

19 Bloor Street West

ICONIC CORNER RETAIL FOR LEASE



CBRE

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19 Bloor Street West Corner Retail for Lease

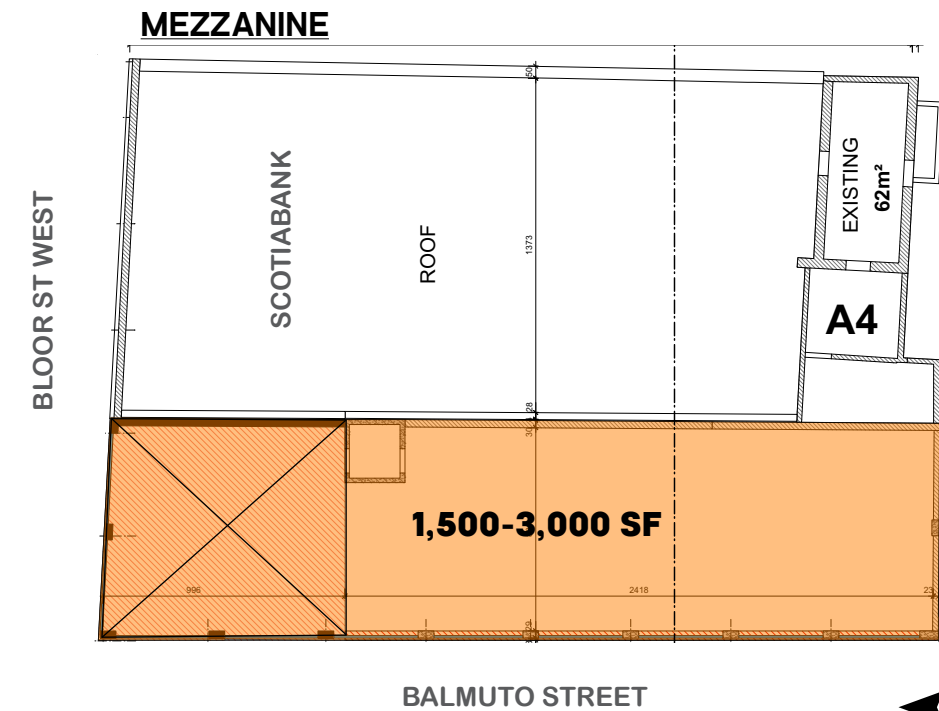
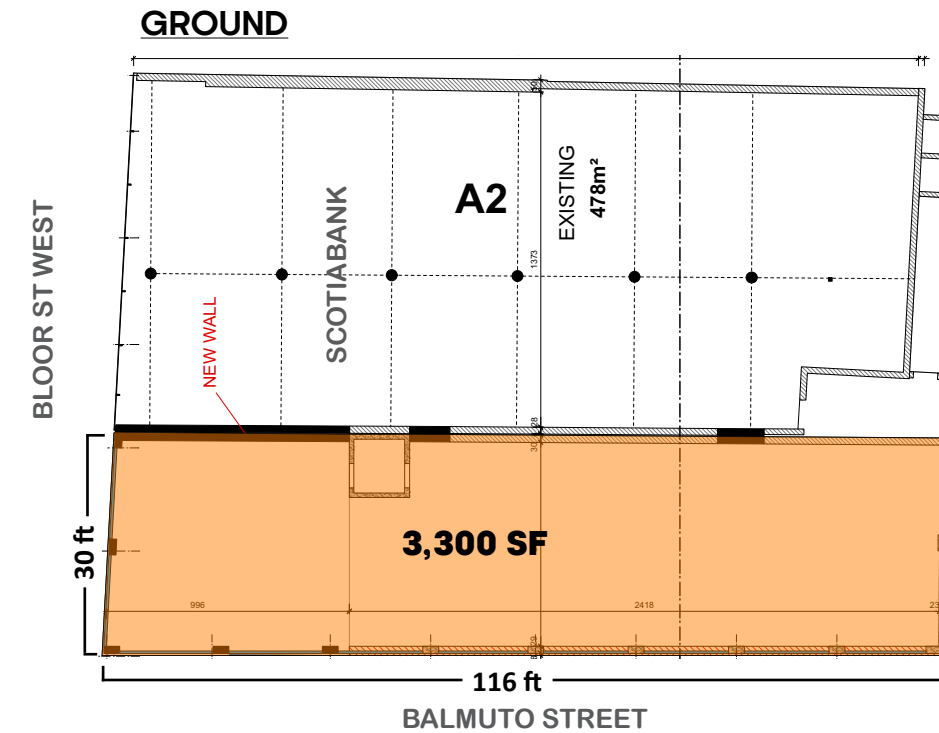
Size: Ground: 3,300 sq.ft.
 Mezzanine: 1,500 sq.ft.-3,000 sq.ft

Net Rent: Please contact listing agents

TMI: \$60.00 per sq.ft.

Available: Q3 2019

- Build-to-suite that will feature up to 30 ft ceilings and custom facade
- Immediate co-tenancy includes the Holt Renfrew Canadian Flagship and Eatly
- Near term co-tenancy includes Apple



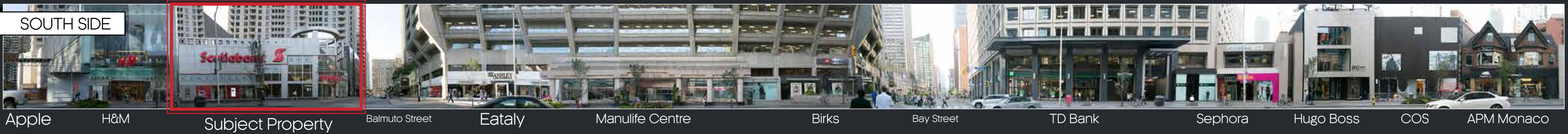
THE LOCATION BLOOR-YORKVILLE

The location sits on the prominent corner of Balmuto and Bloor in between Yonge and Bay, steps from the future home of Apple in "THE ONE" - an 80 storey condominium project currently under construction at the corner of Bay and Bloor. To the west of the property is the future home of Eataly underneath the epic Manulife Centre, which is across the street from the world renowned Holt Renfrew luxury flagship department store. 19 Bloor sits within very close proximity to other marquee Bloor-Yorkville area retailers such as Hermes, Sephora, COS, H&M and Aritzia.

The Bloor node has 2.3 million square feet of retail space and boasts the countries strongest PSF sales in the \$2,500 range for the strips best tenants. The vehicular and pedestrian traffic volumes are amongst the best in the city and are 48 and 41 thousand respectively.



NEIGHBOURING RETAILERS





21,365 people
within a 500 metre radius surrounding
19 Bloor Street West (2016)



13.6% increase
in population between 2016-2021,
bringing the population up to 24,266*



42,773 people
daytime population of people at
home and work*

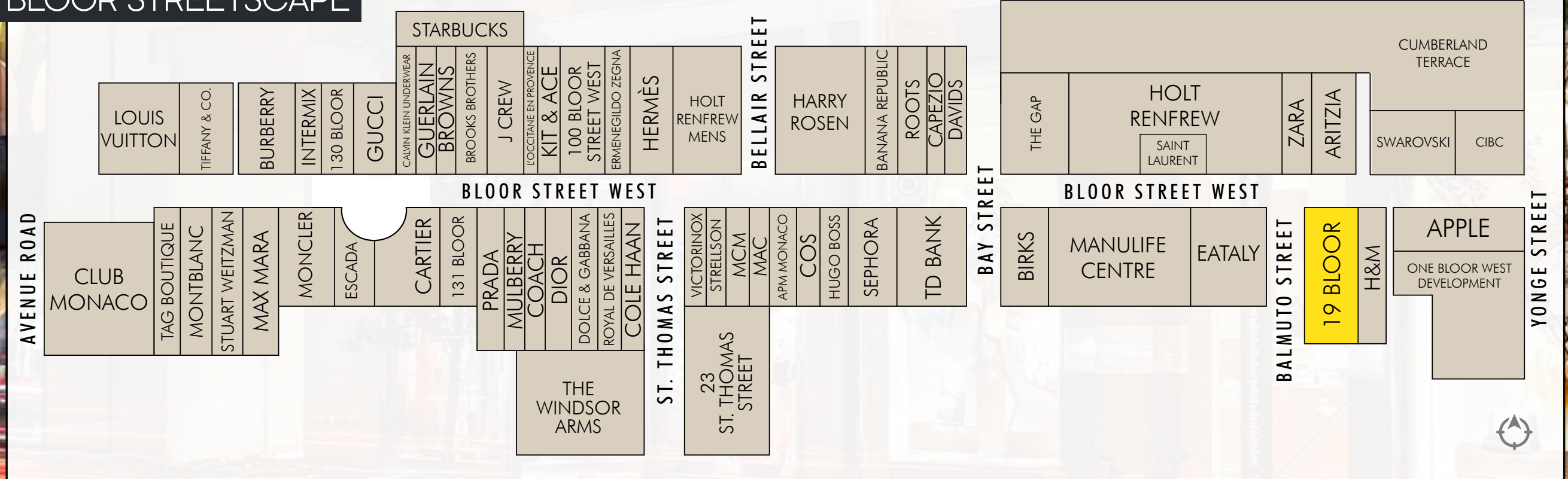


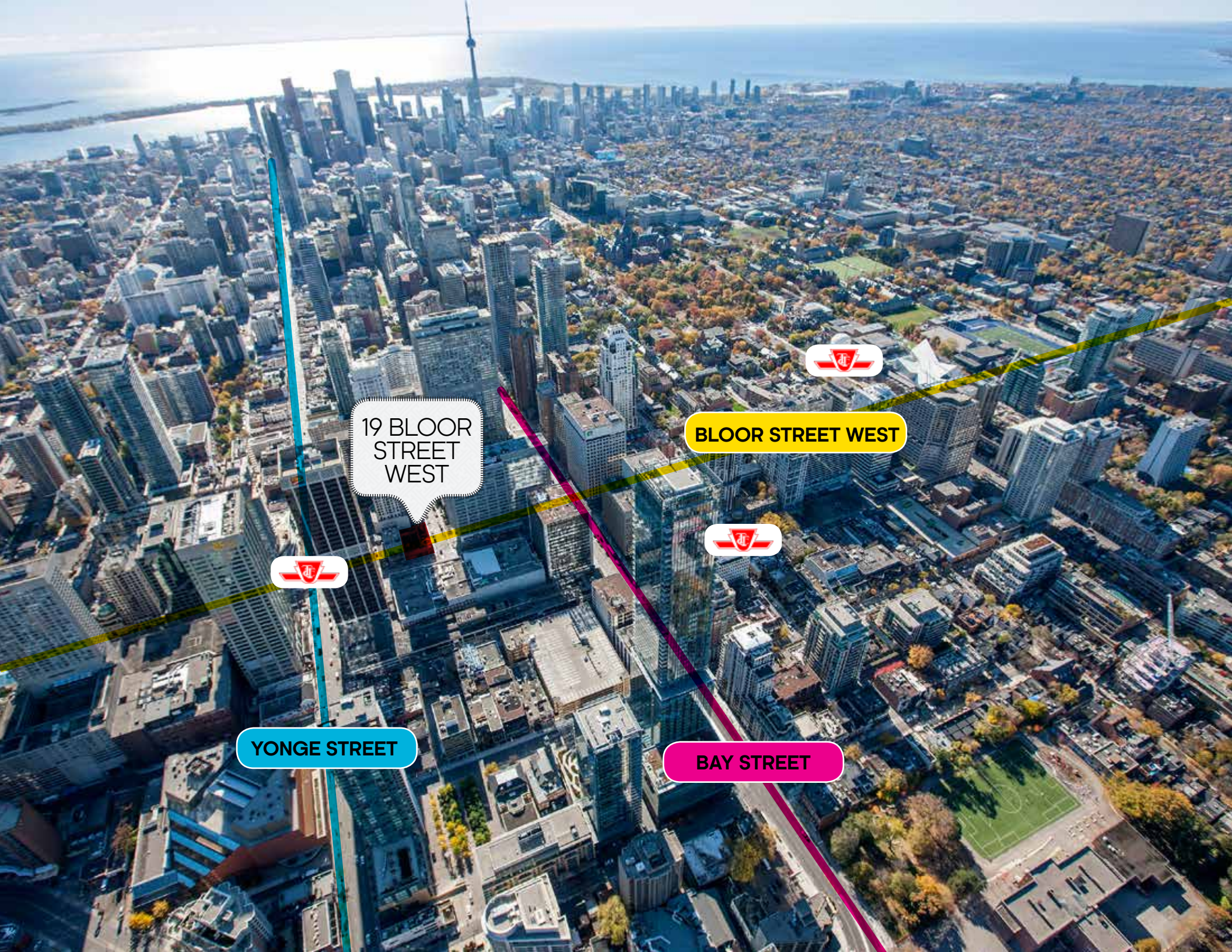
\$130,554
average household income, and
expected to increase to 160,937 by 2021*

*Within a 500 metre radius around 19 Bloor Street West (2016)



BLOOR STREETSCAPE



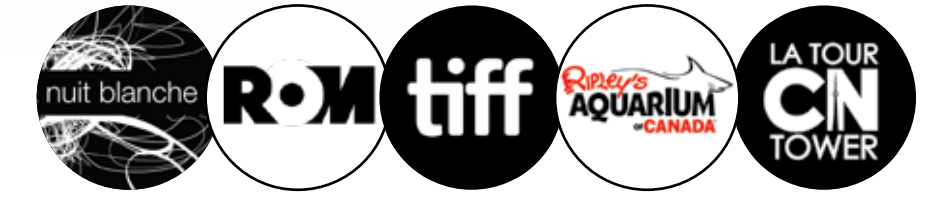


6.0 M
POPULATION IN THE GREATER TORONTO AREA

4TH LARGEST CITY IN NORTH AMERICA
"BEST PLACE TO LIVE"
THE ECONOMIST (2015)



MAJOR ATTRACTIONS



Exciting tourist attractions including Ripley's Aquarium, The CN Tower, Air Canada Centre and Rogers Centre drive an influx of consumer traffic downtown from throughout the GTA. Toronto is also a hotbed for culture with events such as The Toronto International Film Festival drawing 480,000+ attendees and Nuit Blanche drawing over 1 Million people, including 205,000 out of town visitors annually.

POPULAR SPORTS TEAMS



Toronto has some of the most popular and profitable sports teams in the major leagues. The Air Canada Centre, Rogers Centre and BMO Field where majority of these teams play, draws many locals and visitors to the downtown core.

WORLD CLASS HOTELS



With the recent development of numerous 5-star hotels in downtown Toronto including the Shangri La, Trump Hotel, Four Seasons and Ritz Carlton as well as notable boutique hotels such as The Thompson Hotel, Le Germain Hotel and SoHo Metropolitan Hotel, Toronto has become an exciting tourist destination for both domestic and international travelers attracting upscale clientele and increasing retail expenditures.

For more information regarding 19 Bloor Street West, please contact:

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