

466 QUEEN STREET WEST

Queen & Augusta

CBRE



Prime Retail Space for Lease

466 QUEEN STREET WEST

Queen & Augusta

Size: Ground: 3,655 sq. ft.
Second: 4,336 sq. ft. (optional)

Tentative
Occupancy: Q4 2019

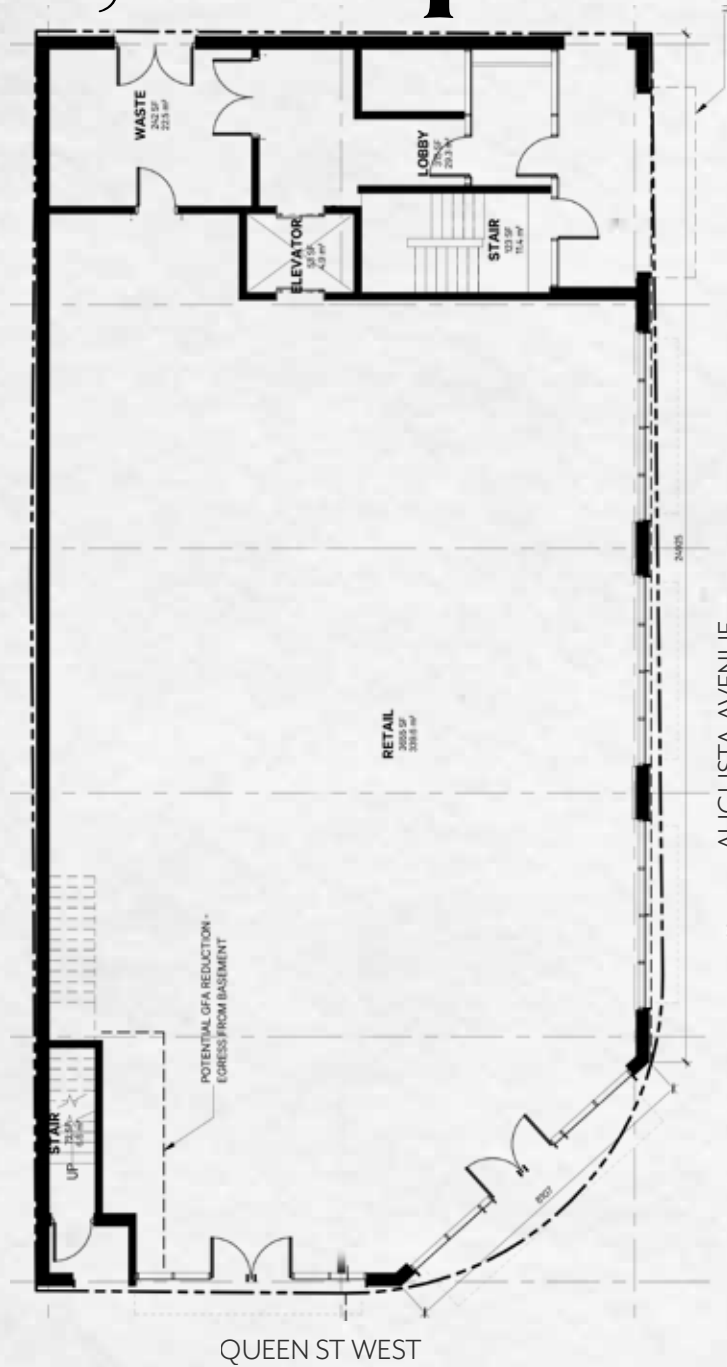
Price: Call listing agents to discuss

- Highlights:
- Building will be state-of-the-art and built-to-suit, featuring soaring retail ceiling heights and a modern facade
 - Located on a prime corner in the heart of Queen Street West, Toronto's premier shopping strip
 - Ground floor will be divisible and second floor options available as well as a full basement

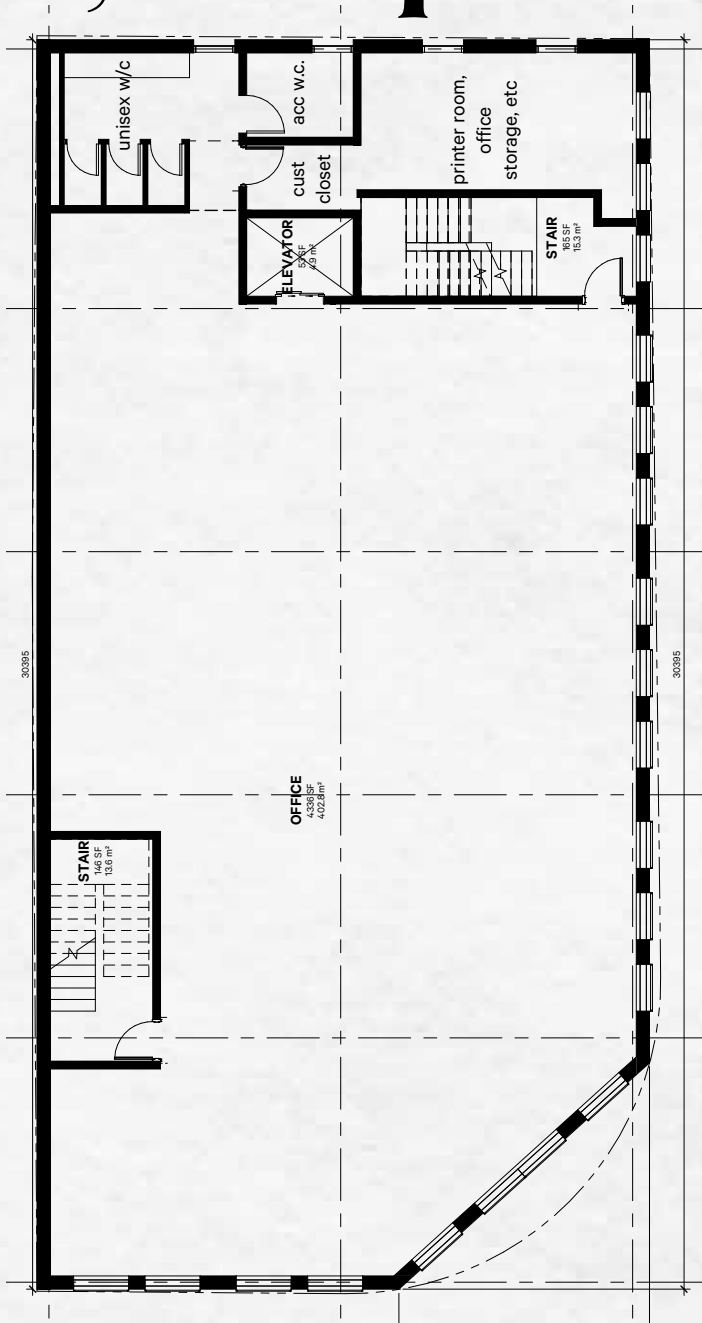
**UNBEATABLE
CORNER IN
THE HEART
OF QUEEN
WEST**



Ground Floor
3,655 sq. ft.



Second Floor
4,446 sq. ft.



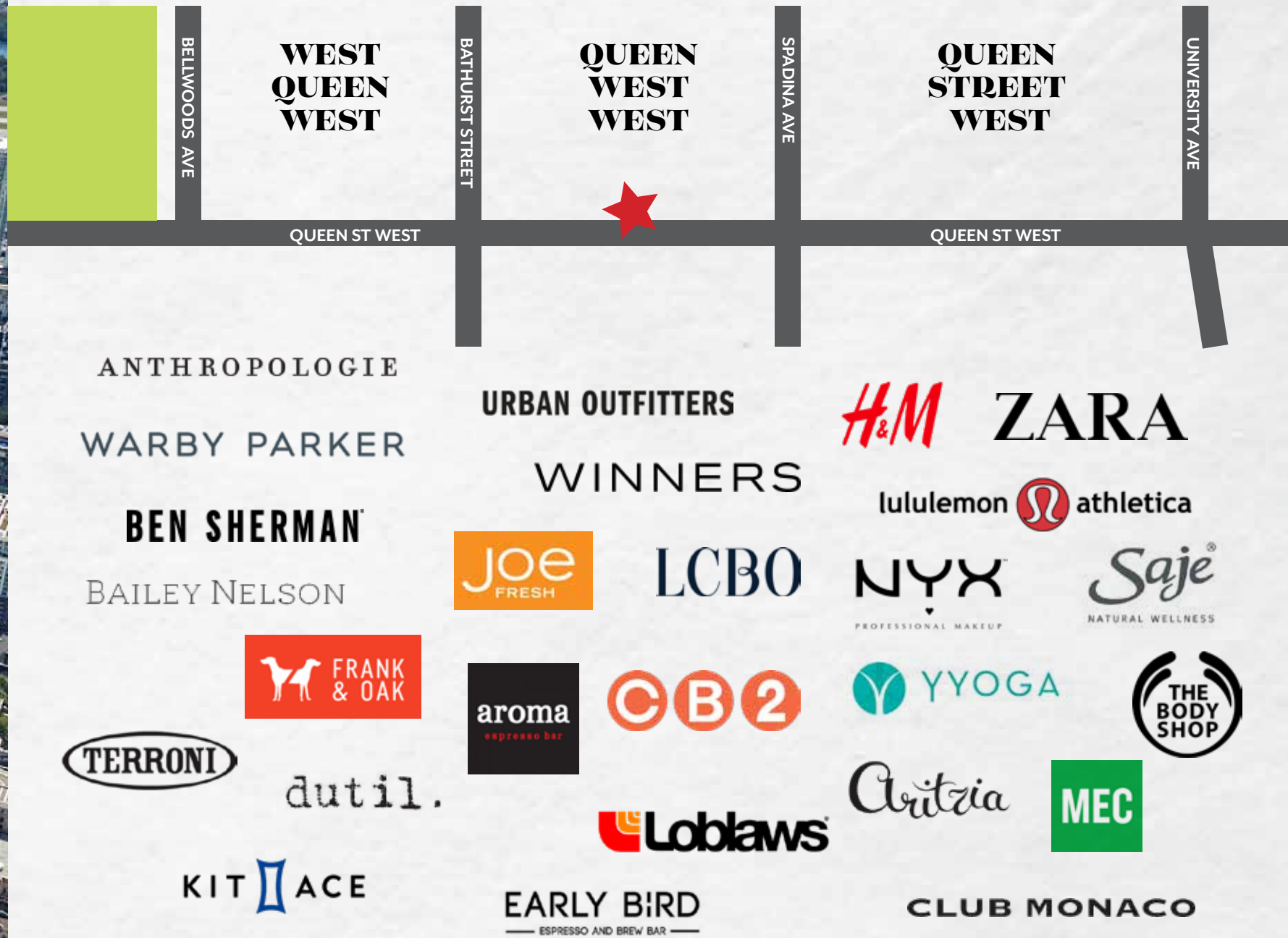
THE LOCATION

Queen Street West

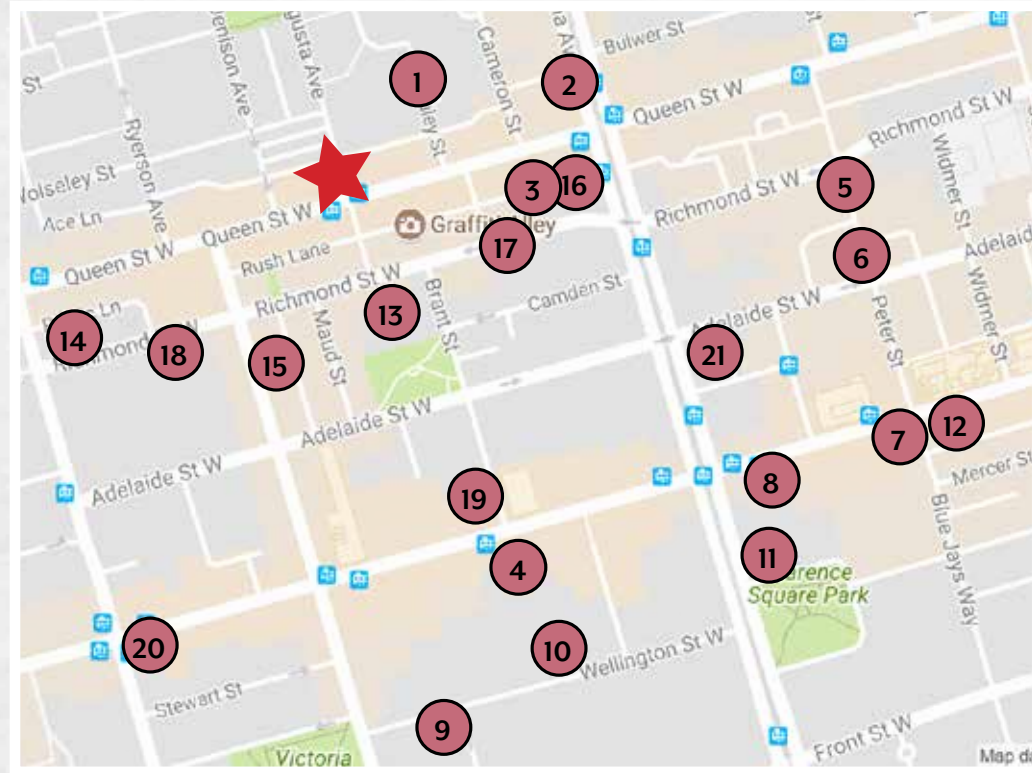
Often compared to Soho/Noho, Queen Street West is an international high street with a tenant mix comprised of trendy mid-market fashion brands, furniture stores, chic boutiques and restaurants catering to the under 40 media savvy urbanite. With vacancy rates in the Toronto Eaton Centre and Canada's other AAA super regional at historic lows, Queen Street has become a desirable location for first to market tenants offering more competitive rental rates and a better spread of available stores. This street is Toronto's second longest contiguous shopping destinations, next to Yonge Street and comprises of three distinct sections: Queen West, Queen West West, & West Queen West.



QUEEN STREET WEST | NOTABLE RETAILERS



NOTABLE NEW CONDOMINIUMS IN THE IMMEDIATE VICINITY OF 466 QUEEN ST WEST



- | | |
|--|--|
| <p>1 SQ2 Condos
Units: 169
Status: Under Construction</p> <p>2 170 Spadina Ave
Units: 159
Status: Pre-Construction</p> <p>3 James Condo
Units: 134
Status: Pre-Construction</p> <p>4 Westbank & Allied
Units: 500
Status: Pre-Construction</p> <p>5 Carlyle Condos
Units: 246, 435
Status: Pre-Construction</p> <p>6 Peter & Adelaide
Units: 696
Status: Pre-Construction</p> <p>7 Tux Condos
Units: 325
Status: Pre-Construction</p> <p>8 401-415 King West Condos
Units: 459
Status: Pre-Construction</p> <p>9 485 Wellington Street
Units: 136
Status: Pre-Construction</p> <p>10 Wellington House
Units: 129
Status: Pre-Construction</p> <p>11 57 Spadina Avenue
Units: 286
Status: Pre-Construction</p> | <p>12 King Blue Condos
Units: 913
Status: Under Construction</p> <p>13 Waterworks Redevelopment
Units: 299
Status: Under Construction</p> <p>14 The Harlowe
Units: 210
Status: Under Construction</p> <p>15 135 Portland St
Units: 117
Status: Pre-Construction</p> <p>16 450 Richmond St W
Units: 111
Status: Pre-Construction</p> <p>17 457 Richmond St W
Units: 139
Status: Pre-Construction</p> <p>18 543-553 Richmond St W
Units: 476
Status: Pre-Construction</p> <p>19 540-544 King St West
Units: 77
Status: Pre-Construction</p> <p>20 663 King St West
Units: 247
Status: Pre-Construction</p> <p>21 101 Spadina Ave
Units: n/a
Status: Pre-Construction</p> |
|--|--|

TOTAL NEW UNITS: ~6,263 units



AVG. HOUSEHOLD INCOME
\$110,345



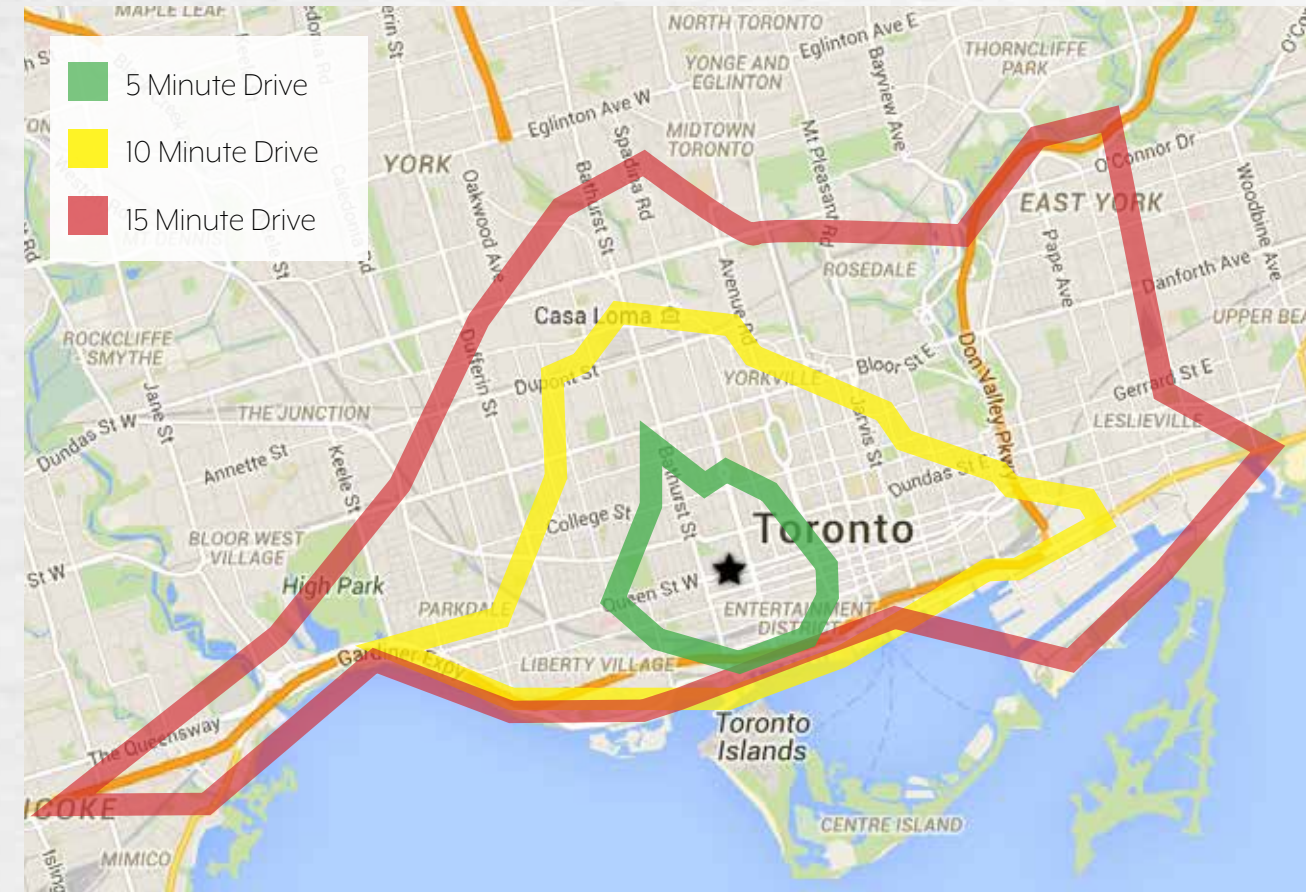
TOTAL POPULATION
32,944



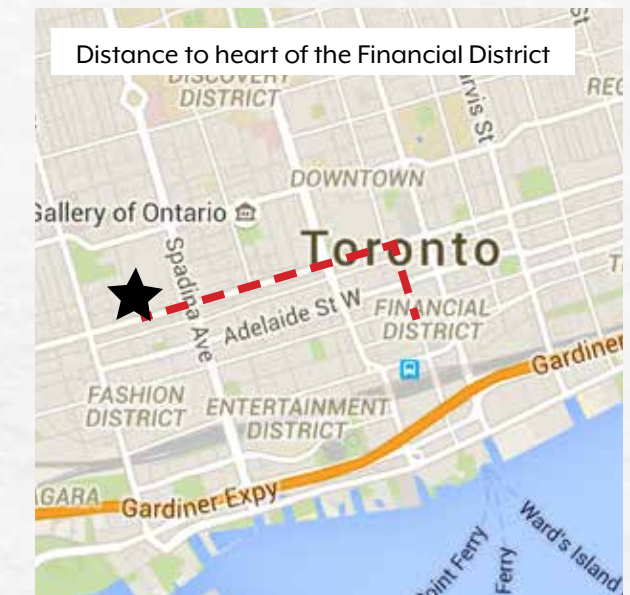
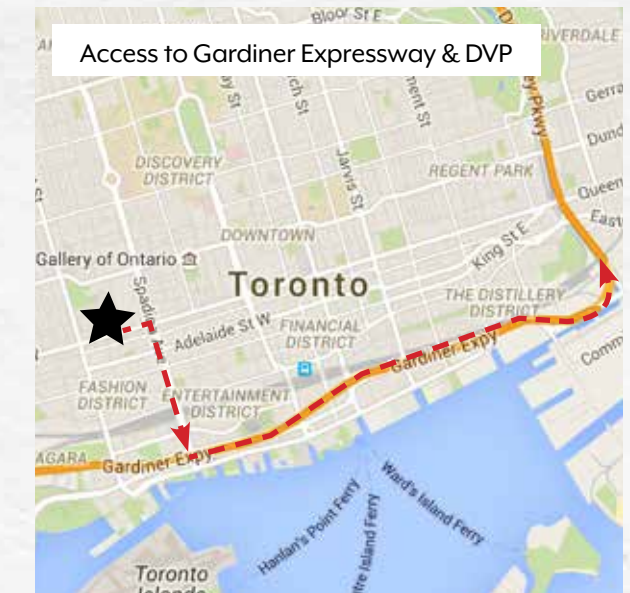
% POPULATION CHANGE
18.1%

*Within 0.5 miles of 466 Queen St West

SEAMLESS ACCESS TO DOWNTOWN TORONTO'S ARTERIAL HIGHWAYS



- » **GARDINER EXPRESSWAY** - 5 minute drive
- » **DON VALLEY PARKWAY** - Less than 10 minute drive
- » **FINANCIAL DISTRICT** - 5 minute drive



For more information
CONTACT

ARLIN MARKOWITZ*

Senior Vice President

416 815 2374

arlin.markowitz@cbre.com

ALEX EDMISON*

Vice President

416 874 7266

alex.edmison@cbre.com

JACKSON TURNER*

Sales Associate

416 815 2394

jackson.turner@cbre.com

TEDDY TAGGART

Sales Representative

416 847 3254

teddy.taggart@cbre.com

*Sales Representative

CBRE

This disclaimer shall apply to CBRE Limited, Real Estate Brokerage, and to all other divisions of the Corporation; to include all employees and independent contractors ("CBRE"). The information set out herein, including, without limitation, any projections, images, opinions, assumptions and estimates obtained from third parties (the "Information") has not been verified by CBRE, and CBRE does not represent, warrant or guarantee the accuracy, correctness and completeness of the Information. CBRE does not accept or assume any responsibility or liability, direct or consequential, for the Information or the recipient's reliance upon the Information. The recipient of the Information should take such steps as the recipient may deem necessary to verify the Information prior to placing any reliance upon the Information. The Information may change and any property described in the Information may be withdrawn from the market at any time without notice or obligation to the recipient from CBRE. CBRE and the CBRE logo are the service marks of CBRE Limited and/or its affiliated or related companies in other countries. All other marks displayed on this document are the property of their respective owners. All Rights Reserved.