

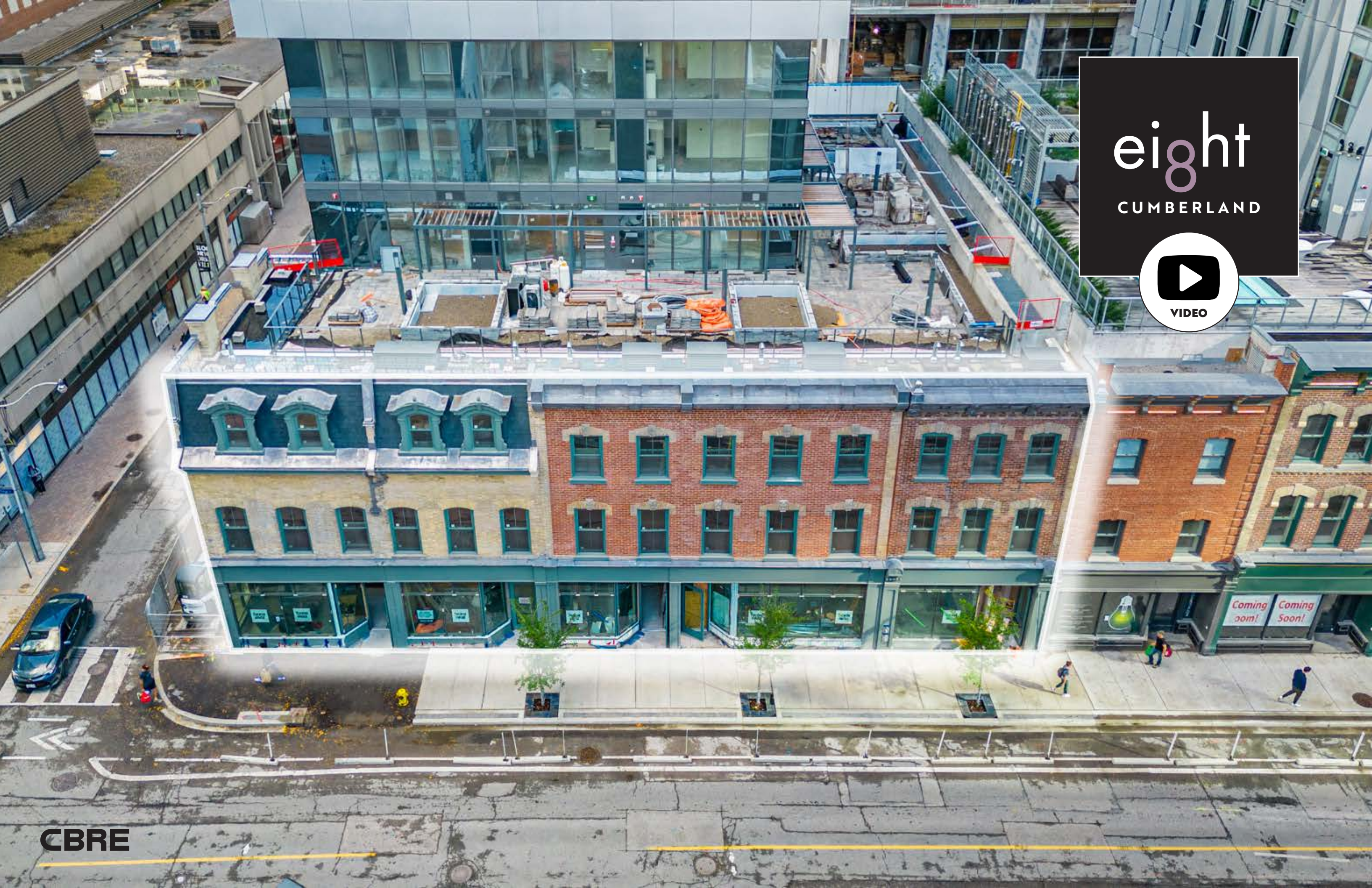
eight

CUMBERLAND



**Flagship Retail for Lease at the Corner of Yonge & Cumberland
Steps to Bloor Street West**

CBRE



eight
CUMBERLAND



Property Details

Address: 8 Cumberland Street, Toronto

Size: Retail 1: 992 sq. ft.
Retail 2: 854 sq. ft.
Retail 3: 2,560 sq. ft.
Total: 4,406 sq. ft.

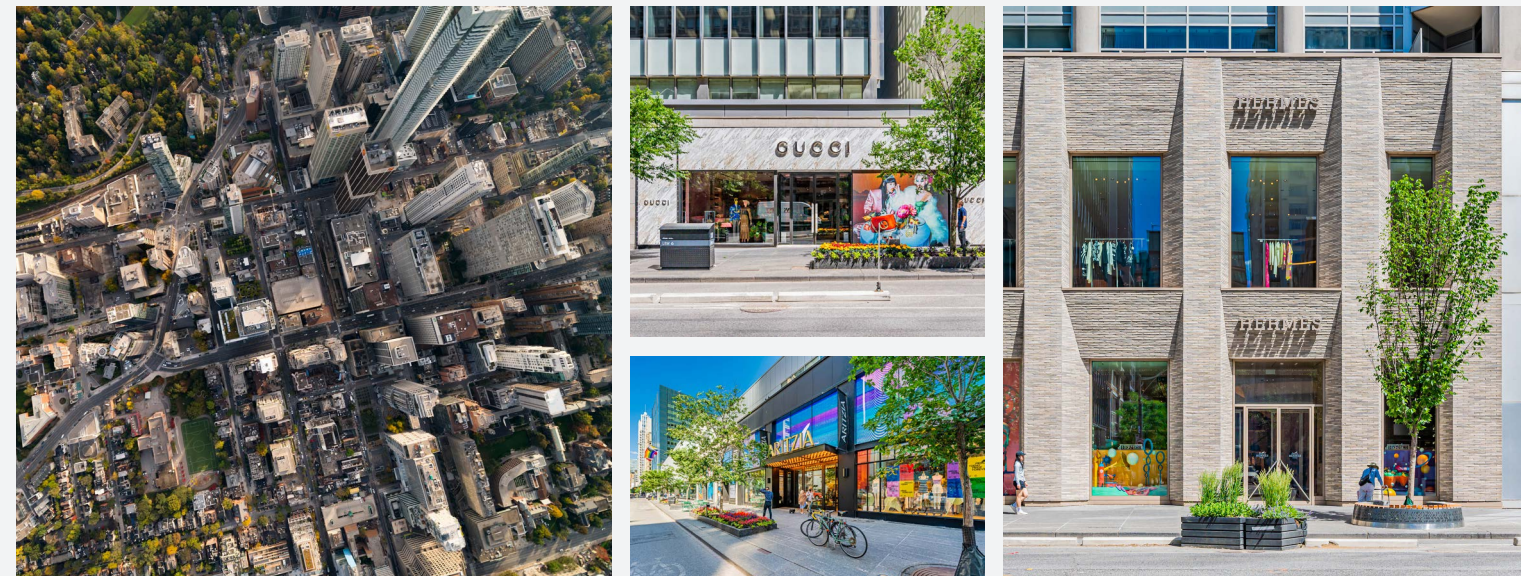
Ceiling Height: 22 ft.

Possession: Q1 2024

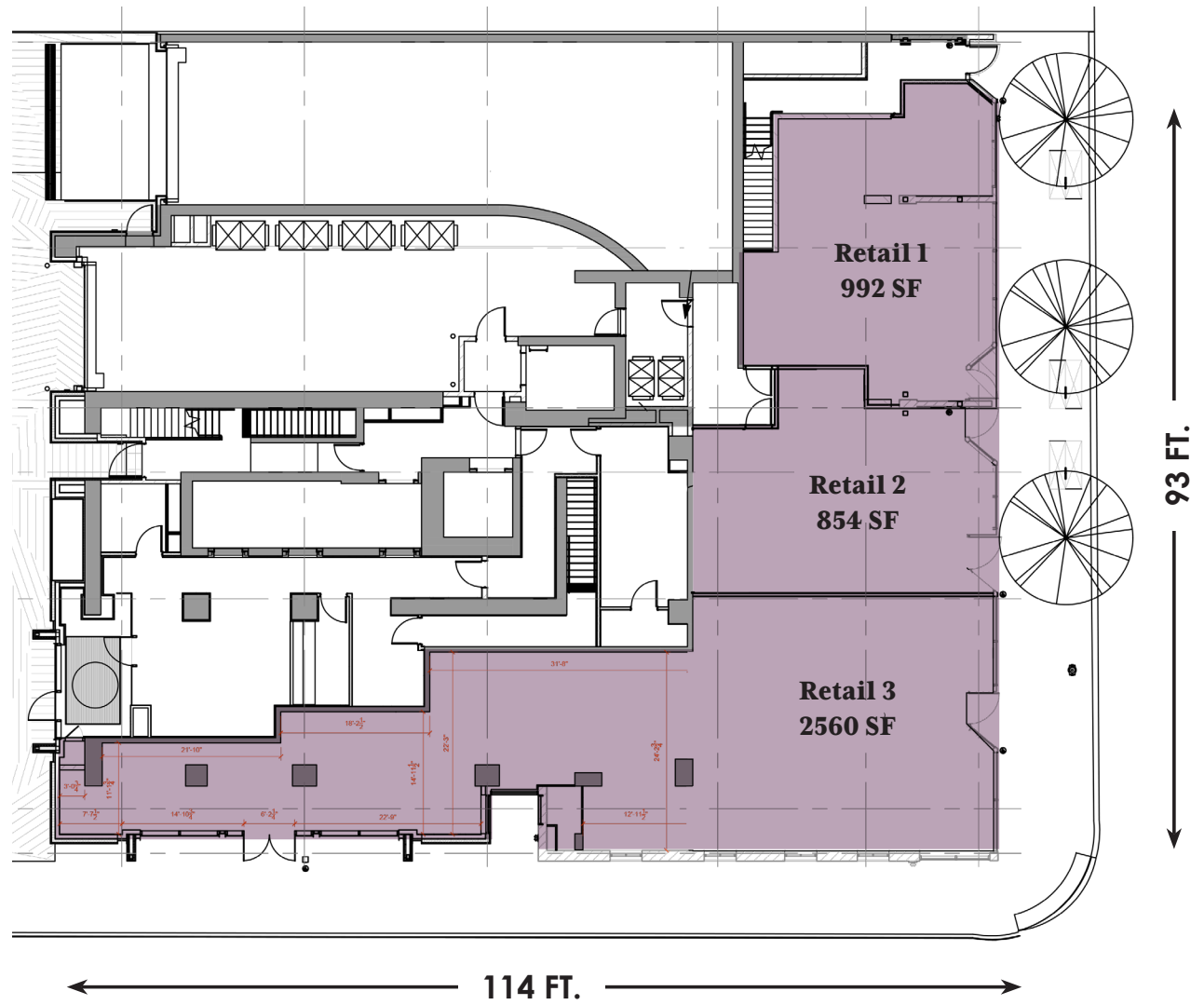
Net Rent: Please contact listing agents

TMI: TBD

- Prime retail units on the ground level of Great Gulf and Phantom's highly anticipated 51-story mixed-use condominium building
- Ability combine units to form one 4,406 sq. ft. unit
- Incredible wraparound frontage of approximately 207 ft.
- Features a meticulously restored triple-height brick façade
- Surrounded by a number of new residential and retail developments
- Steps to the intersection of Bloor West & Yonge Street and Bloor-Yonge subway station, the busi-est station in the entire city, handling over 200,000 passengers on an average weekday



Floor Plan



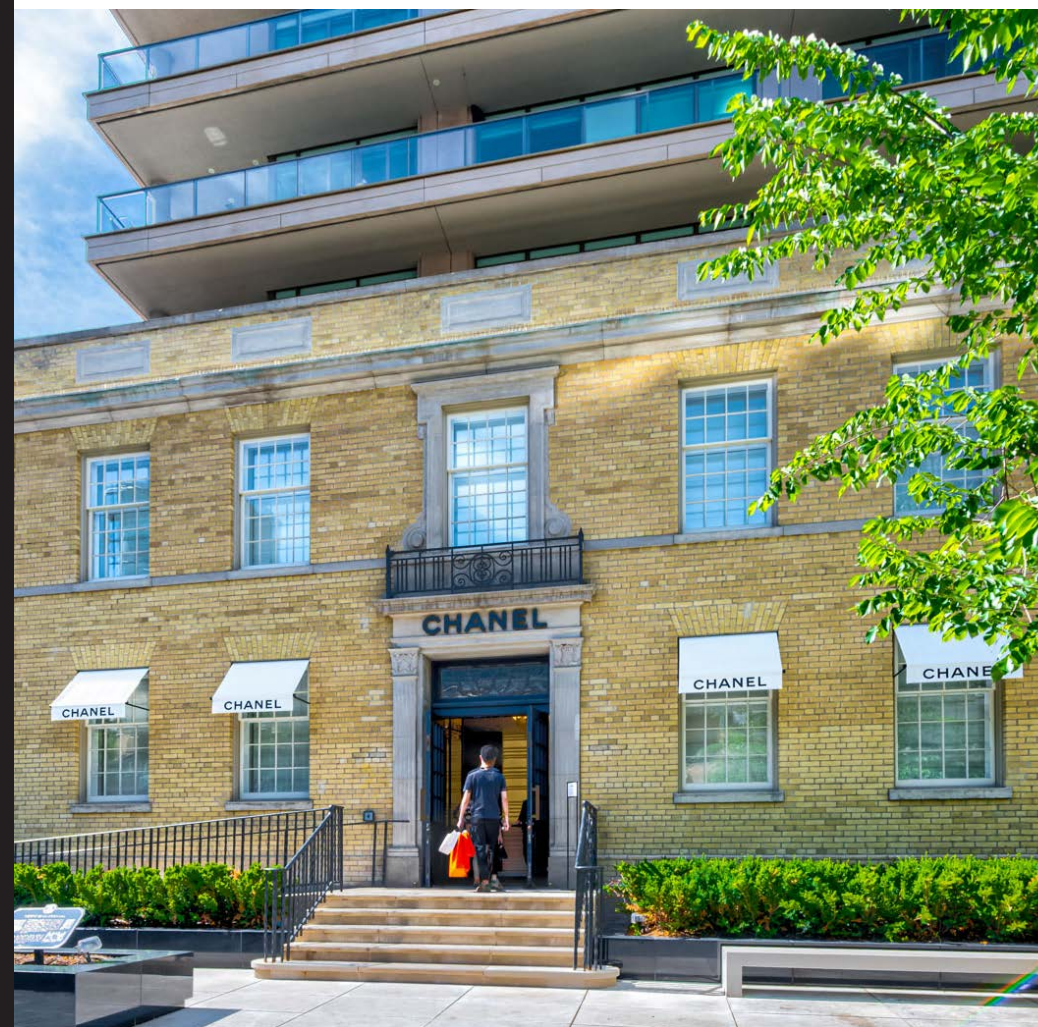
CUMBERLAND STREET

YONGE STREET



BLOOR *yorkville* BR

The Bloor-Yorkville node represents the pinnacle of Canadian high-street retail. The neighbourhood is recognized internationally as one of the top ten shopping destinations in the world, with high-end fashion uses dominating the street-front. The area provides residents and tourists with the country's most prestigious selection of luxury and aspirational retailers and holds the highest net rental rates in Canada. The area boasts 2.3 million sq. ft. of retail space, 1.5 million of which is street-front. Annual retail sales performance in this area often exceeds \$2,500 per sq. ft.



Bloor-Yorkville Streetscape



Click to Play
Neighbourhood Video

ABURI	BRUNELLO CUCINELLI	VERSACE	STONE ISLAND	CHANEL	BALENCIAGA	SUNGLASS HUT	KITH	PUBLIC PARKING	FLO'S DINER	REVITALIZE JUICE	GOGO TRAINING	REGENCY YORKVILLE
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BUCA	TORONTO FIRE STATION	RANDY'S ROTI
FOUR SEASONS HOTEL		SOLO BACE HAIR SALON
		YORKVILLE CREPES

TORONTO REFERENCE LIBRARY

YORKVILLE AVENUE

STK	LUMAS	CNTBND	B H & Co.	CATALYST	SENSITIVA	LEONE	SECRET	DICE	YORKVILLE PLAZA
		ALO BAR	ALO SALON	ZAZA	BAY REYNA	PARKING	HEMINGWAYS	CIBO	
		BANDIERA	OXLEY	119 CORBO					

KASA MOTO	VERONICA BEARD	101 YORKVILLE	CHRISTIAN LOUBOUTIN	REFORMATION	JOHN ELLIOTT	EBILLION	MINE & YOURS	ISAIA
LA CANADIENNE	FIORIO	GOLDSTRUCK COFFEE	SUSHI INN	CARRY	PURE + SIMPLE	YAMATO	SASSAFRAZ	ARCHIVES

TRATTORIA NERVOA	PUSATERI'S
LAYWINES	
EUROLINE	PARAMOUNT
AESOP	
TOKYO SMOKE	STARBUCKS

BAY STREET

PETVALU	THE PEMBERTON CONSTRUCTION SITE	11 YORKVILLE CONSTRUCTION SITE	1 YORKVILLE
MIZNON			
WINE RACK	THE PILOT	PCL SITE OFFICE	KATHMANDU RESTAURANT
CALI LOVE			eight CUMBERLAND

BALZAC'S COFFEE

ADAGIO CONSTRUCTION SITE

TIM HORTON'S

JACK ASTORS

SUBWAY STATION

2 BLOOR STREET EAST	W HOTEL
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CUMBERLAND STREET

HSBC	OPTIONS FOR HER	NESPRESSO	LULULEMON	AVEDA	NICOLAS	MOSCOT	Yorkville Park			
LOUIS VUITTON	TIFFANY & CO.	BURBERRY	LAFAYETTE 148	ST. JOHN	GUCCI	ALEXANDER WANG	ANNE FONTAINE	PARIS BAGUETTE	MANDY'S	STARBUCKS
						SAINT LAURENT	L'OCCITANE	102 BLOOR ST W	BARRY'S BOOTCAMP	KUPERT & KIM
						100 BLOOR STREET WEST	100 BLOOR STREET W	RICHEMONT	HERMÈS	HOLT RENFEW MENS

DECIUM	PI CO.
HARRY ROSEN	BANANA REPUBLIC
	ROOTS
	HAKIM OPTICAL

BELLAIR STREET

CUMBERLAND STREET

CUMBERLAND TERRACE			
PLANTA	HOLT RENFEW	ARC'TERYX	ARITZIA
ALO YOGA	SAINT LAURENT		
		SWAROVSKI	FUTURE LULULEMON

BLOOR STREET WEST

157 BLOOR STREET WEST	PELTON	MONT BLANC	BONPOINT	MAX MARA	MONCLER	ESCADA	WILLIAM ASHLEY	BLACK GOAT	CARTIER	PRADA	FERRAGAMO	DIOR	LORO PIANA	ROYAL DE VERSAILLES	ROLEX
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ST. THOMAS STREET

VICTORINOX	MCM	M0851	APM MONACO	COS	BROOKS BROTHERS	SEPHORA	TD BANK
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BAY STREET

BIRKS	SWAROVSKI	EATALY	LOBO
EARLS		MANULIFE CENTRE	

BALMUTO STREET

19 BLOOR	SCOTIABANK	15 BLOOR ST W	1 BLOOR WEST
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YONGE STREET

1 BLOOR EAST	CHICK'FILA
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UNIVERSITY OF TORONTO

ROYAL ONTARIO MUSEUM

MUSEUM
M

PARK HYATT

FOUR SEASONS HOTEL

BAY
M

HAZELTON HOTEL

YORKVILLE VILLAGE

EATALY

HOLT RENFREW

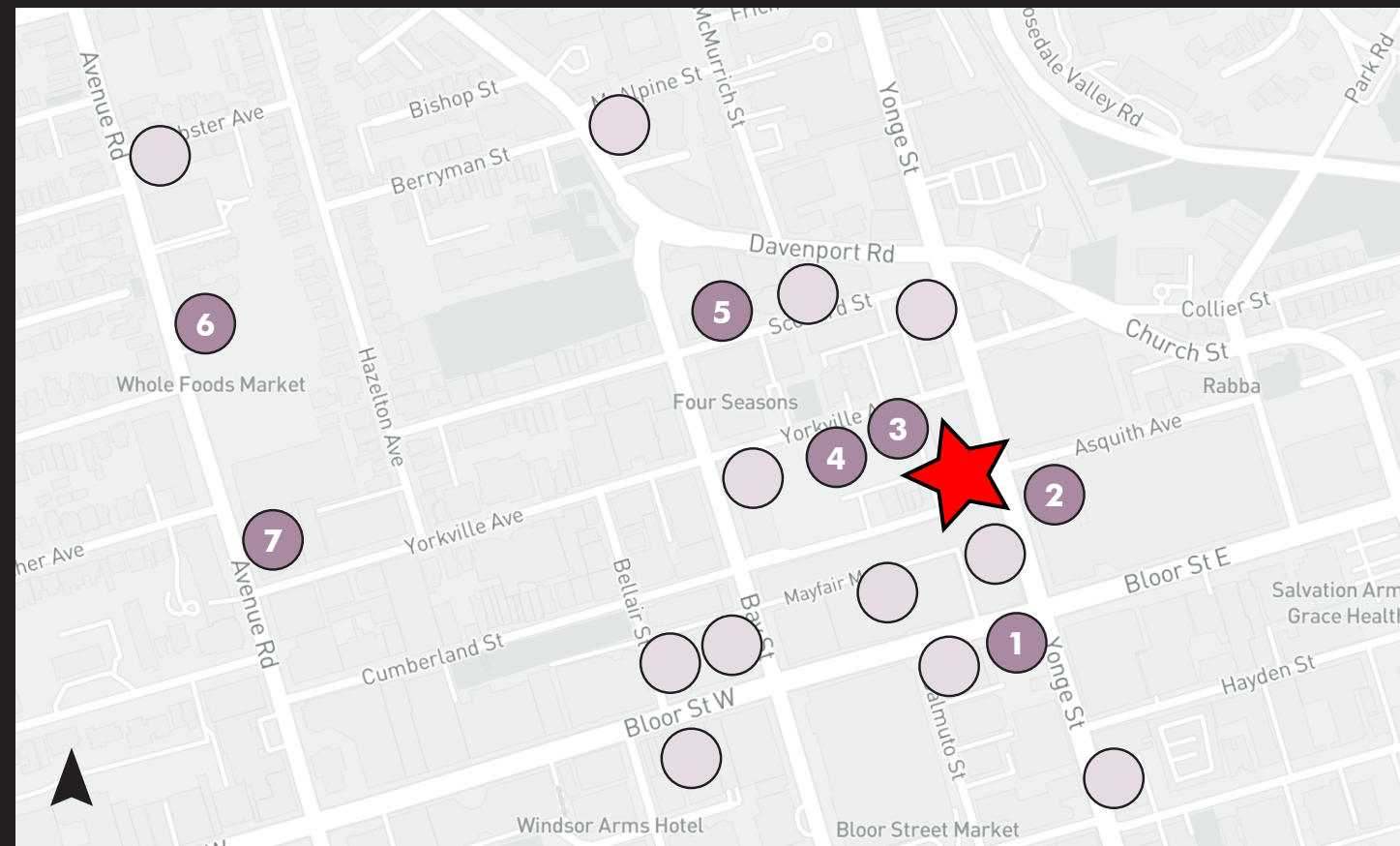
TORONTO REFERENCE LIBRARY

BLOOR-YONGE
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eight
CUMBERLAND

Canada's Most Exclusive Residential Market

Bloor-Yorkville is experiencing dramatic intensification with a series of high-end residential developments in the immediate vicinity of The Property. There are 19 condominium projects in various stages of development totaling more than 8,900 units in this node. The One, an 94 storey condominium currently under construction on the south-west corner of Bloor & Yonge, once complete will be the tallest condo in Canada and will have a total of 505 suites. The Property stands to benefit from this strong population growth through additional foot traffic from affluent individuals along with additional retailers looking to secure a presence in the highly sought after neighbourhood.



- UNDER CONSTRUCTION**
3,046 INCOMING UNITS
- PRE-CONSTRUCTION**
7,122 INCOMING UNITS
- 8 Cumberland Street**
- 1. The One
- 2. Adagio
- 3. 11 YV
- 4. The Pemberton
- 5. 50 Scollard
- 6. 89 Avenue Road
- 7. One Thirty Eight

Demographic Snapshot

Toronto is the largest city in Canada and the fifth most populous city in North America. The various commerce and business districts of Toronto feature a daily influx of commuters from throughout the GTA increasing the daytime population by 181% (over 400,000 people) providing excellent support for retail locations and restaurants throughout downtown. Toronto tourism saw a record number of visitors in 2019, hosting more than 27.5 million visitors, generating \$6.7 billion for the local economy.

Bloor-Yorkville is a highly sought-after location for well established professionals, situated in downtown Toronto. The 1 kilometer radius surrounding the Property supports a total population of 57,021 as of 2022, projected to increase to 67,769 by 2027. As of 2022, the average household income was \$182,095 well above the city of Toronto's average income of \$132,003. This demographic snapshot of the surrounding area is highly representative of the affluent individuals with disposable income for both investment and consumer spending.



57,021 POPULATION	101,187 DAYTIME POPULATION	18.8% POPULATION CHANGE (2022-2027)
36.7 MEDIAN AGE	\$182,095 AVERAGE HOUSEHOLD INCOME	

(1km Radius)





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