

Prime Corner Retail for Lease

# 527 Yonge Street

Located at Yonge Street + Maitland Street | Downtown Yonge, Toronto



**CBRE**

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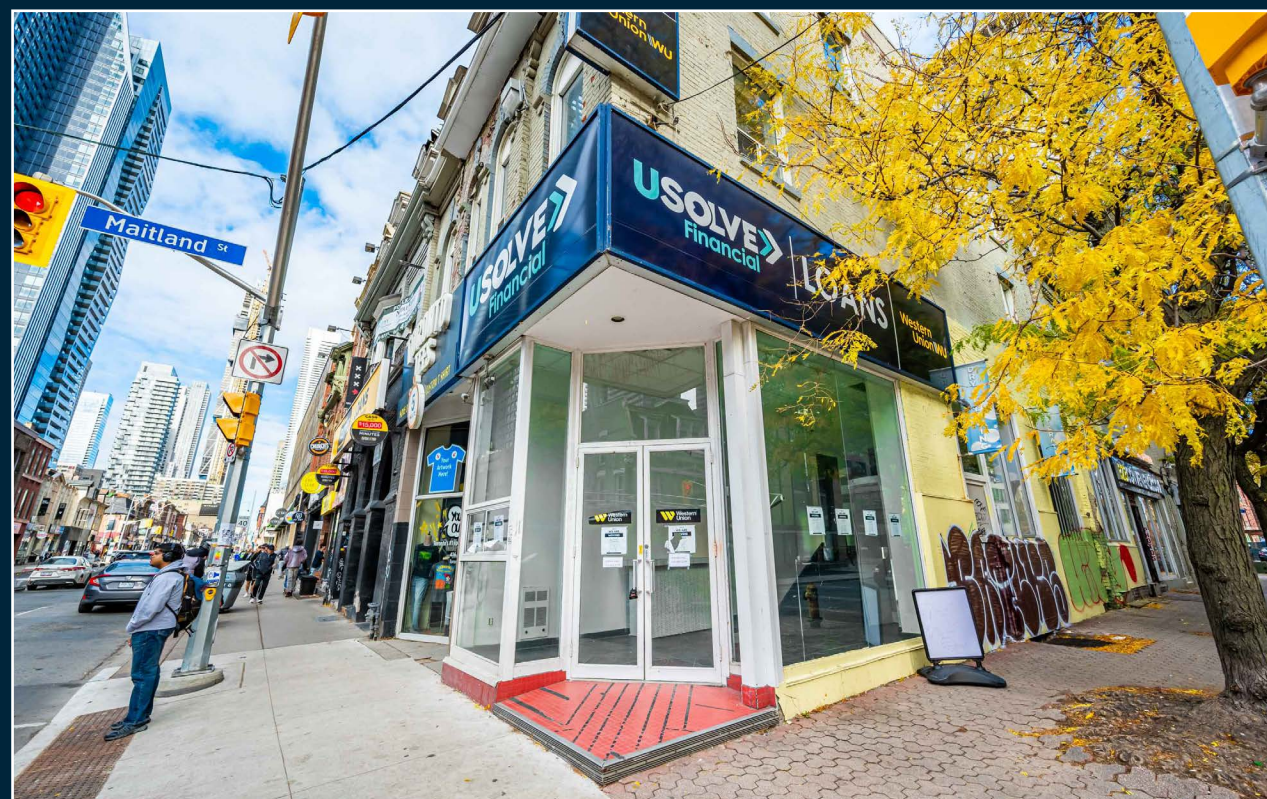
**Size:** 1,200 sq. ft.

**Net Rent:** \$6,500 / month

**TMI:** \$1,500 / month

**Available:** Immediately

- Excellent corner exposure at Yonge & Maitland in the heart of Downtown Yonge
- Steps from both Wellesley and College subway stations
- 10 ft. clear ceiling heights
- Neighbouring retailers include Fit4Less, HiBowl, RBC, Starbucks, LCBO, Tim Hortons, Second Cup, Firehouse Subs, Japadog, INS Market and many more





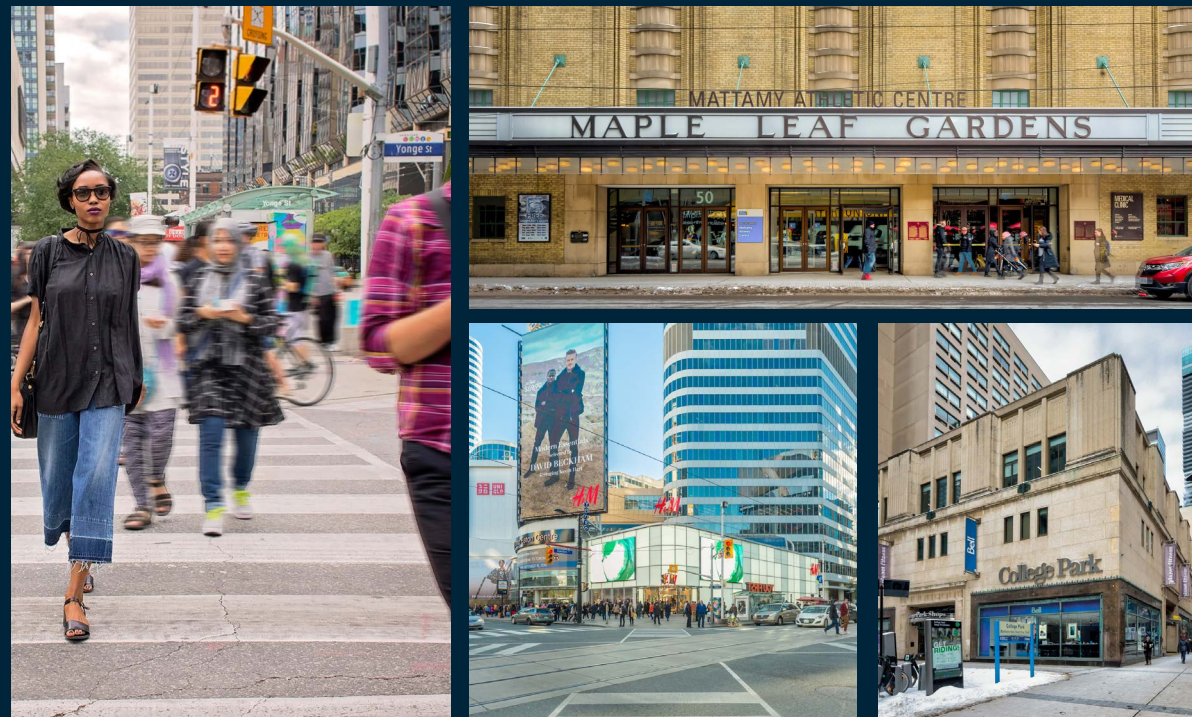
# The Location

## DOWNTOWN YONGE

527 Yonge Street is centrally located in Downtown Yonge, the heart of Toronto's tourist, retail and entertainment scene. It has excellent corner wraparound frontage on Yonge and Maitland. The site is well connected, with a one minute walk to both Wellesley and College subway stations as well as the 506 College streetcar line.

The site benefits from it's proximity to Yonge-Dundas Square and The Eaton Centre, two of the city's most popular tourist destinations. Yonge-Dundas Square is often compared to Times Square, drawing nearly 60 million visitors each year. The intersection is home to a large outdoor public square, a 24 multiplex theatre and the Eaton Centre, North America's busiest mall.

Downtown Yonge is experiencing exponential growth, with the development of a number of high-rise condominiums. There are currently 28 condominiums under construction/proposed along the Yonge Street corridor between Dundas Street and Bloor Street, bringing an additional 21,822 residential units to the area.



# Area Developments

21,822 new units



	Address/Name	# of Units	Status
1	The One	505	Construction
2	15 Charles	549	Pre-Construction
3	10 St. Mary	465	Pre-Construction
4	College Park	2,584	Pre-Construction
5	The Charles	428	Construction
6	625 Church	656	Pre-Construction
7	619 Yonge	606	Pre-Construction
8	530 Yonge	822	Pre-Construction
9	19 Bloor West	528	Pre-Construction
10	25 St. Mary	1143	Pre-Construction
11	1075 Bay	540	Pre-Construction
12	543 Yonge	679	Pre-Construction
13	20 Maitland	502	Construction
14	510 Yonge	500	Pre-Construction
15	646 Yonge	548	Pre-Construction
16	645 Yonge	789	Pre-Construction
17	475 Yonge	1611	Pre-Construction
18	2 Carlton	990	Pre-Construction
19	415 Yonge	471	Pre-Construction
20	372 Yonge	415	Pre-Construction
21	Chelsea Green	2109	Pre-Construction
22	Concord Sky	1106	Construction
23	8 Elm	819	Contruction
24	335 Yonge	165	Pre-Construction
25	699 Yonge	514	Pre-Construction
26	34 Maitland	529	Pre-Construction
27	33 Maitland	439	Pre-Construction
28	399 Yonge	810	Pre-Construction
Total		21,822	





## Contact

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