY

**393 SPADINA
AVENUE**

FOR LEASE



METROPOLITAN
COMMERCIAL



PROPERTY OVERVIEW

Located steps from the busy College and Spadina intersection, the property at 393 Spadina Avenue is a rare, small format retail space in downtown Toronto and is in close proximity to the University of Toronto, Kensington Market and many other tourist destinations. This highly coveted boutique retail space further benefits from high pedestrian and vehicular traffic with two nearby TTC streetcar stops. Take advantage of prominent signage opportunity along Spadina Avenue as well as convenient access to Green P Parking.

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

DETAILS

Address	Size	Net Rent	TMI
393 Spadina Ave	814 SF	\$3,995/month	\$2,000/month

Average Household Income*



\$116,151

Total Population*



385,898

Projected 10-Year Population Growth*



+15.80%

PROPERTY OVERVIEW
393 SPADINA AVENUE





AREA MAP


393 SPADINA AVENUE

St George St

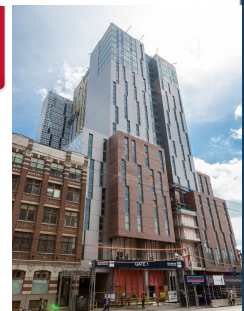


UNIVERSITY OF
TORONTO
60,595 Full-time Students


College St



Design Haus
166 Units



Campus One
840 Residences



College Condos
226 Units











The Waverly
189 Rental Units



Oxford St







www.tastycambroom.com

Huron St

Ross St

Beverley St

Cecil St

Nassau St

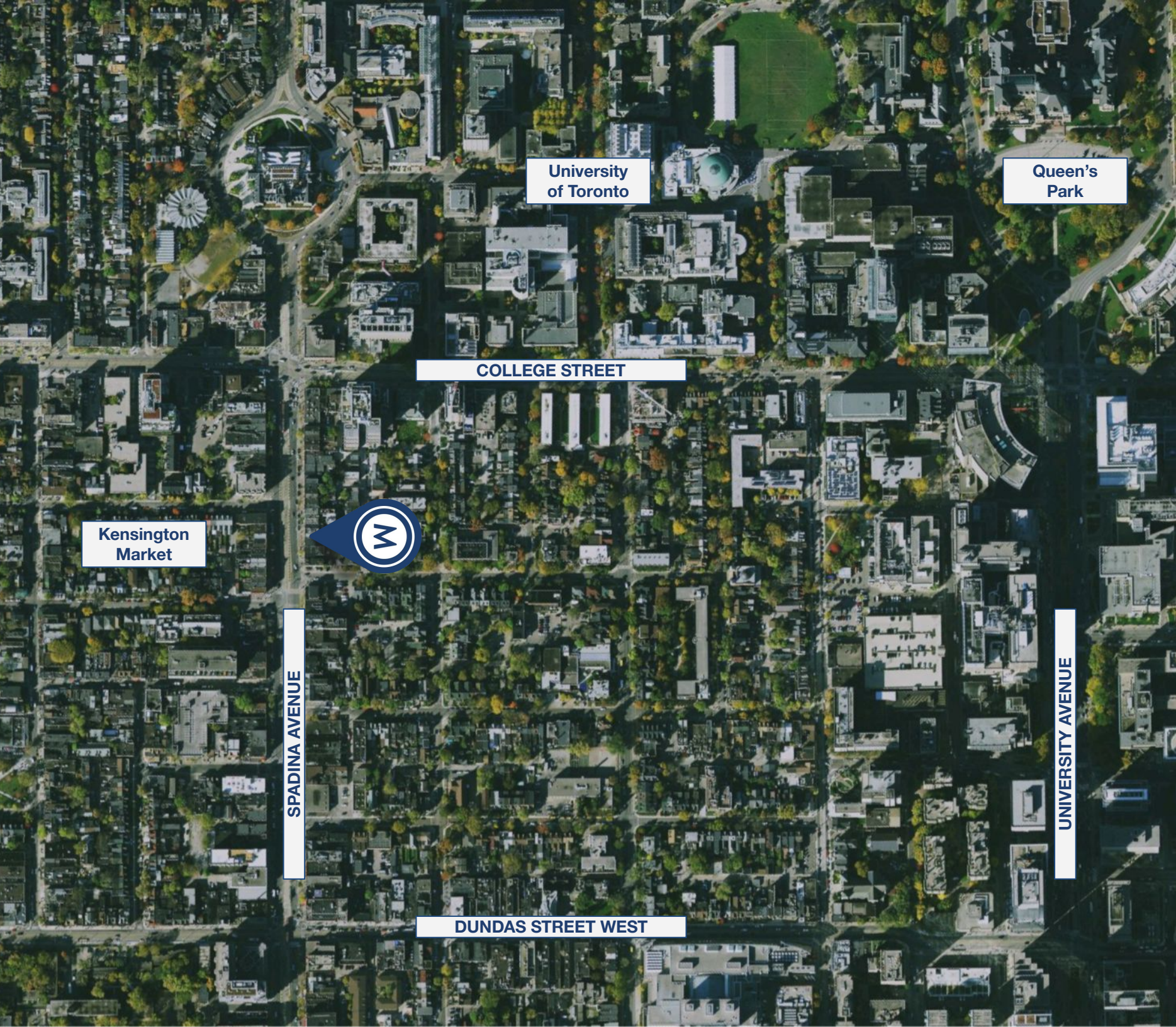
Spadina Ave



Baldwin St

Baldwin St





Kensington
Market

SPADINA AVENUE



COLLEGE STREET

University
of Toronto

Queen's
Park

DUNDAS STREET WEST

UNIVERSITY AVENUE



AERIAL
393 SPADINA AVENUE



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