

The Well

BE PART OF TORONTO'S
NEWEST LIVE, WORK, PLAY COMMUNITY

ALLIED CBRE RIO★CAN

THE LOCATION

Bordering Front, Spadina and Wellington, it is a mixture of retail, commercial and residential space in downtown Toronto that will draw approximately 22,000 daily visitors, including the approximately 11,000 residents and employees that will live and work at The Well.



7,100

Pedestrians



22,600+

Vehicles



55,550

Commuters

Pass through the intersection of Spadina Avenue and Front Street.

----- Pedestrian Walkways

QUEEN
WEST

QUEEN STREET WEST

SPADINA AVENUE

KING
WEST

KING STREET WEST

THE WELL

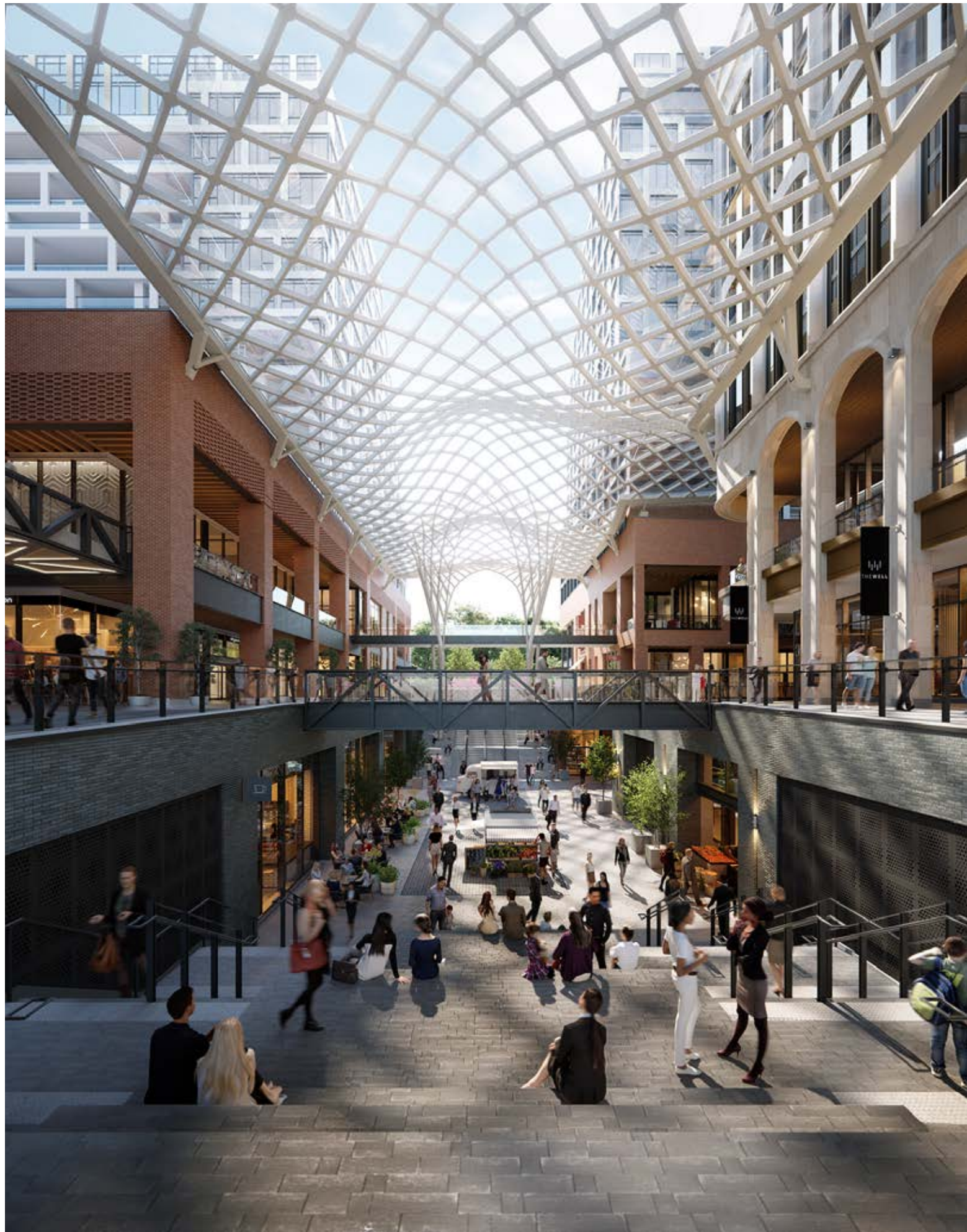
FINANCIAL
CORE

SCOTIABANK
ARENA

ENTERTAINMENT
DISTRICT

ROGERS
CENTRE

CITYPLACE



RETAIL AT

THE WELL

320,000 Sq. Ft.

OF RETAIL SPACE CONSISTING OF UNIQUE
RESTAURANTS, FASHION, FITNESS,
ENTERTAINMENT AND EXPERIENTIAL
RETAIL CONCEPTS

1.2 Million Sq. Ft.

OF OFFICE SPACE, HOUSING 8,000
ACTIVE WORKERS, MOSTLY IN THE TECH
INDUSTRY

1.5 Million Sq. Ft.

OF RESIDENTIAL CONSISTING OF 1,700
ON-SITE CONDOMINIUM AND APARTMENT
UNITS AND 3,000 RESIDENTS

Underground Parking

744 SPACES WITH VALET OPTIONS

70,000 Sq. Ft.

WORLD CLASS PUBLIC FOOD MARKET

DEMOGRAPHICS



72,819
POPULATION



+29%
POPULATION CHANGE
(94,209)

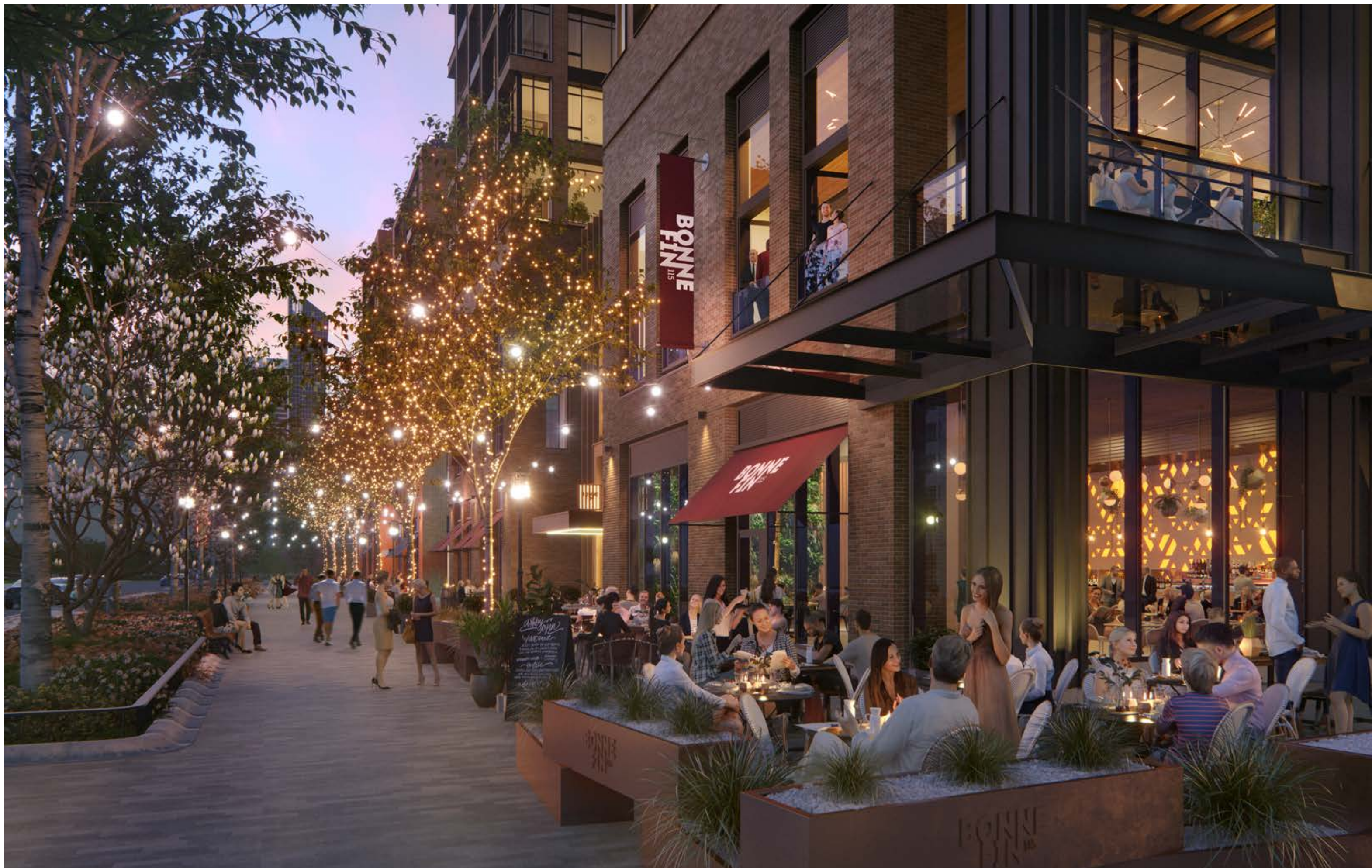


\$127,567
HOUSEHOLD INCOME

*Within The Well Trade Area (Environics Analytics Demostats from 2018 and projections for 2028)









What We Have Finalized

- Indigo: **16,034 SF**
- Oliver & Bonacini: **78,000 SF**
- Arcadia Earth: **17,501 SF**
- Sweat and Tonic: **24,000 SF**
- HealthOne: **15,000 SF**
- Shoppers Drug Mart: **16,000 SF**
- BMO & Scotiabank: **7,500 SF**
- Quantum Coffee: **3,000 SF**
- Tokyo Smoke: **2,555 SF**
- Bailey Nelson: **1,000 SF**
- The Bone & Biscuit: **1,100 SF**
- Live Well Dental: **2,600 SF**
- Fix Coffee + Bikes: **1,065 SF**
- Prince Street Pizza: **1,559 SF**
- Lumea: **3,363 SF**
- Maverick Barber Studio: **977 SF**
- Vie Nail & Beauty Salon: **1,316 SF**
- Mandy's: **1,756 SF**
- Adidas: **5,759 SF**
- Groovy Shoes: **1,402 SF**
- Etiket: **6,396 SF**
- Aisle 24: **1,761 SF**
- RoomSix: **1,221 SF**
- Suetables: **948 SF**
- Giotelli: **1,308 SF**
- L'Avenue: **3,282 SF**
- RBC Royal Bank: **4,642 SF**
- Black Rooster Decor: **2,563 SF**
- Structube: **7,903 SF**
- Accent & Co.: **1,014 SF**
- Mr. Surprise: **916 SF**
- Steel n Ink: **1,116 SF**
- Gotstyle: **3,053 SF**
- Le Cruiset: **1,127 SF**
- Design Republic: **3,739 SF**
- Blue Banana Market: **1,760 SF**
- Farzi Cafe: **5,736 SF**
- Frank And Oak: **2,722 SF**
- Sephora: **3,465 SF**
- Lululemon: **3,235 SF**
- Park and 5th Co.: **1,461 SF**

Total: 260,855 SF



Bailey Nelson



The Bone & Biscuit



Sweat and Tonic



Prince St. Pizza



Oliver & Bonacini



Quantum Coffee



Arcadia Earth



Fix Coffee + Bikes

GROUND FLOOR PLAN

- AVAILABLE
- OFFER STAGE
- LEASED
- IN DISCUSSIONS



SECOND FLOOR PLAN

- AVAILABLE
- OFFER STAGE
- LEASED
- IN DISCUSSIONS



LOWER GROUND FLOOR PLAN

- AVAILABLE
- OFFER STAGE
- LEASED
- IN DISCUSSIONS



WELLINGTON MARKET

The Well's 70,000 sq. ft. evolved food market is a unique culinary world brimming with fresh offerings, prepared food, and elevated fast casual options.

The entire market will be liquor licensed with a capacity for 4,200 people and will operate extended hours into the evenings.

There will be “activation space” embedded into the market to allow for events, concerts, comedy shows and other activities that will draw people to the market.

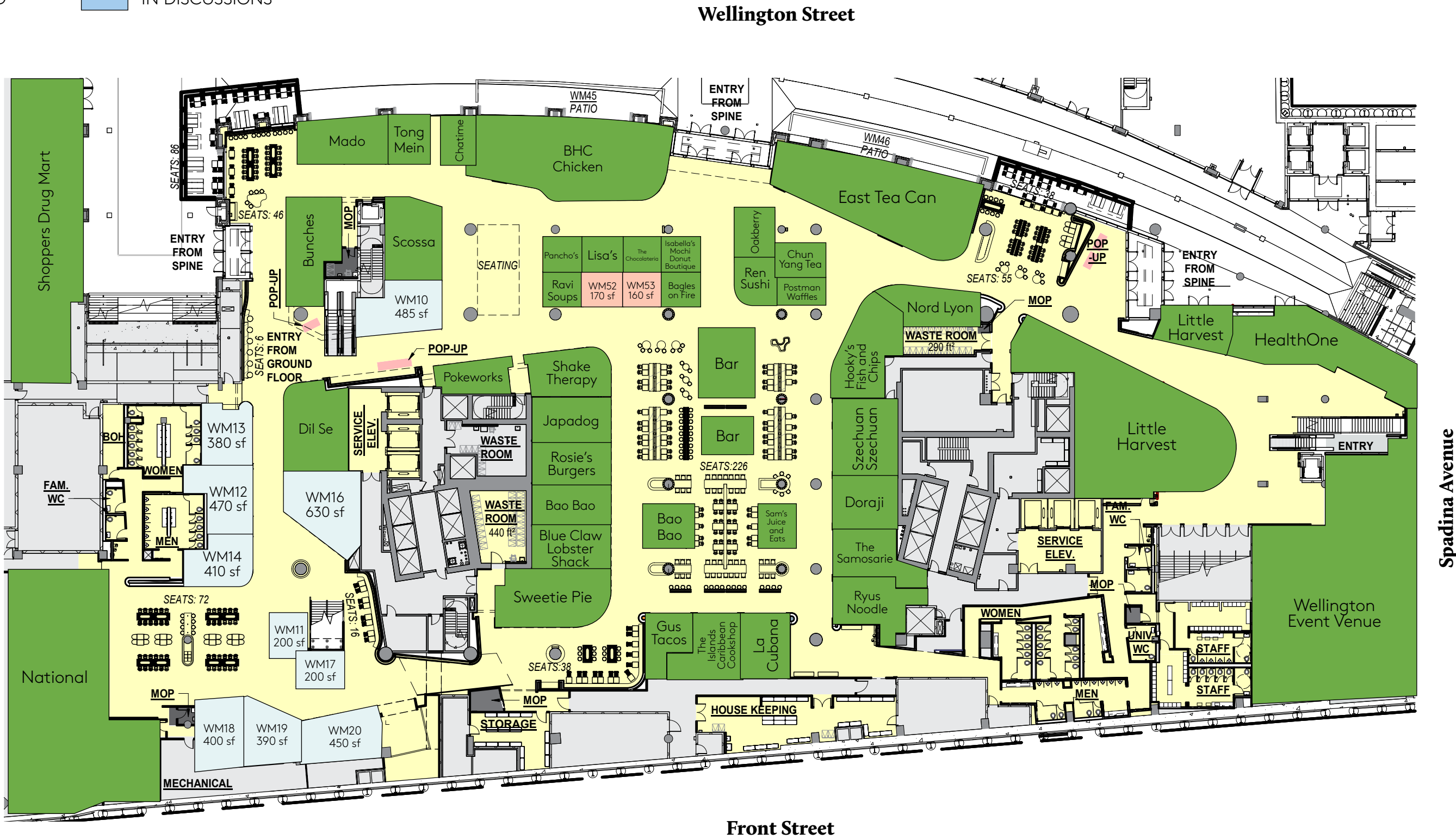
The Market will comprise of:

- 70,000 sq. ft.
- 35 fresh food vendors
- 16 prepared food kiosks
- 10 packaged food vendors
- 3 quick service restaurants
- 900 seats



WELLINGTON MARKET

- AVAILABLE
- OFFER STAGE
- LEASED
- IN DISCUSSIONS



LOADING DOCK

- AVAILABLE RETAIL STORAGE
- RETAIL GARBAGE
- LEASED
- RETAIL LOADING DOCK
- OFFICE
- SERVICE ELEVATORS



OFFICE SPACE LEASED TO NOTABLE TENANTS INCLUDING:



Index Exchange is a global advertising marketplace where premium digital media companies sell their ad impressions to programmatic buyers.



Spaces is a co-working provider, owned by Regus, a direct competitor of WeWork.



Founded in 1986, Quadrangle is a Toronto based architecture and interior design firm renowned for its client service resulting in long-term relationships. The firm’s portfolio spans the commercial, mixed-use, multi-unit residential, content media and retail markets, and includes specializations in area such as master planning, accessibility and sustainability.



Financeit is a market leading point-of-sale financing provider servicing the home improvement, vehicle and retail industries.



Konrad is a global digital agency and innovation firm that serves a world-class and diverse client base. They help their clients identify, plan for, and capitalize on digital opportunity wherever it is found. With a decade of experience delivering success and a global team of 250+ practitioners, Konrad is uniquely positioned to deliver on this madate.



Warner Music Group (WMG) brings together artists, songwriters, and entrepreneurs that are moving entertainment culture across the globe. It operates in more than 70 countries through a network of affiliates and licensees.



Netflix is a subscription-based streaming service that allows members to watch TV shows and movies without commercials on an internet-connected device.



Best known for its eponymous brand of industry-best vacuum cleaners, Dyson also sells award-winning hand dryers, bladeless fans, heaters, and hair dryers. British inventor James Dyson founded the company in 1991.



Unity is an online platform company that specializes in virtual and augmented realities, most well known for developing the technology and platform for Pokemon Go.



Intuit Inc. is an American business software company that specializes in financial software. Intuit is the financial platform behind TurboTax, QuickBooks, Mint, Credit Karma, and Mailchimp. TurboTax, QuickBooks, Mint.



PointClickCare is uniting the richest, post-acute data set with the most expansive, full-continuum network, giving care teams immediate, point-of-care access to deep, real-time insights at any stage of a patient’s healthcare journey. PointClickCare offers a single platform that spans care settings to enhance care transitions between visits, patient management within visits, and network optimization across visits.



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