

154 University Avenue

STREETFRONT RETAIL FOR LEASE IN THE HEART OF TORONTO'S FINANCIAL CORE



CBRE | SLATE

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154 UNIVERSITY AVENUE PROPERTY DETAILS

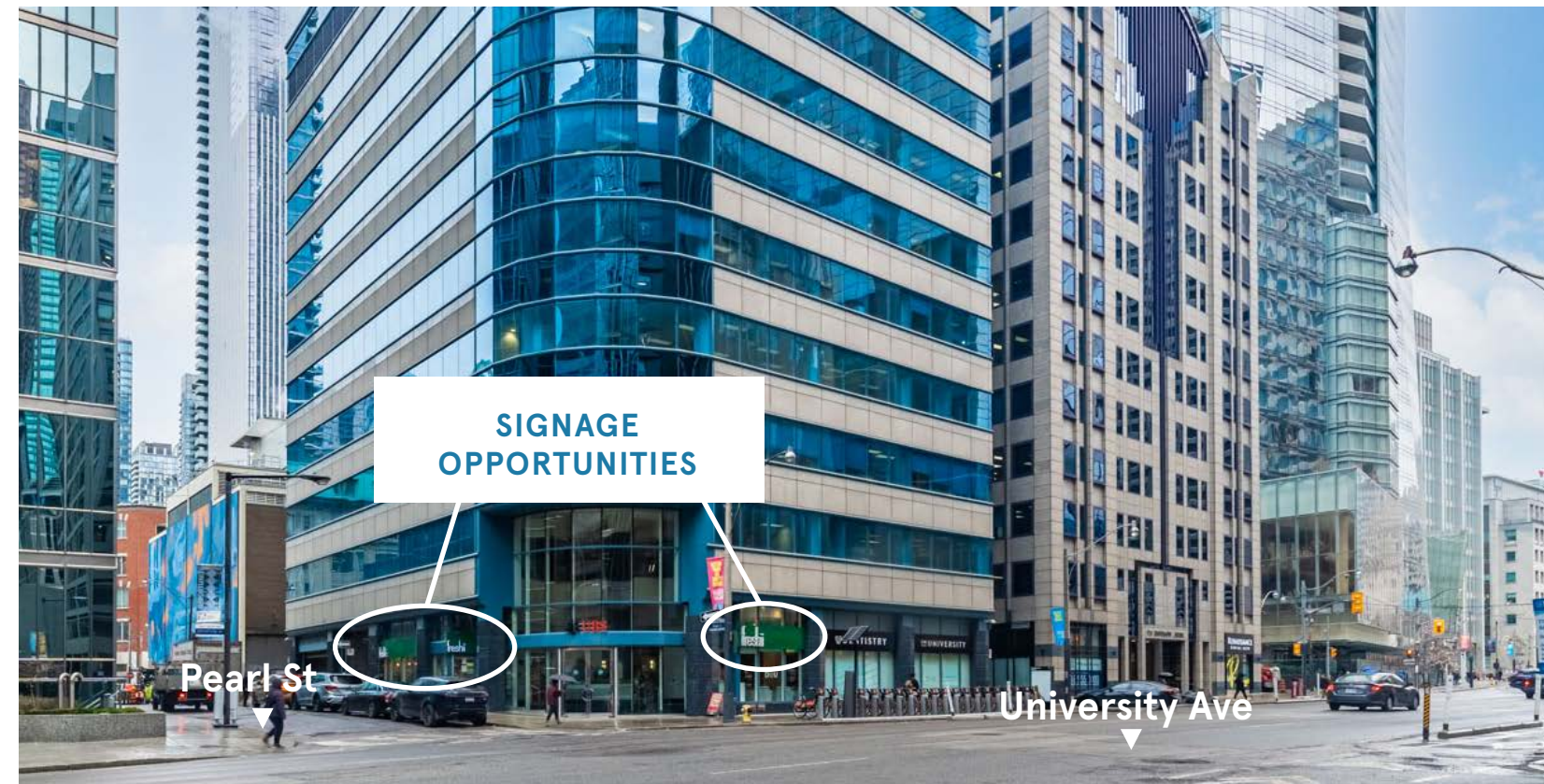
Size: 759 sq. ft.

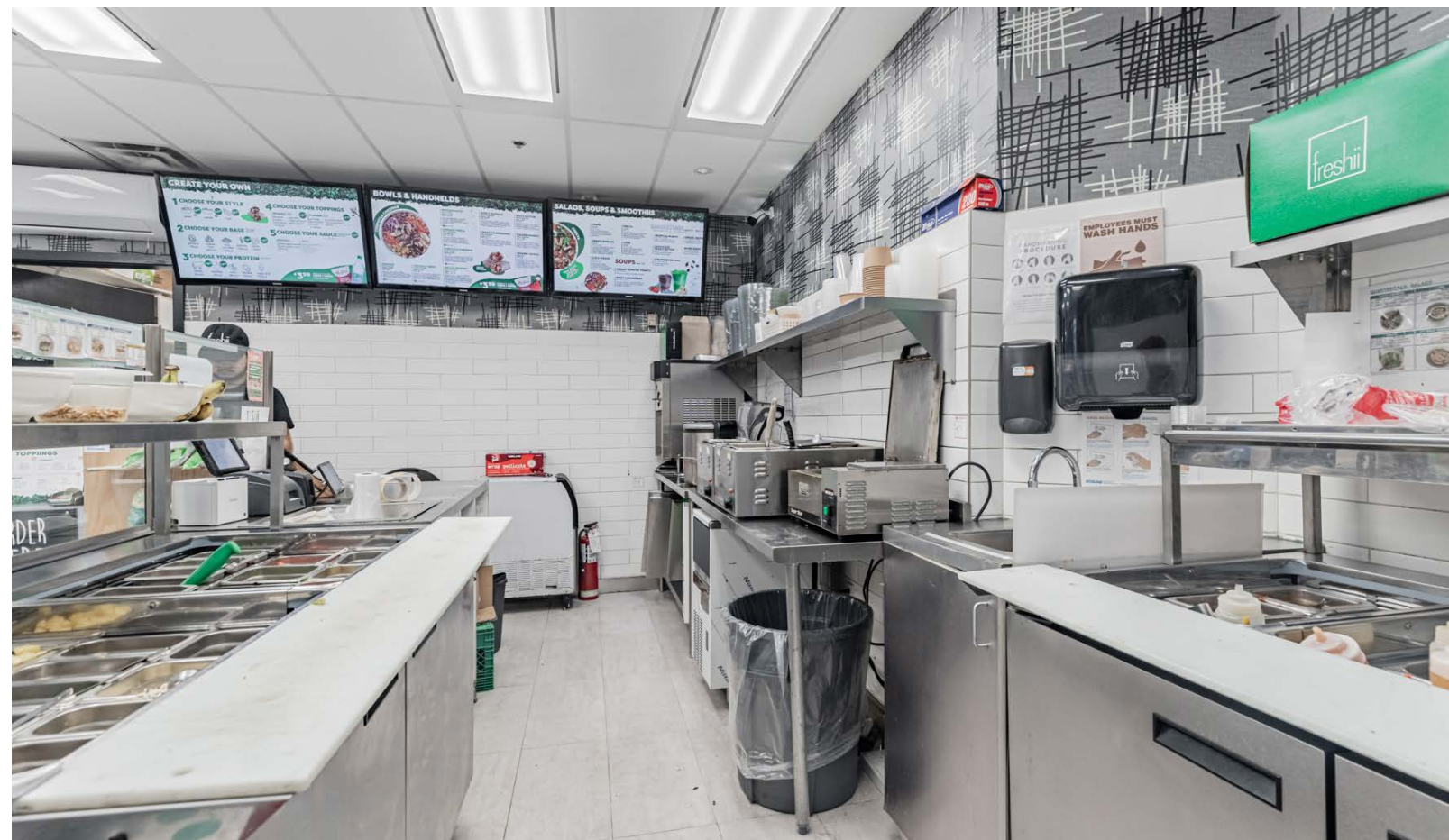
Net Rent: \$65.00 per sq. ft.

TMI: \$31.24 per sq. ft.

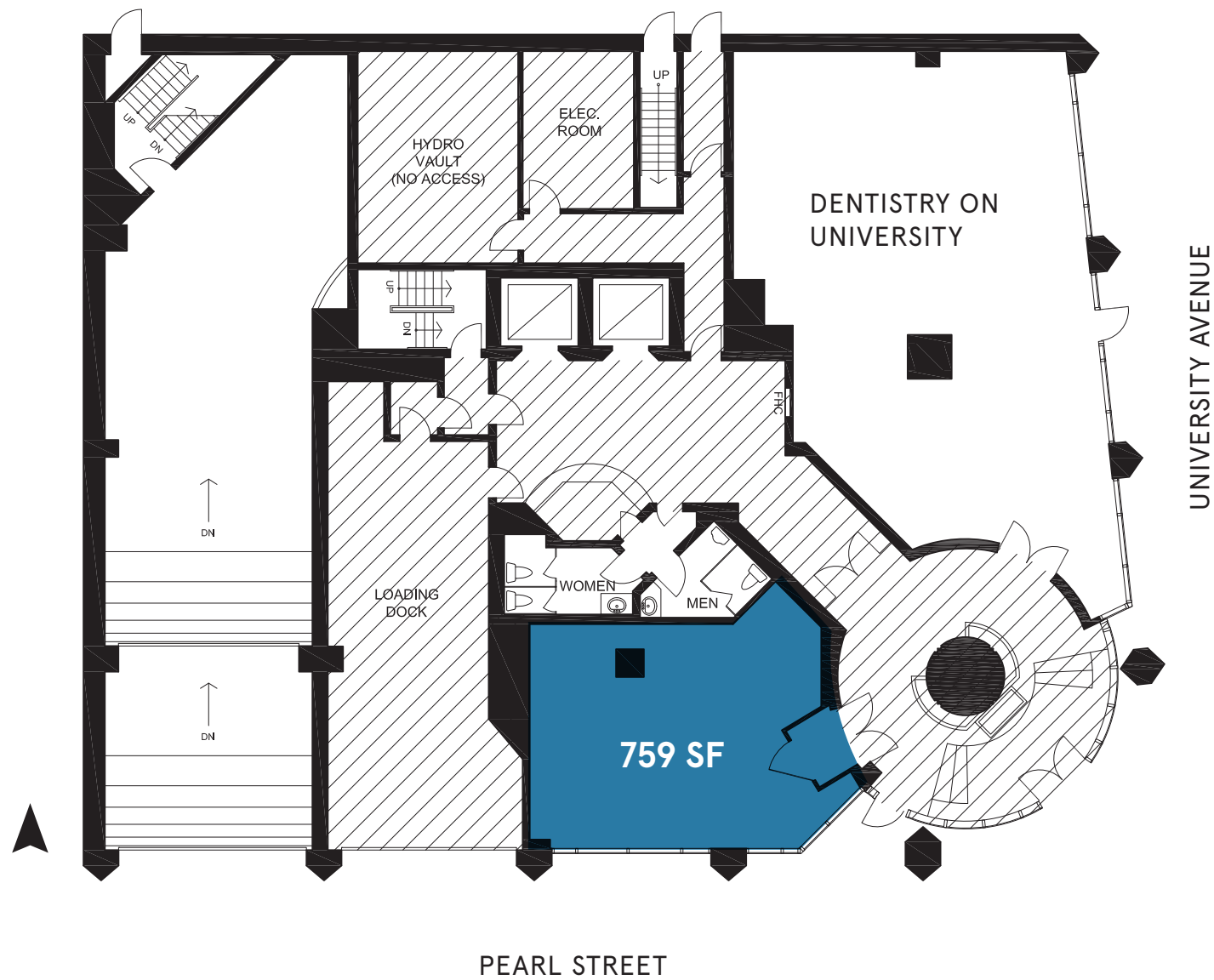
Available: June 1, 2024

- + Rare right-sized unit in the heart of the Financial Core at University Avenue and Pearl Street
- + Located on the ground level of a boutique 10-storey office tower
- + Street and office lobby access
- + Steps to the PATH network and St. Andrew and Osgoode subway stations





Floor Plan



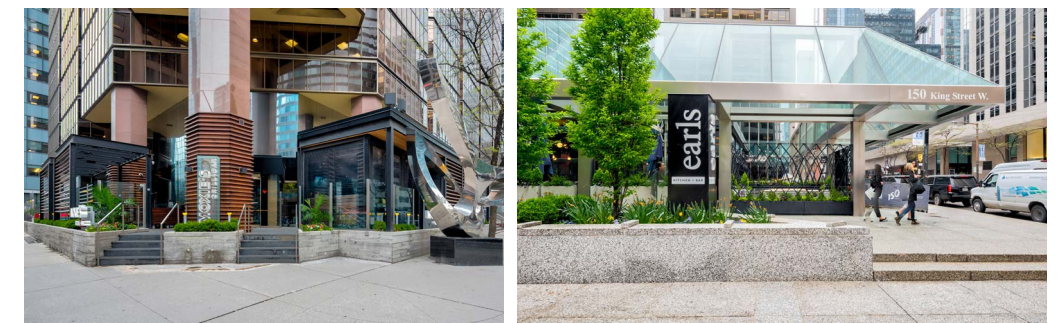


The Location

154 University Avenue is located at the corner of University and Pearl Street, where the Financial District meets the Entertainment District. The space offers access to the Financial District's extremely high daytime employment population and King West's rapidly growing residential population.

The Property is extremely accessible with easy access to Osgoode and St. Andrew subway stations as well as the King and Queen streetcar lines.

154 University also benefits from the city's robust tourism population. Popular tourist attractions such as Nathan Phillips Square, the CN Tower, Scotiabank Arena, Ripely's Aquarium, Dundas Square and the Roger's Centre are all within comfortable walking distance. Additionally, the Property is within proximity to numerous premier hotels including the Shangri-La, Bisha Hotel, Le Germain Hotel, The Ritz Carlton and the Nobu Hotel (coming soon).





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