

Yorkstone

MANAGEMENT



Available for Lease

639 Queen Street West

4200 SQ. FT. EAST SIDE RETAIL SPACE

contact: info@yorkstone.ca / (416) 203-1334

THE SPACE:

AVAILABILITY: 2 floors

Ground Floor: 2,000 sq. ft.

Second Floor: 2,200 sq. ft.

*TOTAL: 4,200 sq.ft.

OCCUPANCY: Immediate

LEASE TYPE: Direct

PROPERTY TYPE: Retail

NET RENT: Inquire by phone or email



BUILDING FEATURES:

- Clean, column-free floor plan
- Over 20 FT of frontage along Queen Street West
- Floor to ceiling glass façade over both levels
- Building features restored original brick exterior
- Outdoor billboard space available
- Unloading area is available at the back alley
- Fiber optic available up to 1000 MBPS
- Possibility of connecting to an additional 6000 sq feet (West Side Retail)
- Strong neighboring tenancies: CB2, Winners, Loblaw's, RBC, Starbucks, LCBO and More

Ground Floor : 2,000 Sq. Ft.

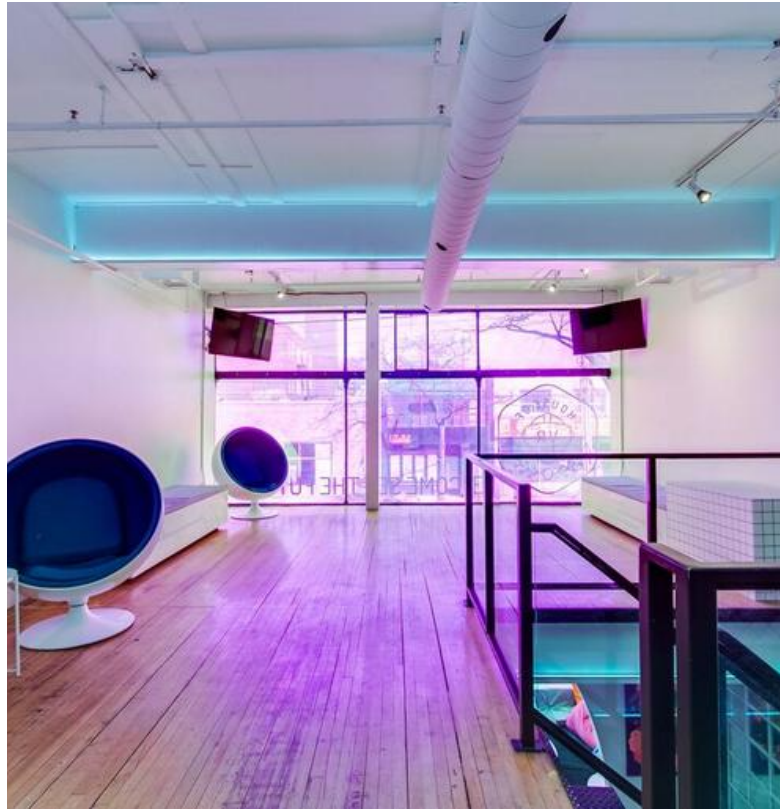


Second Floor : 2,200 Sq. Ft.

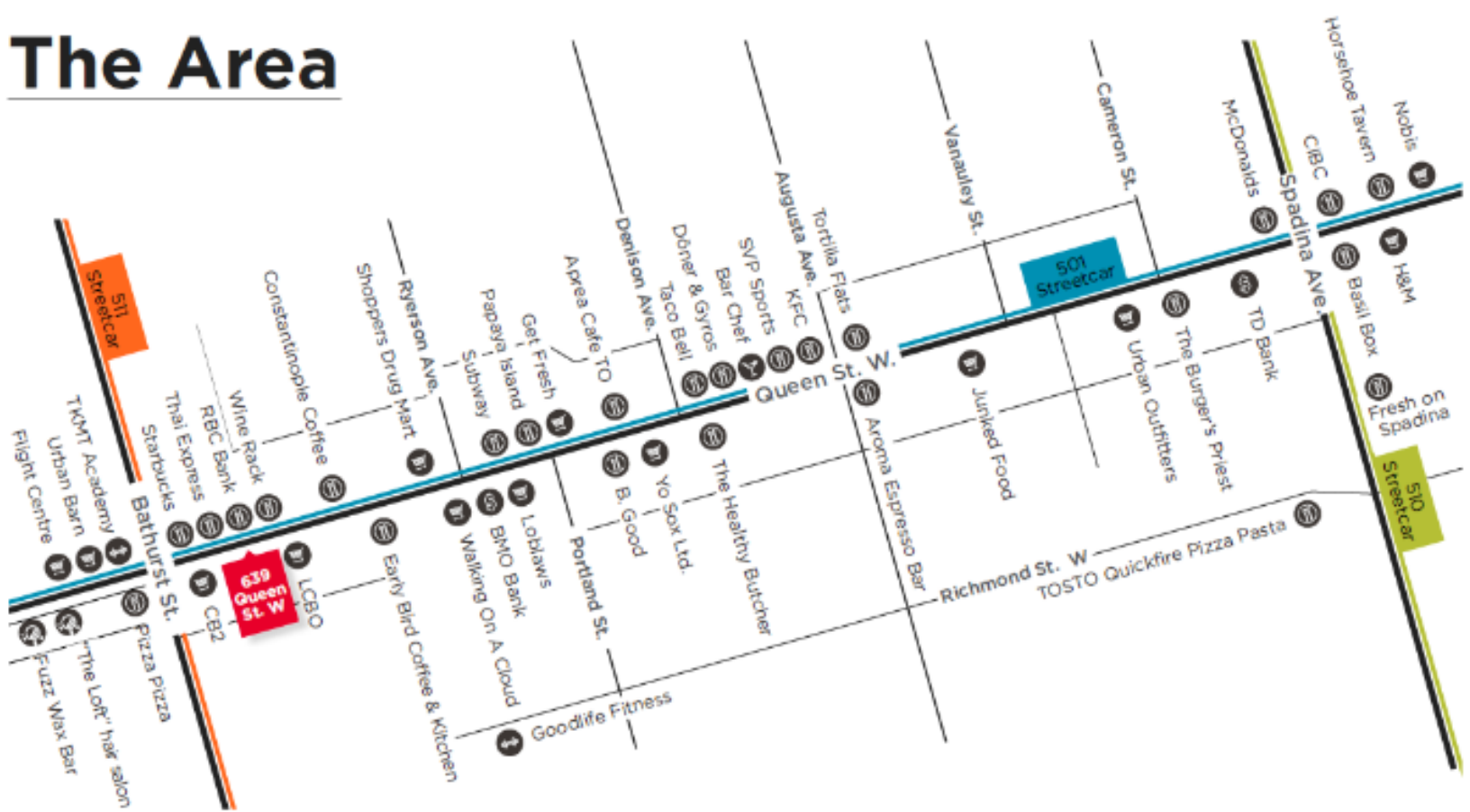


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INTERIOR PHOTOS:



The Area



POPULATION
1KM
46,441



DAYTIME
POPULATION
1KM
81,421



AVERAGE HOUSEHOLD
INCOME 1KM
\$125,917



WALK SCORE
99



TRANSIT SCORE
100

Source: Statistics Canada



NEARBY TRANSIT LINES

501 Queen Streetcar Stop

1 min

501 Queen Streetcar to Osgoode Station

5 stops

511 Bathurst Streetcar Stop

1 min

510 Spadina Streetcar Stop

7 min



TRAVEL TIMES

Union Station

10 min

Yonge-Dundas Square

10 min

Gardiner Expressway

18 min

Don Valley Parkway

15 min



STRONG NEIGHBORING TENANCIES:

CB2 (Crate & Barrel), Winners, Loblaws, RBC, Starbucks, LCBO and more

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