PRIME STREETFRONT RETAIL FOR LEASE







802 ST.CLAIR

AVENUE WEST

SIZE 1,560 sq. ft. (approx.)

> NET RENT \$45.00 per sq. ft.

TMI \$12.00 per sq. ft. (est.)

AVAIL ABLE IMMEDIATELY

- Space is currently under renovation; including updated HVAC, new ceiling, 200 AMP 120 Volt service
- Additional exclusive use of the basement for storage
- Parking available at rear of the building
- Located directly on the east-west St. Clair streetcar line and within walking distance to St. Clair west subway station



ST.CLAIR WEST STREETSCAPE

NODO HILLCREST

PUKKA

802 ST. CLAIR AVENUE WEST MACELLERIA ATLAS BUTCHER

EMMA'S COUNTRY KITCHEN

MI TIERRA

BLACK TUPLIC

TD

512 STREETCAR

WHAT A BAGEL

YELLO GAZEBO

ZNI PIZZA

LCBO

Park

ST.CLAIR WEST STATION

M

LOBLAWS/JOE FRESH Bathurst Street

WINE RACK LIFELABS STARBUCKS

---- 512 STREETCAR

FLIGHT CENTRE Wells Hill

SHOPPERS DRUG MART HAKIM OPTICAL

CIBC

Clair Avenue West

ALBERTS REAL JAMAICAN

TIM HORTONS

CORE WELLNESS CENTRE

PIZZA PIZZA

PHILOSOPHY FITNESS H&R BLOCK

FLEUR DU JOUR HONE FITNESS

DA MARIA PIZZERIA

MOONG SUHI

LEAH'S BAKERY

LAMESA FILIPINO KITCHEN

SEA WITCH

FISH

& CHIPS

MEZZETTA RESTAURANT COCOALATTE EL RINCON MEXICANO

ROCKET CYCLE

SUBWAY

PI.CO PIZZA BAR BAKER & SCONE THE STOCKYARDS

BAR APE GELATO THE RUSHTON

MCDONALD'S

SOUTHSTREET BURGER FERRO BAR & CAFE

RESTAURANT

St. Clair Avenue West

KAY PACHA

KRAVE COFFEE & JUICE ZAZA ESPRESSO BAR

NEIGHBOURING TENANTS



Alberta Avenue

NO FRILLS

DOLLAR CLUB















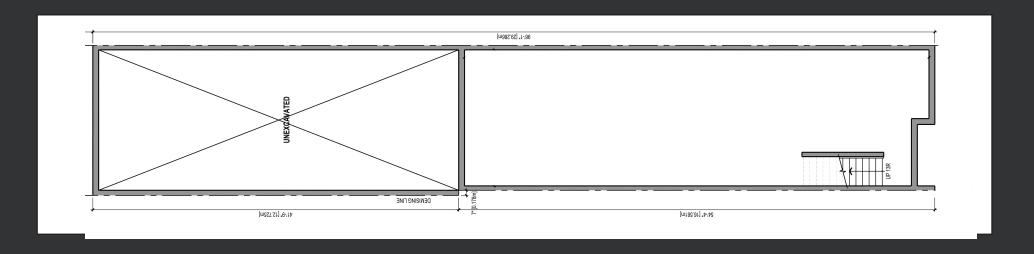




GROUND FLOOR



LOWER LEVEL



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