



355^{1/2}
YONGE

RETAIL FOR LEASE IN THE HEART OF DOWNTOWN YONGE

CBRE



355^{1/2}
YONGE

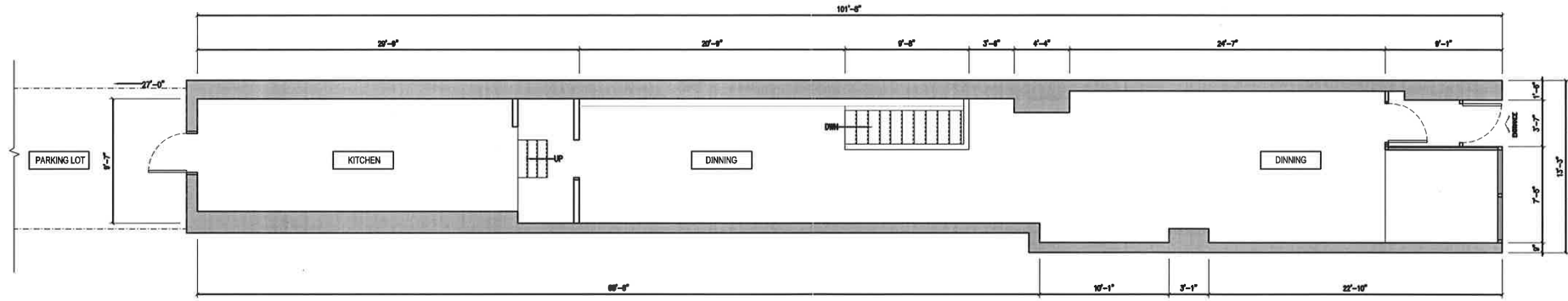
Property Overview

Address:	355.5 Yonge Steet
Size:	1,320 sq. ft. + basement
Rent:	\$100.00 per sq. ft.
TMI:	\$69.14
Possession:	Immediately

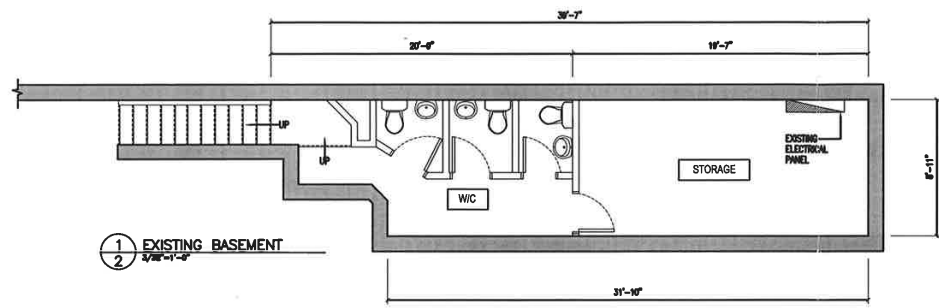
- Recently renovated space with incredible double-height frontage onto Yonge Street
- Steps from Yonge and Dundas Square, a popular tourist attraction and event space at the intersection of Yonge Street & Dundas Street (the busiest intersection in Canada)
- Seconds to the Eaton Centre, North America's busiest shopping mall and Ryerson University
- Unrivaled transit connectivity, with easy access to a number of subway stations (Dundas, Queen, & College) and numerous streetcar lines

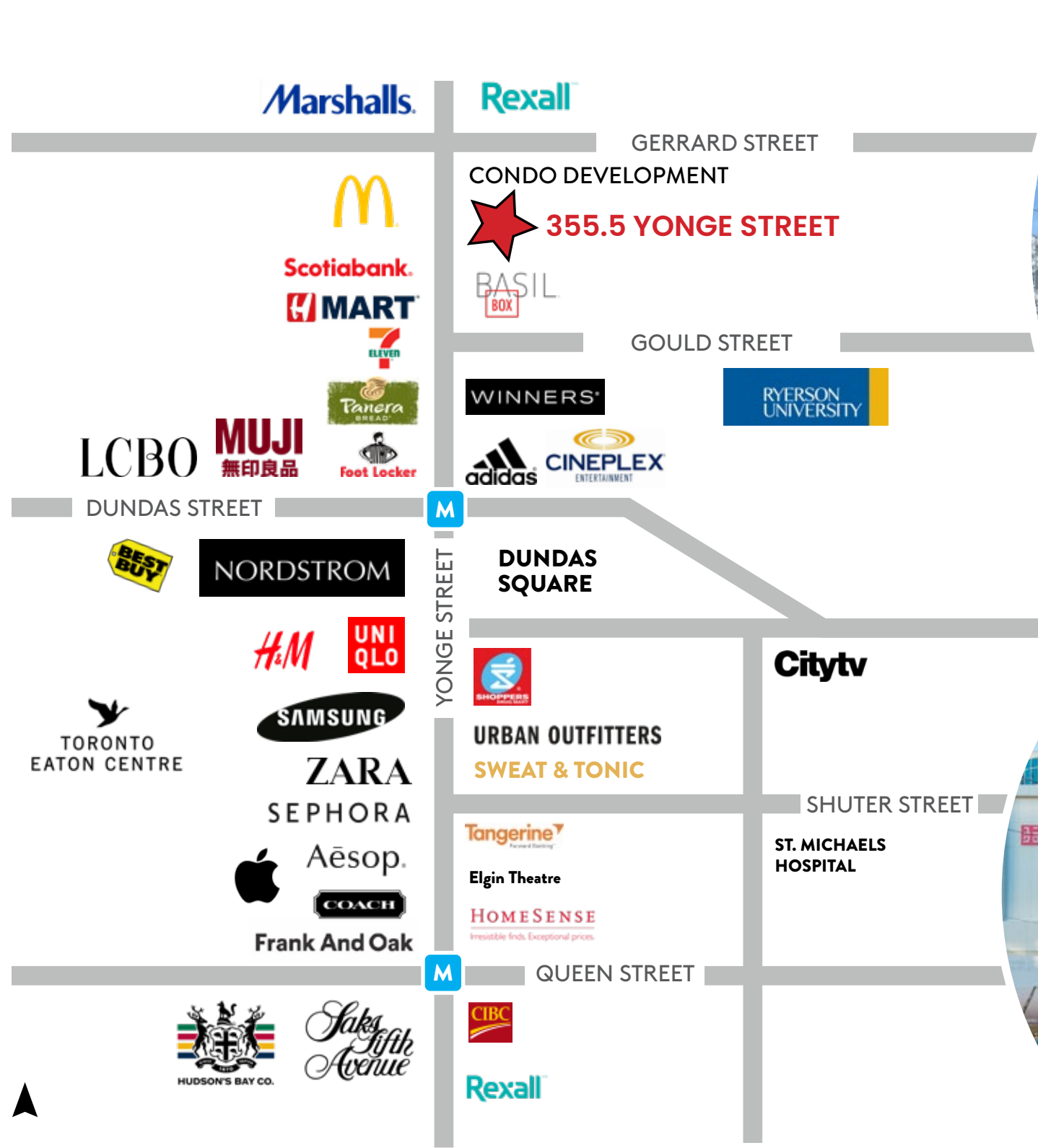
Floor Plans

Ground Floor



Basement





Traffic Generators

Toronto's Eaton Centre is the city's top tourist attraction with over 52 million visitors annually and is the busiest centre in North America in terms of annual pedestrian counts. It is consistently one of the top five performing malls in Canada.

The mall is anchored by Saks Fifth Avenue, Hudson's Bay and Nordstrom.

Yonge-Dundas Square is often compared to NYC's Time Square, and is the central hub of downtown Toronto. The square hosts community celebrations, promotions and concerts and sees over 250 events each year. The square is located about Dundas subway station, which sees an average of 77,800 passengers daily.

Ryerson University offers more than 100+ undergraduate and graduate programs and is home to over 45,000 students. Ryerson has the highest increase in applications in Canada and is the most applied to university in Ontario relative to available space.

355^{1/2}
YONGE



Advisory Team

Arlin Markowitz*
Executive Vice President
416 815 2374
arlin.markowitz@cbre.com

Alex Edmison*
Senior Vice President
416 874 7266
alex.edmison@cbre.com

Jackson Turner**
Vice President
416 815 2394
jackson.turner@cbre.com

Teddy Taggart*
Associate Vice President
416 847 3254
teddy.taggart@cbre.com

CBRE

*Sales Representative
**Broker

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.