

CBRE

275
KING EAST



6,411 SQ. FT. OF PREMIUM RETAIL FOR LEASE

CBRE LIMITED, REAL ESTATE BROKERAGE | 145 KING STREET WEST | SUITE 1100 | TORONTO, ON M5H 1J8 | 416 362 2244 | WWW.CBRE.CA



Sleek, CONCRETE & GLASS
DOUBLE-HEIGHT BUILDING

275 King Street East

SIZE: GROUND: 3,473 sq. ft.
MEZZANINE: 2,938 sq. ft.
TOTAL: 6,411 sq. ft.

NET RENT: \$28.00 per sq. ft.

ADDITIONAL RENT: \$20.00 per sq. ft.

AVAILABLE: Immediately

COMMENTS:

- Highly sought-after location on the best stretch of King Street East
- Immediate proximity to several major office buildings, George Brown College and the St. Lawrence Market
- Character space with a soaring double-height ceiling at entrance
- Mezzanine level has access to both passenger elevator and freight elevator
- Features a 24 ft. high loading dock with a large indoor area
- One reserved underground parking space for \$250/month
- Great fit for a wide array of commercial uses; retail showroom, fitness, office, fine dining restaurant, etc.

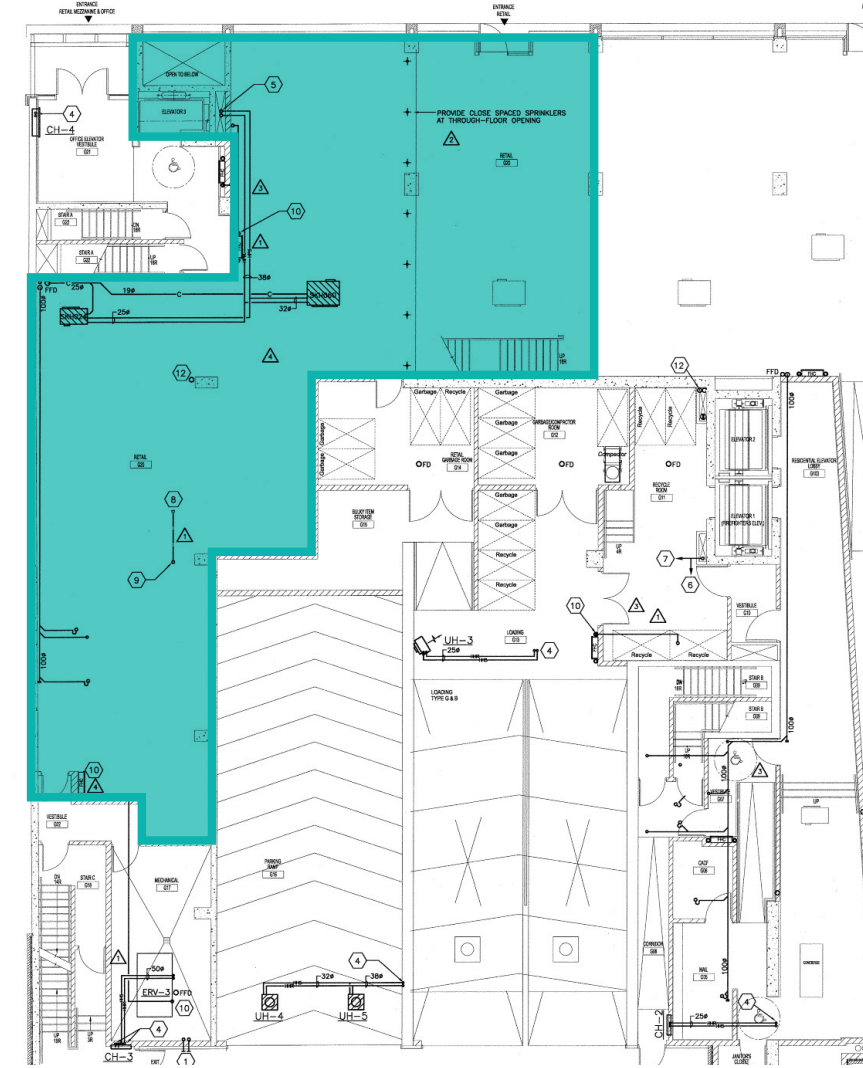
RETAIL FOR LEASE



GROUND

3,473 SQ.FT.

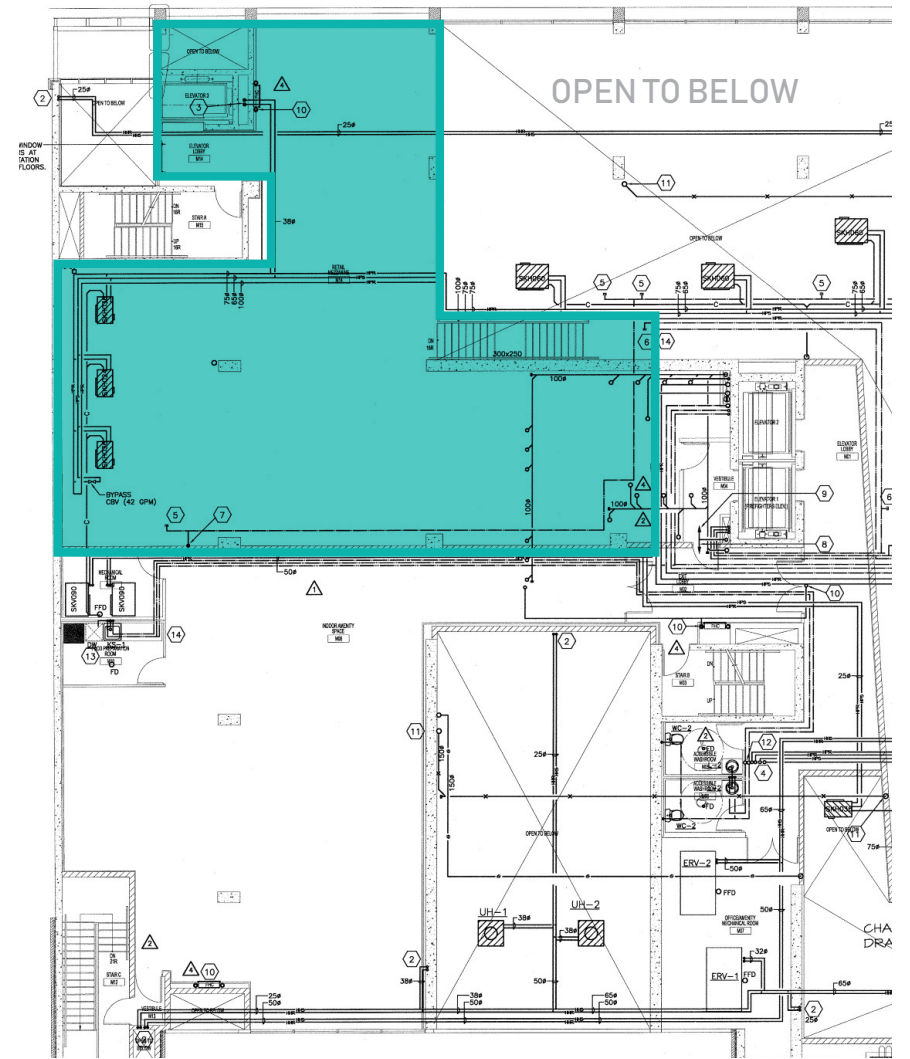
King Street East



MEZZANINE

2,938 SQ.FT.

King Street East



RETAIL FOR LEASE

INTERIOR IMAGES



RETAIL FOR LEASE

The Location

275 King Street East is located on the south west corner of King East and Princess Street in the heart of Toronto's King East Design District (KEDD). The KEDD is a neighbourhood in the heart of Old Toronto, encompassing many thriving businesses including numerous furniture design stores, restaurants cafes and independent shops. This neighbourhood is home to many of Toronto's oldest and most beautiful heritage buildings.

275 King Street East is adjacent to George Brown's downtown campus and around the corner from the St. Lawrence Market, a top tourist attraction and known as one of the world's best food markets.

Neighbourhood Growth

The neighbourhood has seen many new developments completed and underway in the Corktown, East Bayfront and Cabbagetown areas. The area surrounding 275 King East is experiencing one of the highest growth rates in commercial and residential growths in Canada. Some of the most notable developments within the immediate area include First Gulf's 60 acre, 12 million sq. ft. East Harbour Development and Google's Sidewalk Labs project set to add 2,500 residential units.

Connectivity

The Property is located directly on the 504 King Street West streetcar line and is within walking distance to the King subway station. The Financial Core is a 5 minute streetcar ride away or less than 10 minutes walk. Access to the Gardiner Expressway is minutes away via Jarvis Street.



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