

**FOR LEASE**

680 College St

Retail Space



**METROPOLITAN  
COMMERCIAL**

## PROPERTY DETAILS

LOCATION	Located on the corner of College St and Beatrice St, in the heart of Italy. <a href="#">CLICK HERE</a>
BUILDING AREA	Ground Floor - 1,820 SF
RENTAL RATE	\$55.00 PSF/YR Net
T.M.I.	\$15.00 PSF/YR (Estimated)
LOT AREA	2,293 SF
FRONTAGE	20 FT on College St
POSSESSION	Immediate

## PROPERTY SUMMARY

- Rarely available prime corner space on busy College St in the heart of Little Italy.
- Former restaurant with kitchen equipment available and spacious licensed patio along Beatrice St.
- Bright open space, featuring large storefront windows.
- High visibility and excellent pedestrian foot traffic in area.
- 2-minute walk to TTC streetcar.



# Spacious Licensed Patio





# CONNECTIVITY



BIKE SCORE OF 99

→ Daily errands can be accomplished on a bike



TRANSIT SCORE OF 89

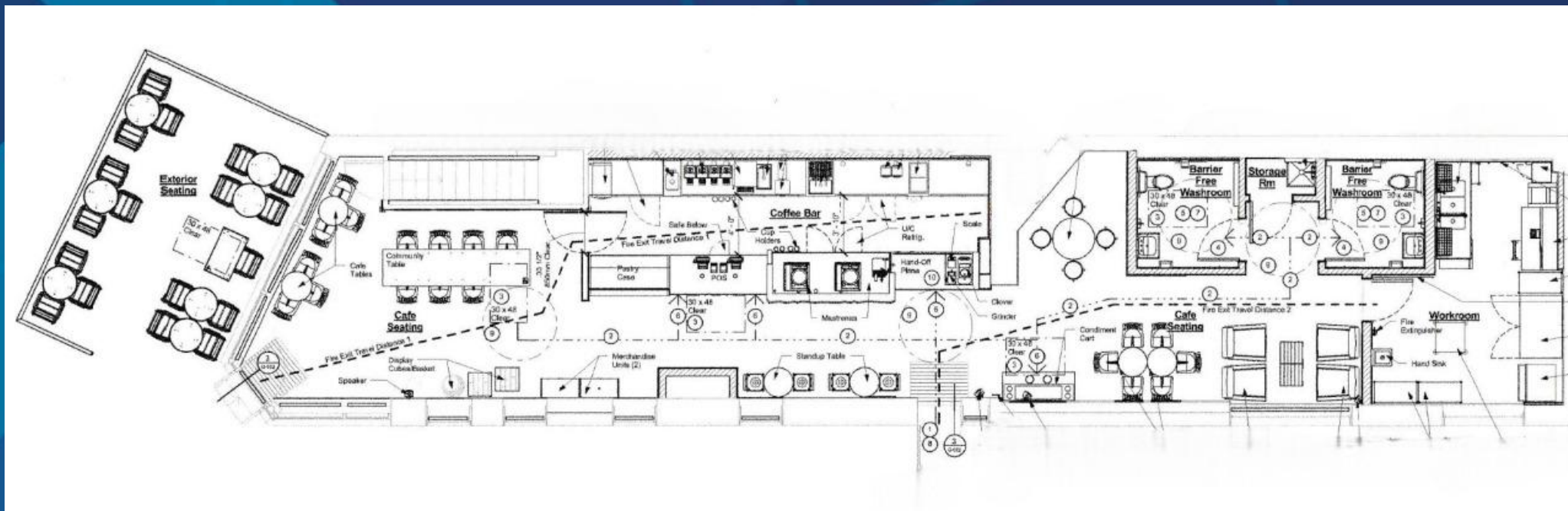
→ Convenient streetcar at door



WALK SCORE OF 96

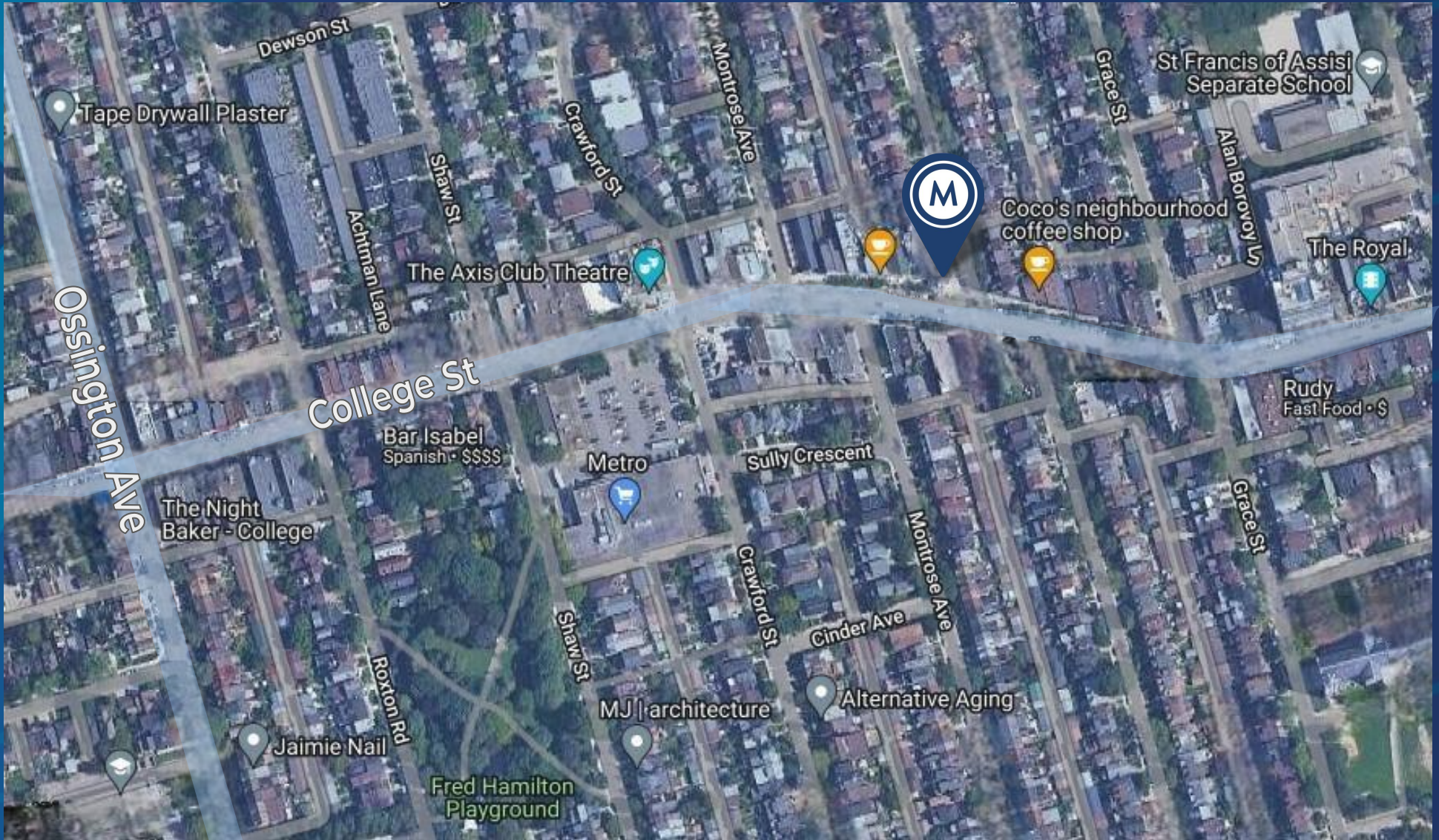
→ Daily errands do not require a car

# FLOOR PLANS





# AREA MAP







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## **CONTACT**

### **CLAIRE BLICKER**

Vice President

416.703.6621 x232

[claire.blicker@metcomrealty.com](mailto:claire.blicker@metcomrealty.com)

150 Beverley St | Suite 1 Toronto, ON | M5T 1Y5

416.703.6621

[www.metcomrealty.com](http://www.metcomrealty.com)

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