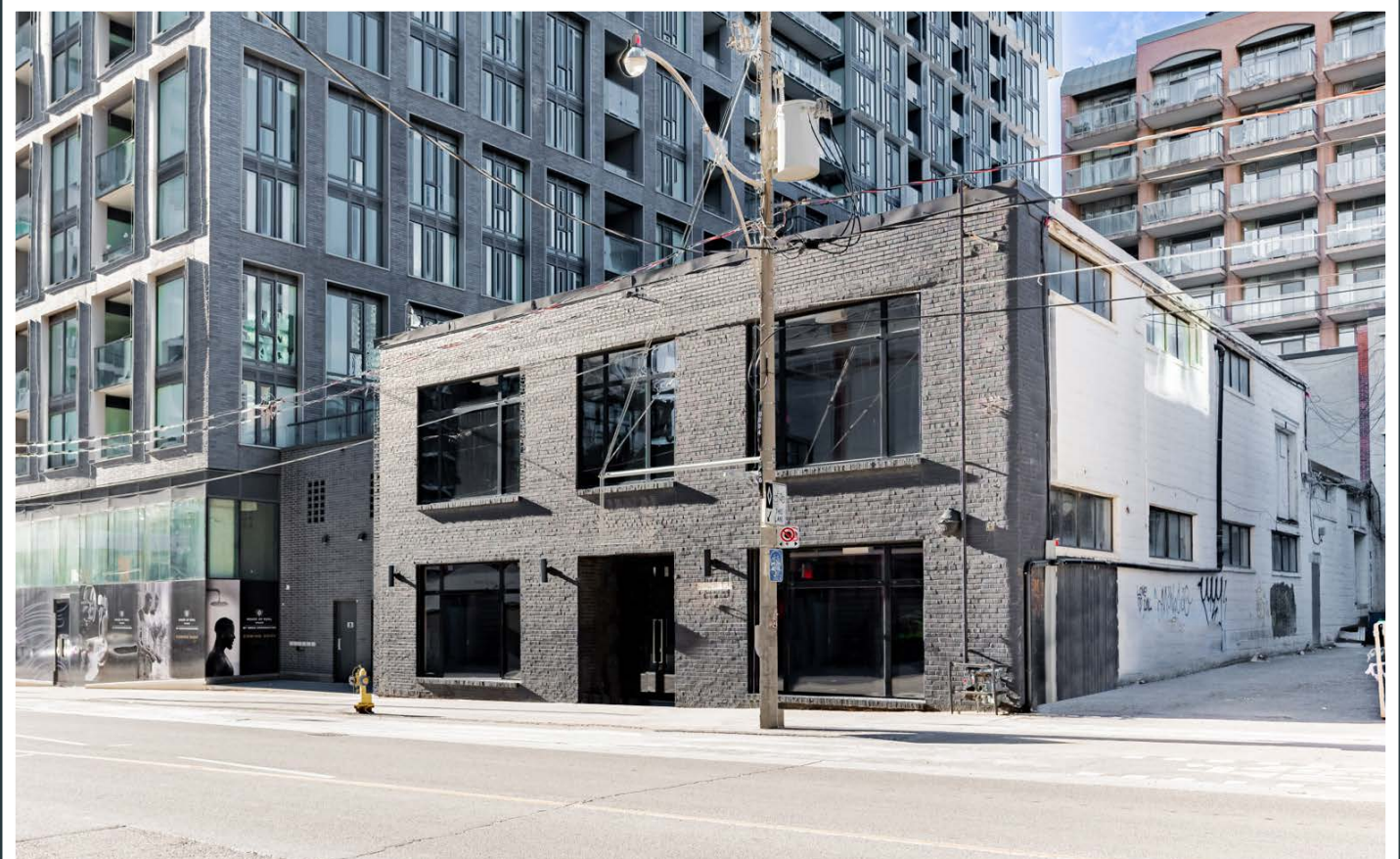
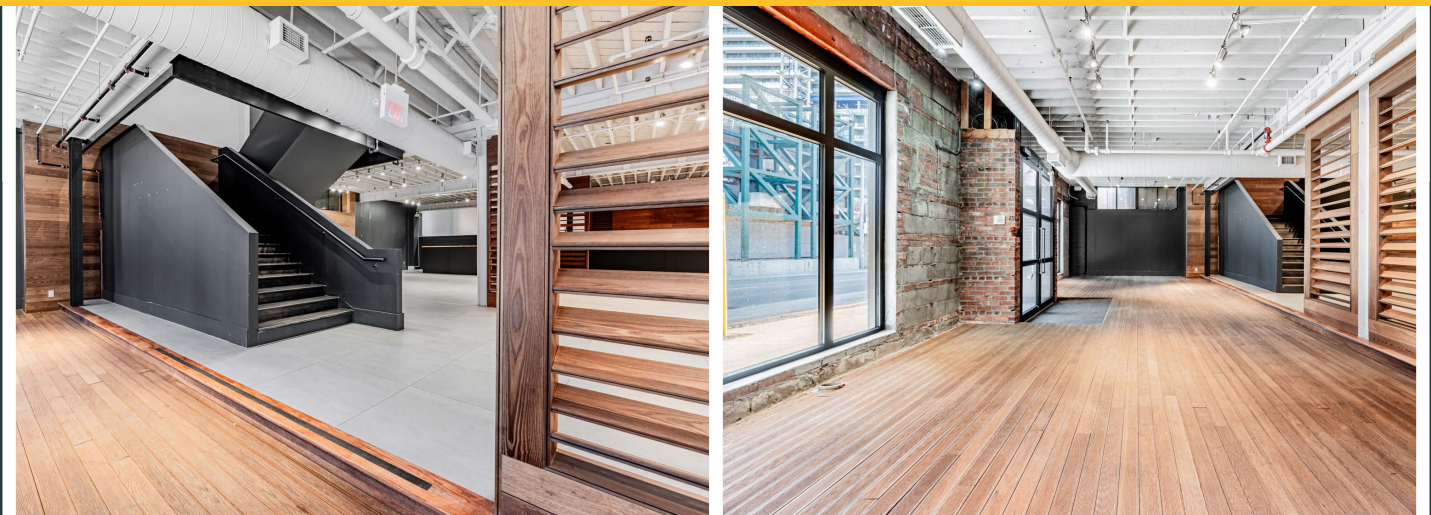


44 SHERBOURNE STREET

FREESTANDING BUILDING FOR LEASE | DOWNTOWN EAST



MOVE-IN READY SPACE IN THE KING EAST DESIGN DISTRICT



CBRE urban retail team

44 SHERBOURNE STREET



44 SHERBOURNE STREET

PROPERTY DETAILS

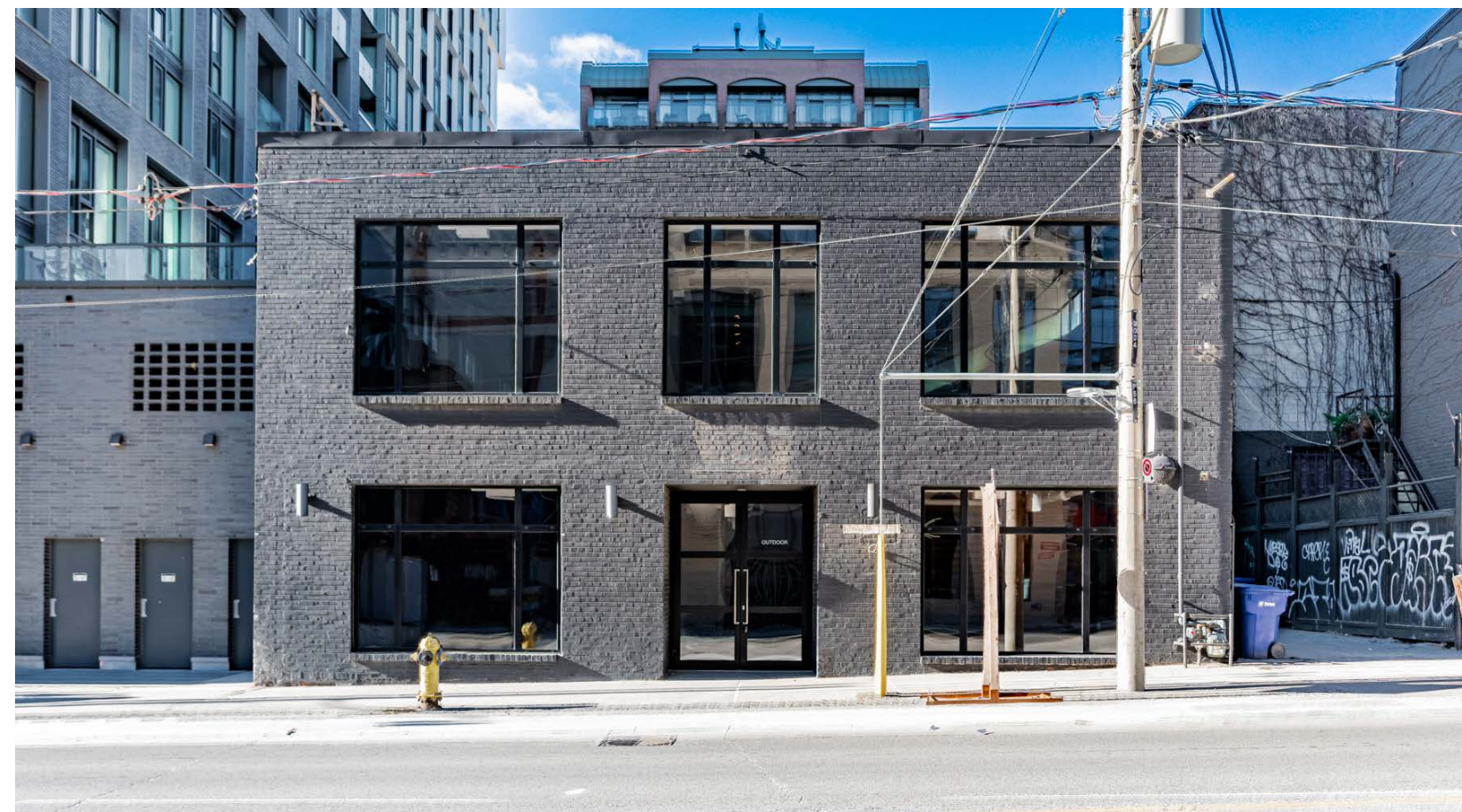
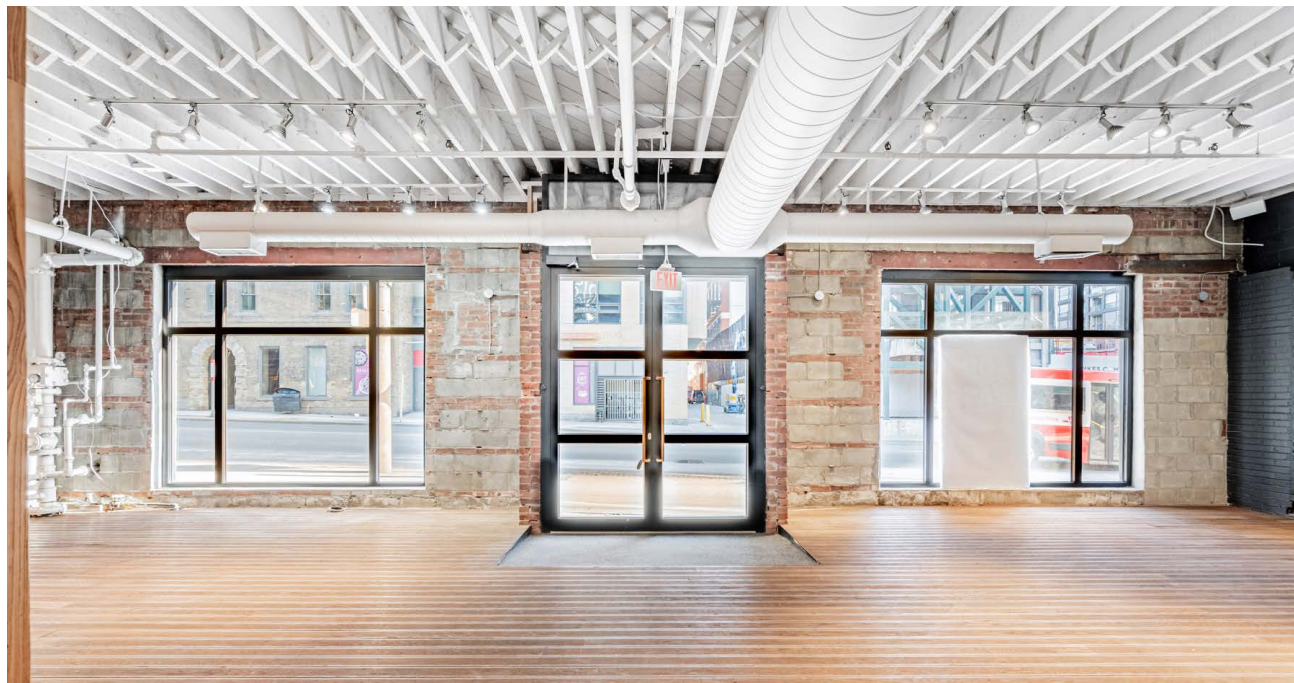
Size: 8,411 sq. ft.

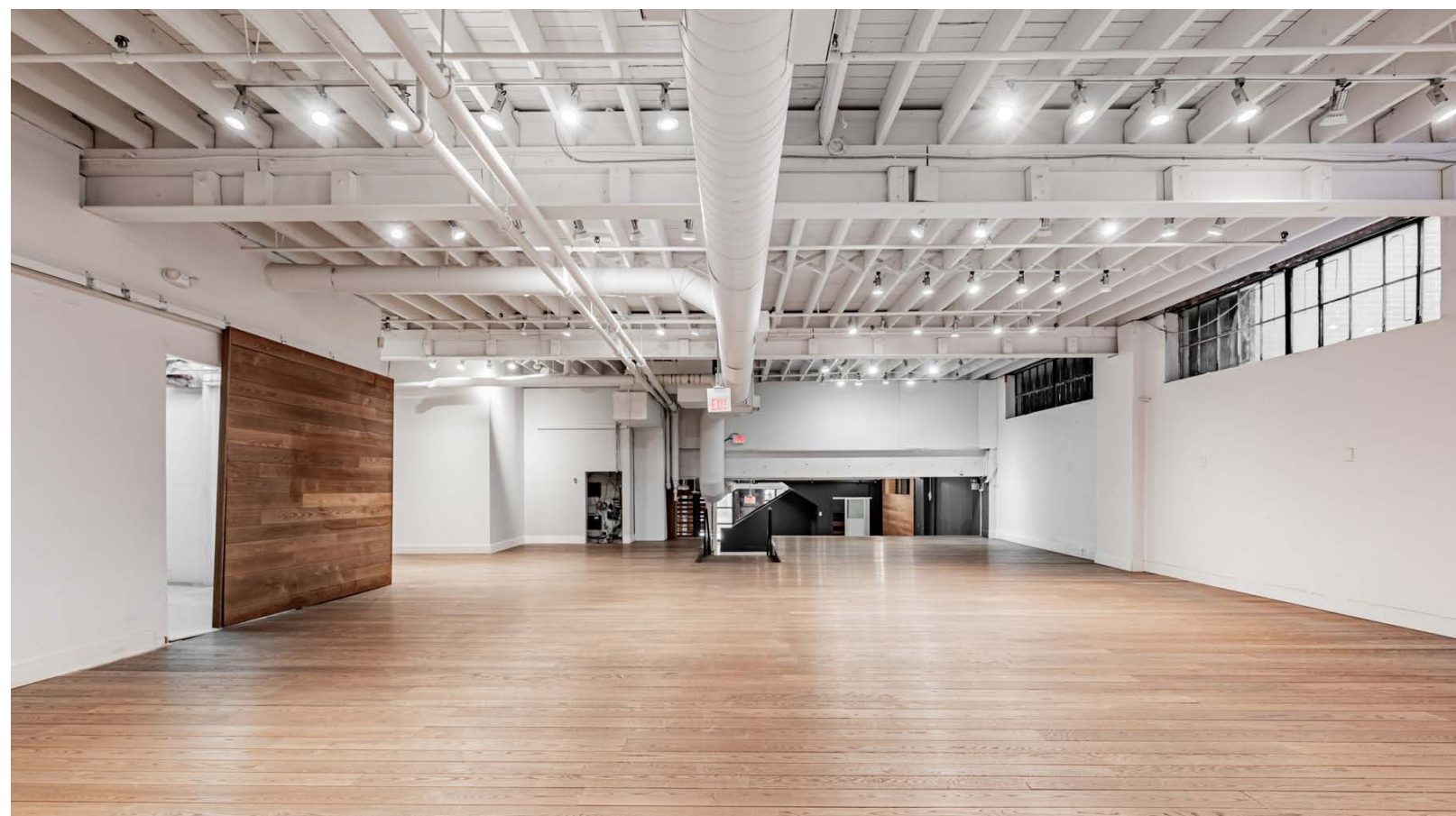
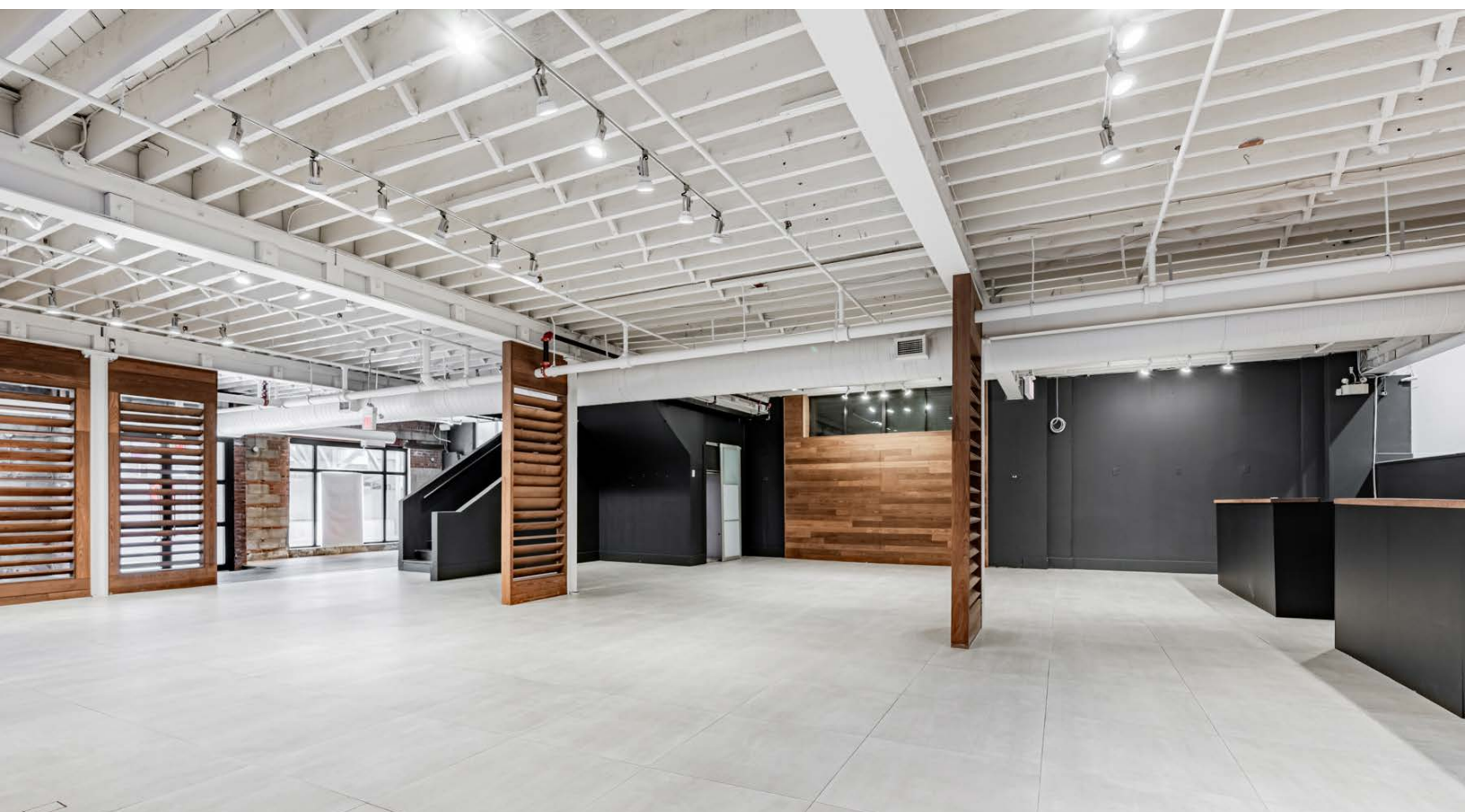
Net Rent: Please contact listing agents

TMI: \$11.27 per sq. ft.

Available: Immediately

- + Move-in ready space in the King East Design District
- + Beautiful brick-and-beam space, ideal for a showroom
- + Steps from the St. Lawrence Market, Distillery District and the Downtown Core
- + High ceilings throughout
- + Excellent exposure and branding opportunity onto Sherbourne Street

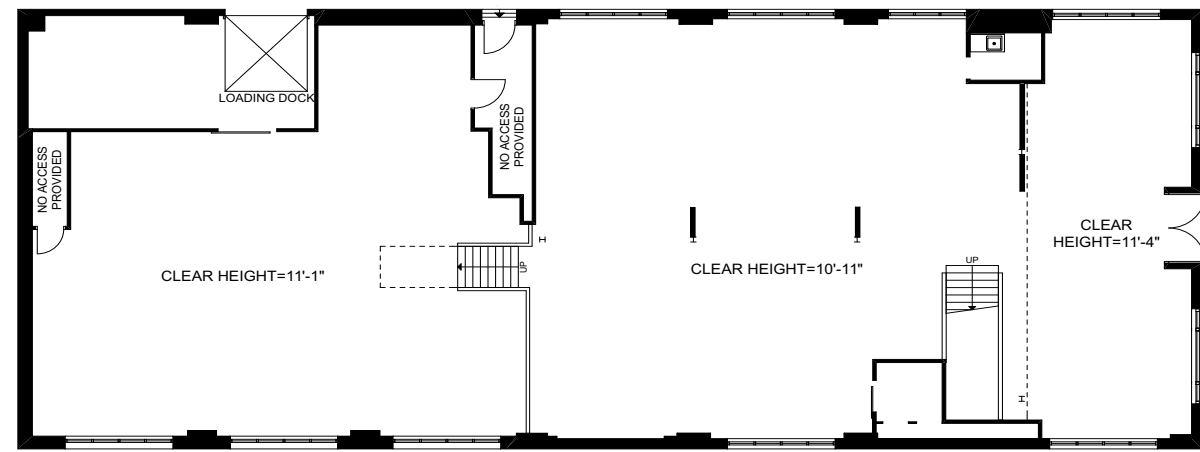




44 SHERBOURNE STREET

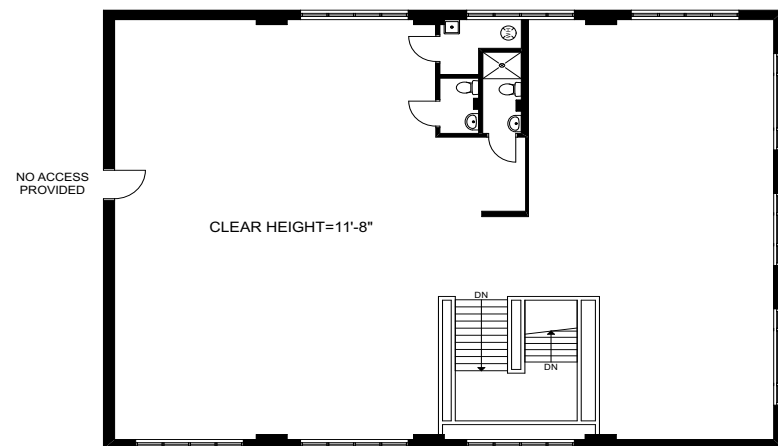


GROUND FLOOR



SHERBOURNE STREET

MEZZANINE

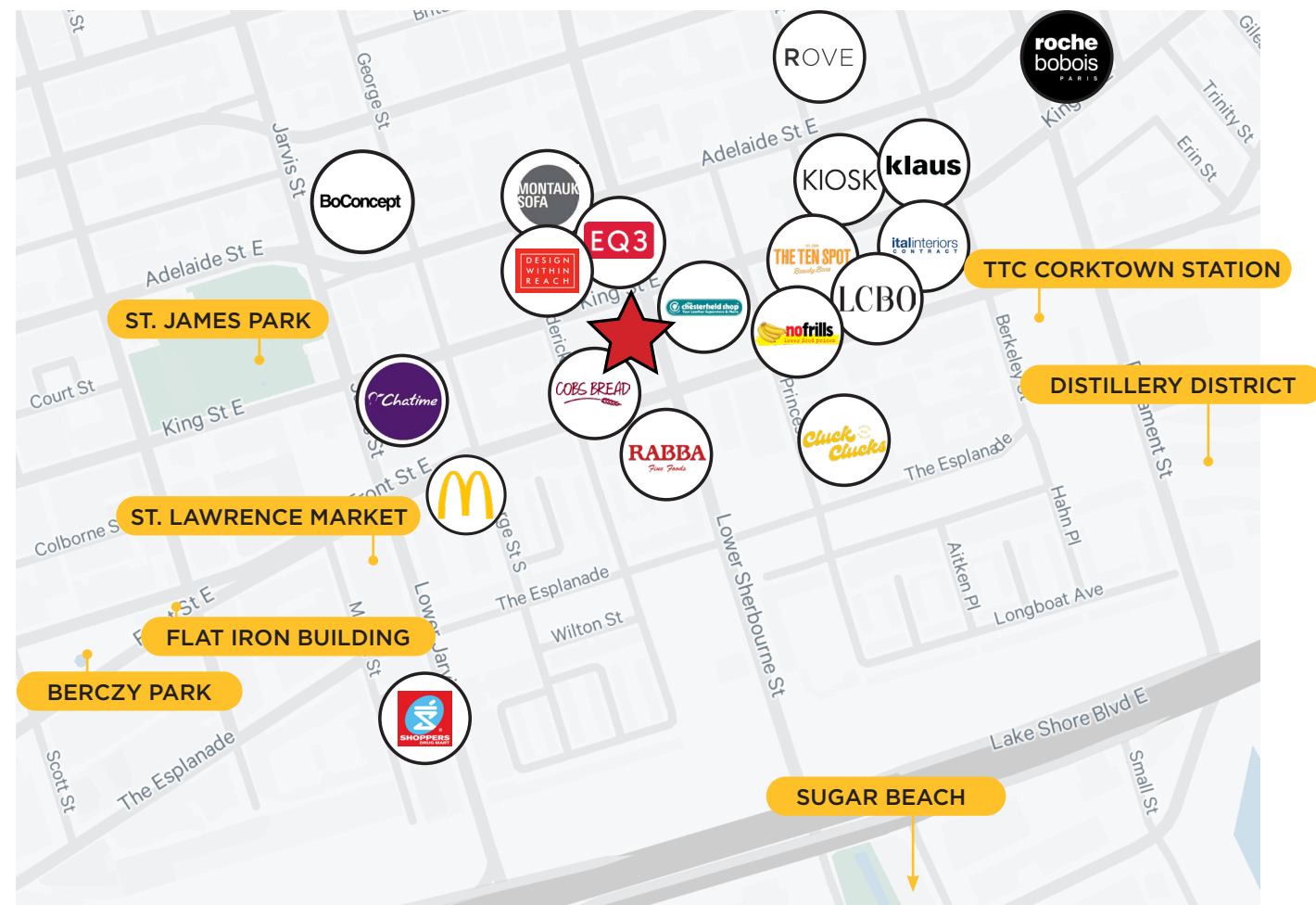


44 SHERBOURNE STREET

LOCATION | KING EAST DESIGN DISTRICT | DOWNTOWN EAST

44 Sherbourne Street is located just south of the intersection of Sherbourne and King East 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, galleries, restaurants, cafes and independent shops. This neighbourhood is home to many of Toronto's oldest and most beautiful heritage buildings.

44 Sherbourne Street benefits from its proximity to George Brown College downtown campus, St. Lawrence Market, Berczy Park, Distillery District and the Financial Core.



44 SHERBOURNE STREET

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CBRE urban retail team

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