

557-563 KING



High Profile Retail/Restaurant Space
in the Heart of King West

Retail for Lease

GROUND: 4,741 sq. ft.

SECOND: 4,762 sq. ft.

BASEMENT: 2,796 sq. ft.

TOTAL: 12,299 sq. ft. + potential patio on King

NET RENT: Please call listing agents

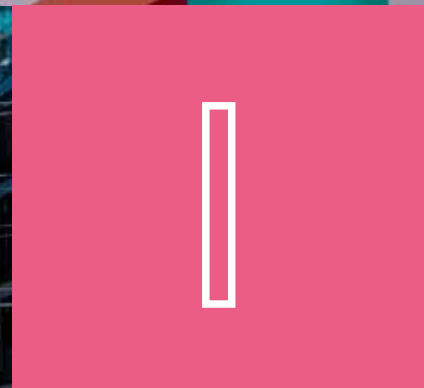
TMI: \$17.00 per sq. ft.

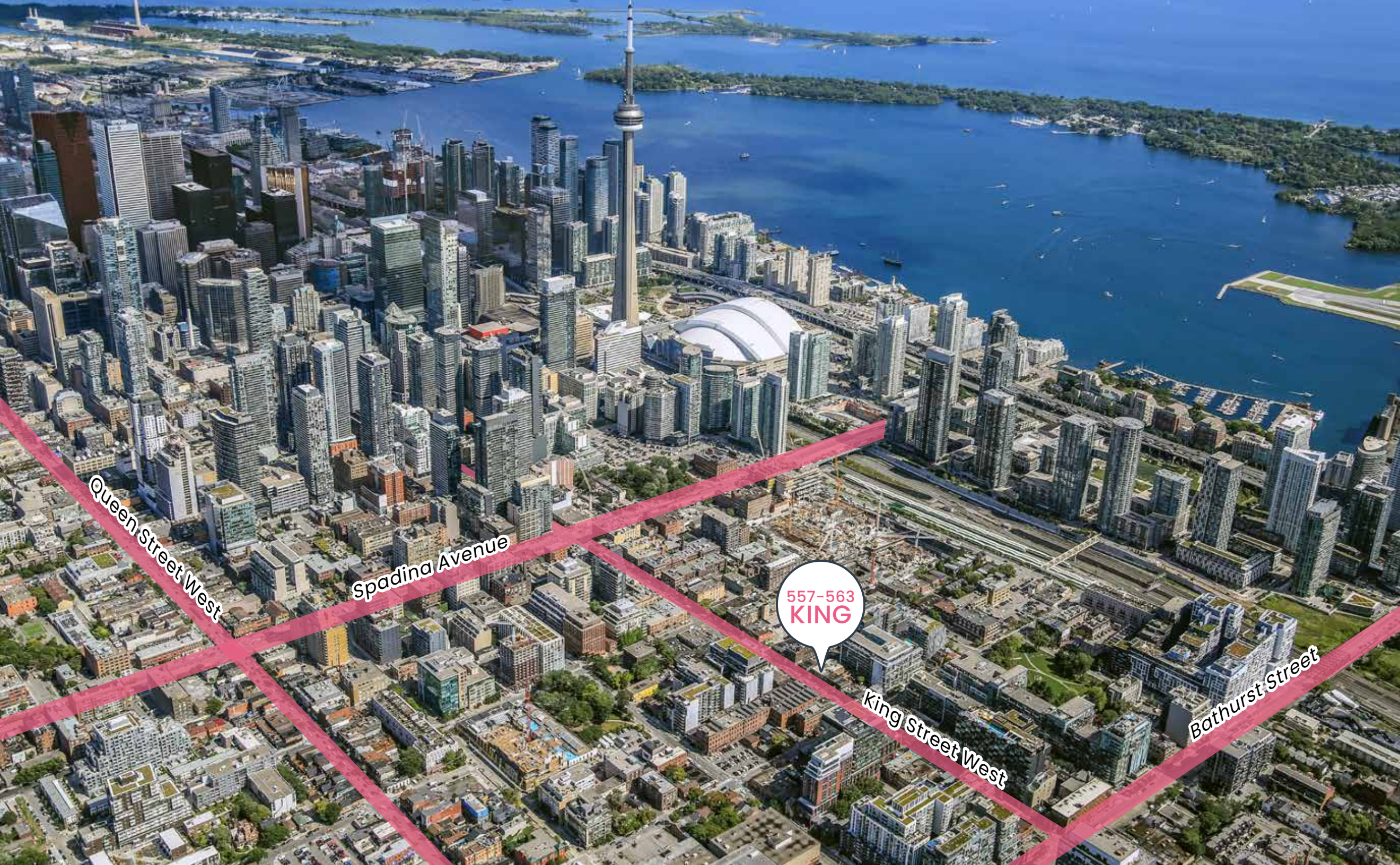
AVAILABLE: Please call listing agents

- Located on King Street West between Portland & Brant in the city's most dynamic market where fashion and food intersects with tech office, finance and high density residential
- Some restaurants in the area have sales volumes over \$1,500 per sq. ft. with numerous operators doing between \$5-\$10 million in sales
- Neighbouring traffic generators include The Well, Buca, Patagonia, Soul Cycle, Gusto 101, Susur Lee, etc.

557-563 KING





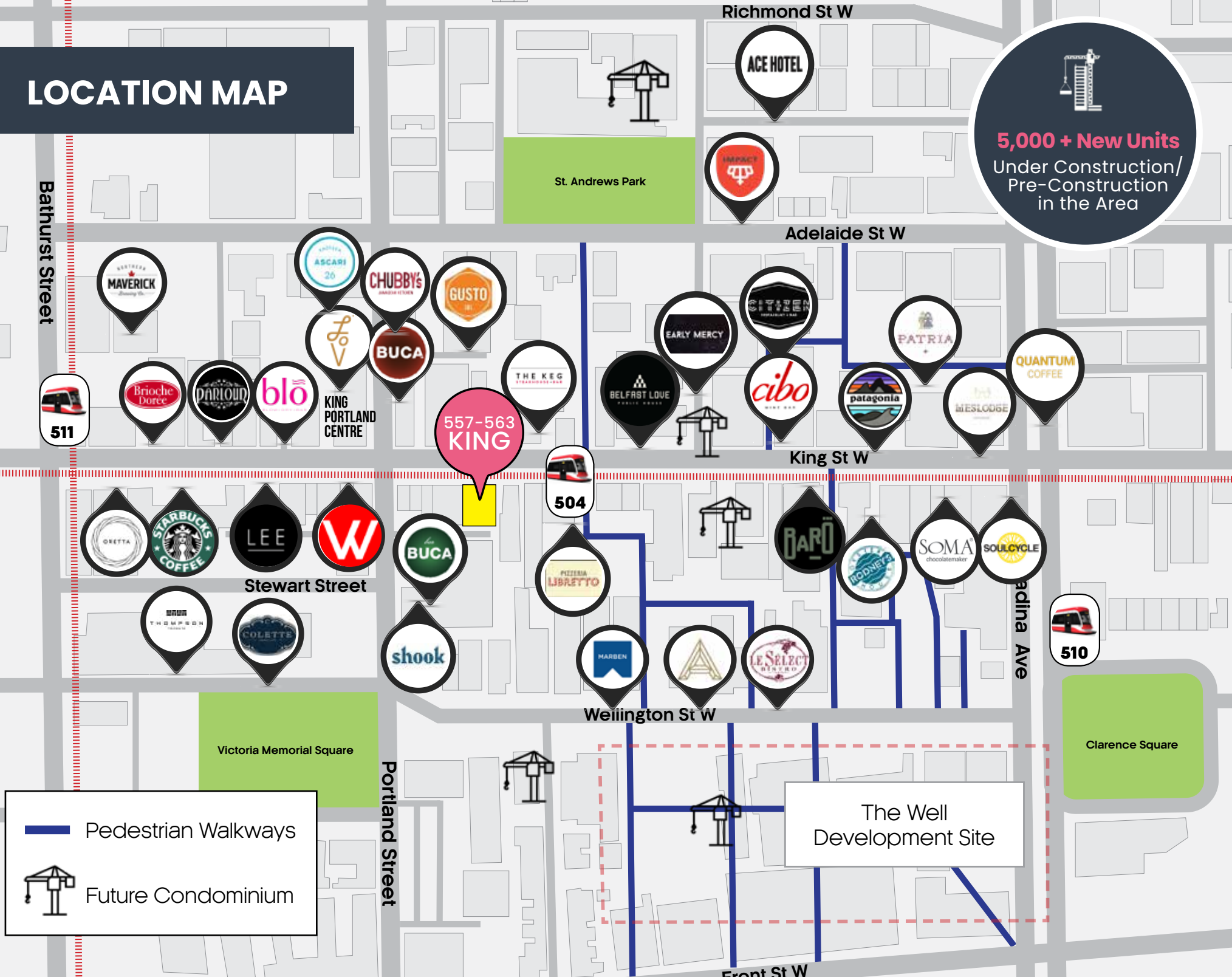


King Street West the city's only true 24/7 district

King Street West is Toronto's most dynamic retail environment, known for the city's largest concentration of restaurants, theatres and nightlife. It has seen an increase in the diversification of retail uses, leveraging one of the largest residential development cycles in Canadian history. 563 King Street West is located on the best section of the strip, surrounded by some of Toronto's most popular restaurants and bars.

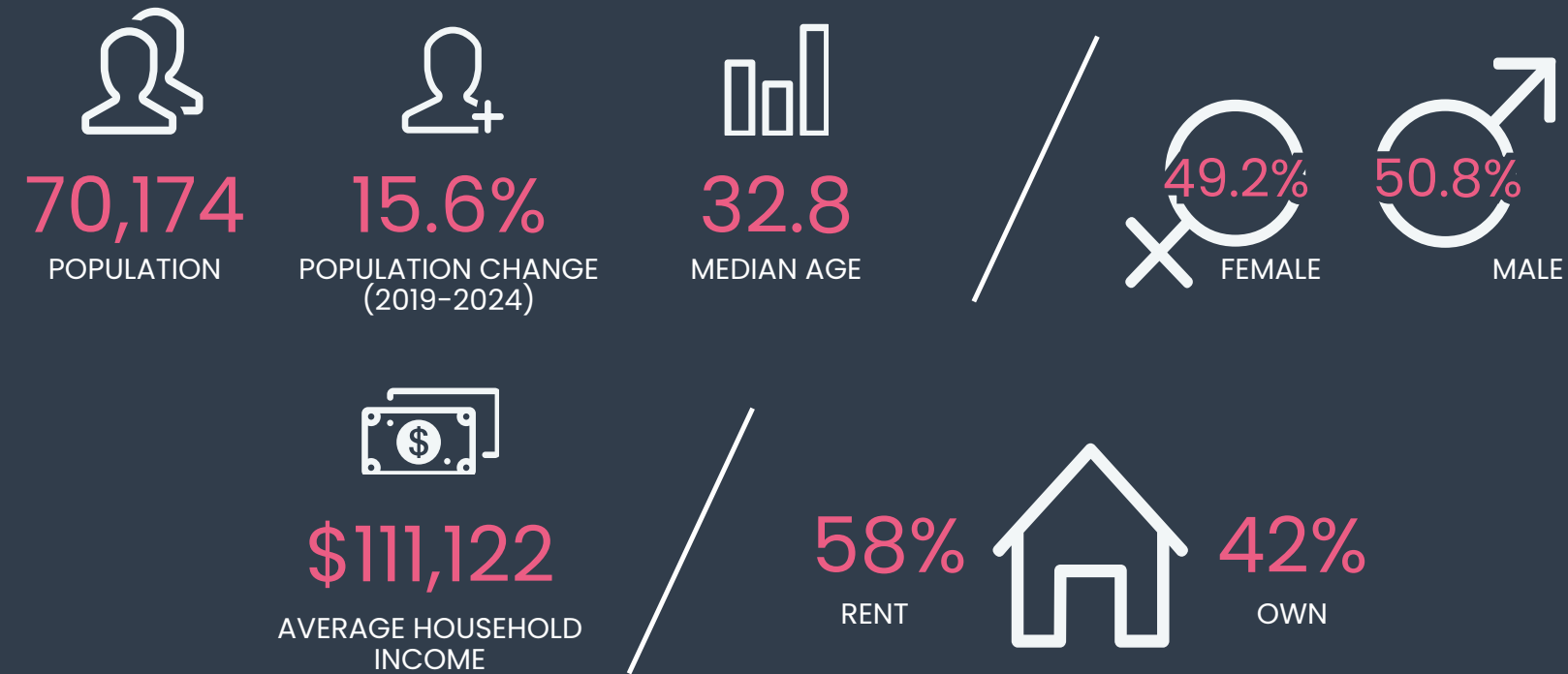
The Downtown West Toronto office market has the lowest vacancy rate in North America, boasting millions of SF of character brick-and-beam space, adding excellent foot fall to the King West retail environment.

LOCATION MAP



Demographic Snapshot

1 KM RADIUS



KING WEST CONSUMERS

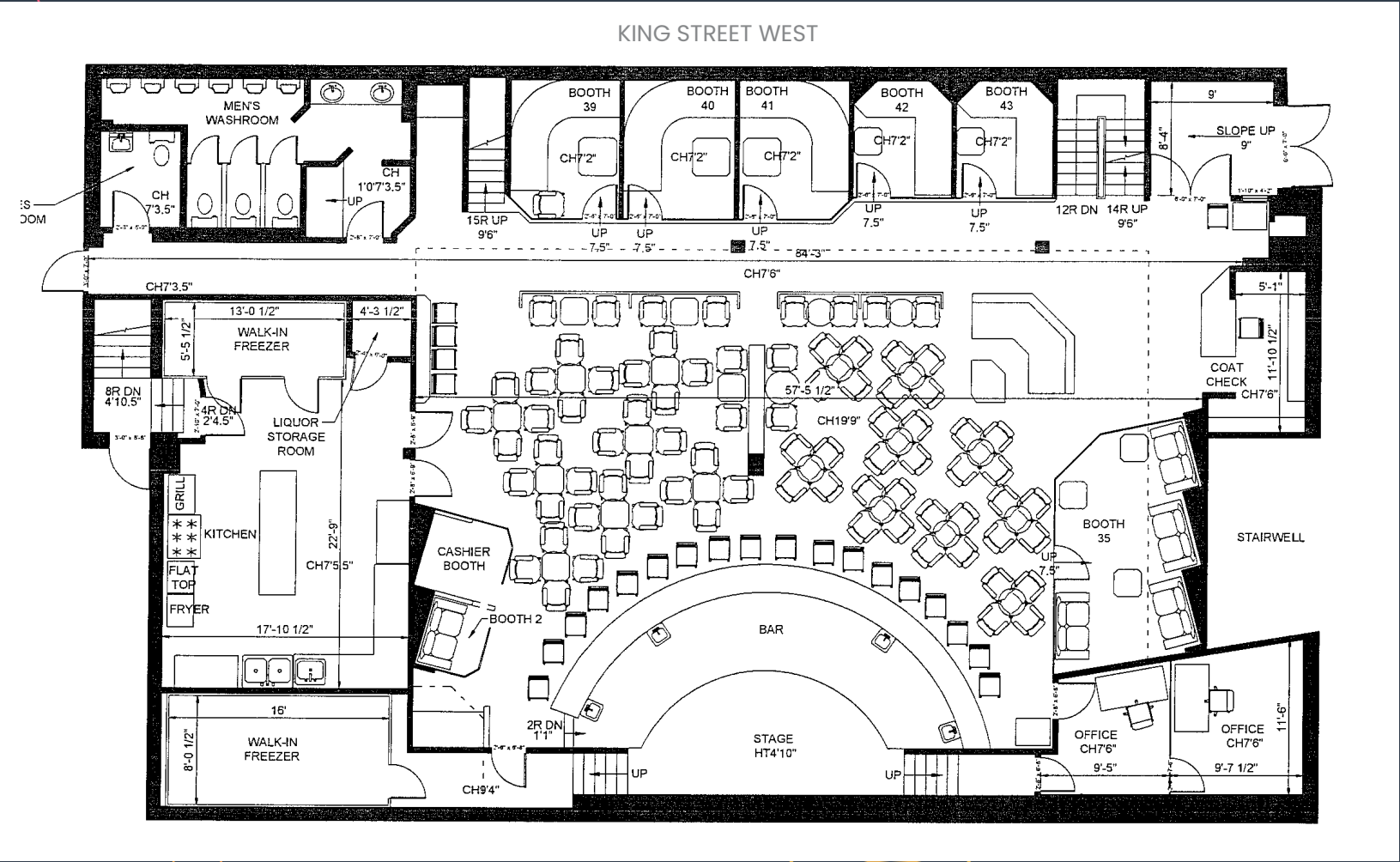


Young, Well Educated City Singles

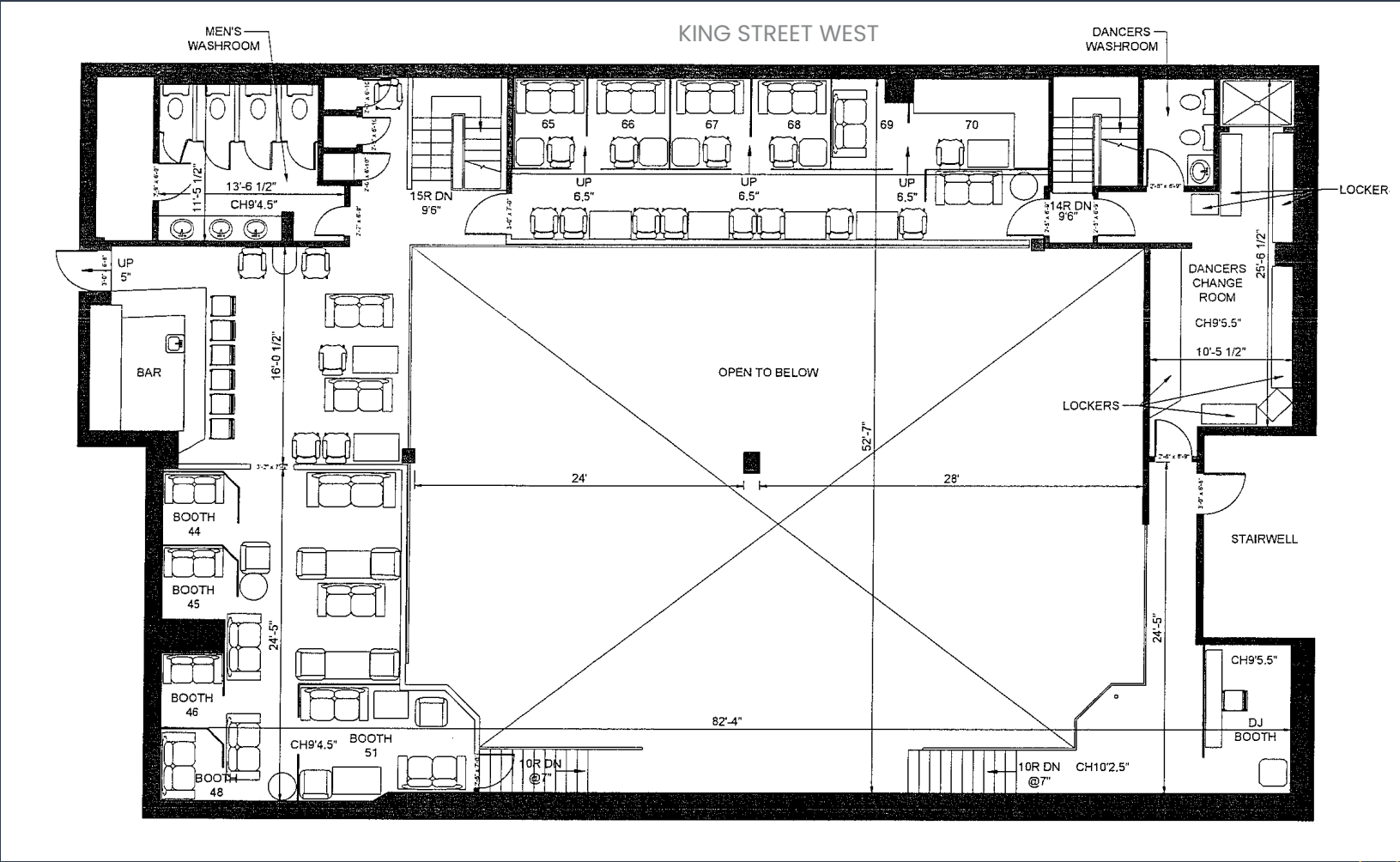
King West's mix of converted industrial, posh condos and trendy restaurants host a variety of consumers collectively seeking the contemporary urban experience. A convenience-based lifestyle, with a desire to associate with progressive and creative brands.



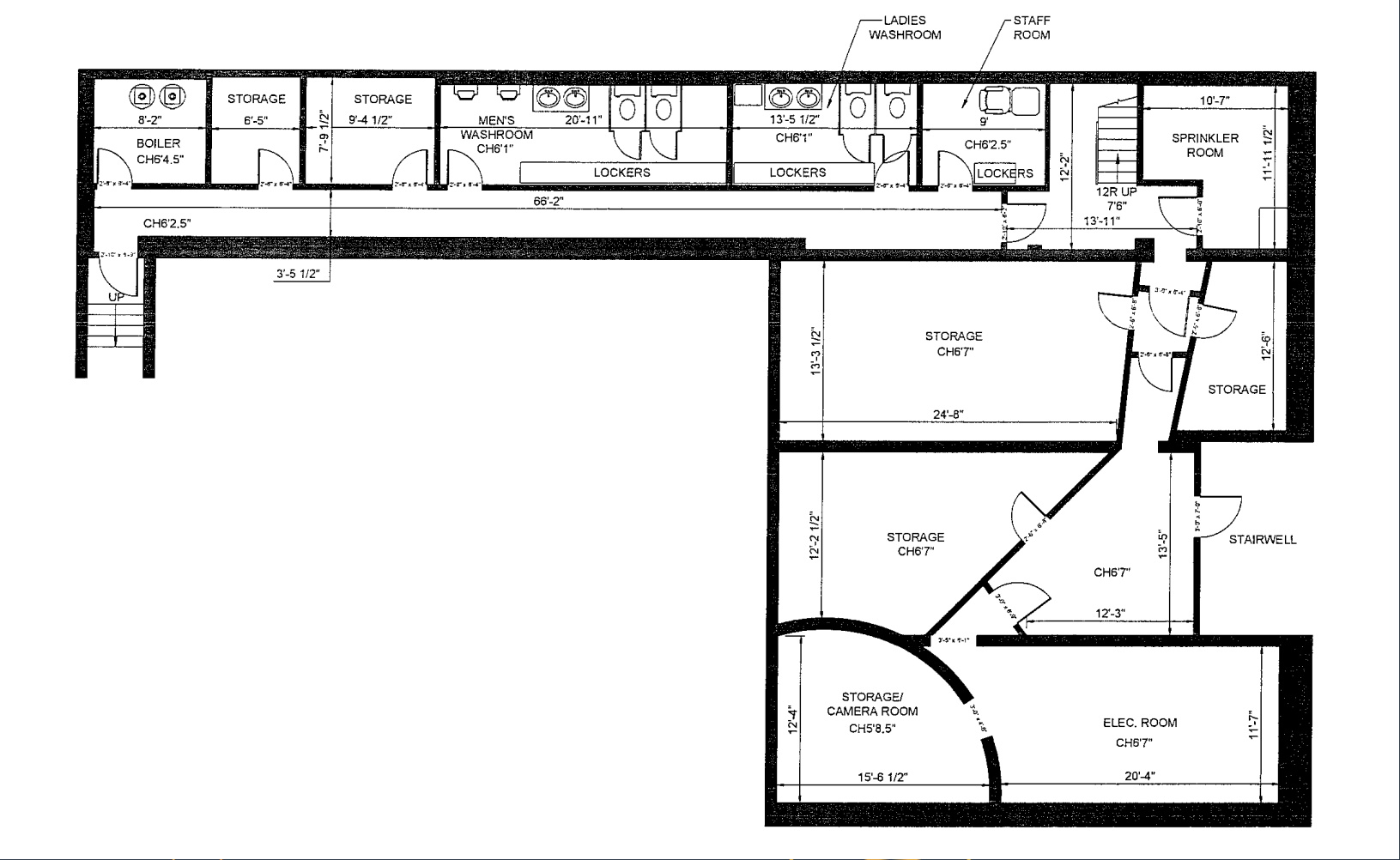
Ground Floor Plan | 4,741 SF



Second Floor Plan | 4,762 SF



Basement Floor Pan | 2,796 SF



557-563
KING



LEASING TEAM

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**

Associate Vice President
416 815 2394
jackson.turner@cbre.com

TEDDY TAGGART*

Sales Associate
416 847 3254
teddy.taggart@cbre.com

SELINA TAO

Sales Representative
416 815 2396
selina.tao@cbre.com

*Sales Representative

**Broker

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.