

27 Yorkville Avenue

OFFICE FOR LEASE

STYLING & ESTHETICS SCHOOLS

27

MIDEASTRO *Yorkville*

SUITES AT \$25.00 GROSS



ASHLAR

FOR MORE INFORMATION PLEASE CONTACT



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PROPERTY SUMMARY

Centrally located between Bay and Bloor-Yonge subway stations, 27 Yorkville offers exceptional value within a great location. Just steps from both Bloor Street's "Mink Mile" and trendy Yorkville, this location provides lots of natural light in one of Toronto's most prestigious nodes.

HIGHLIGHTS

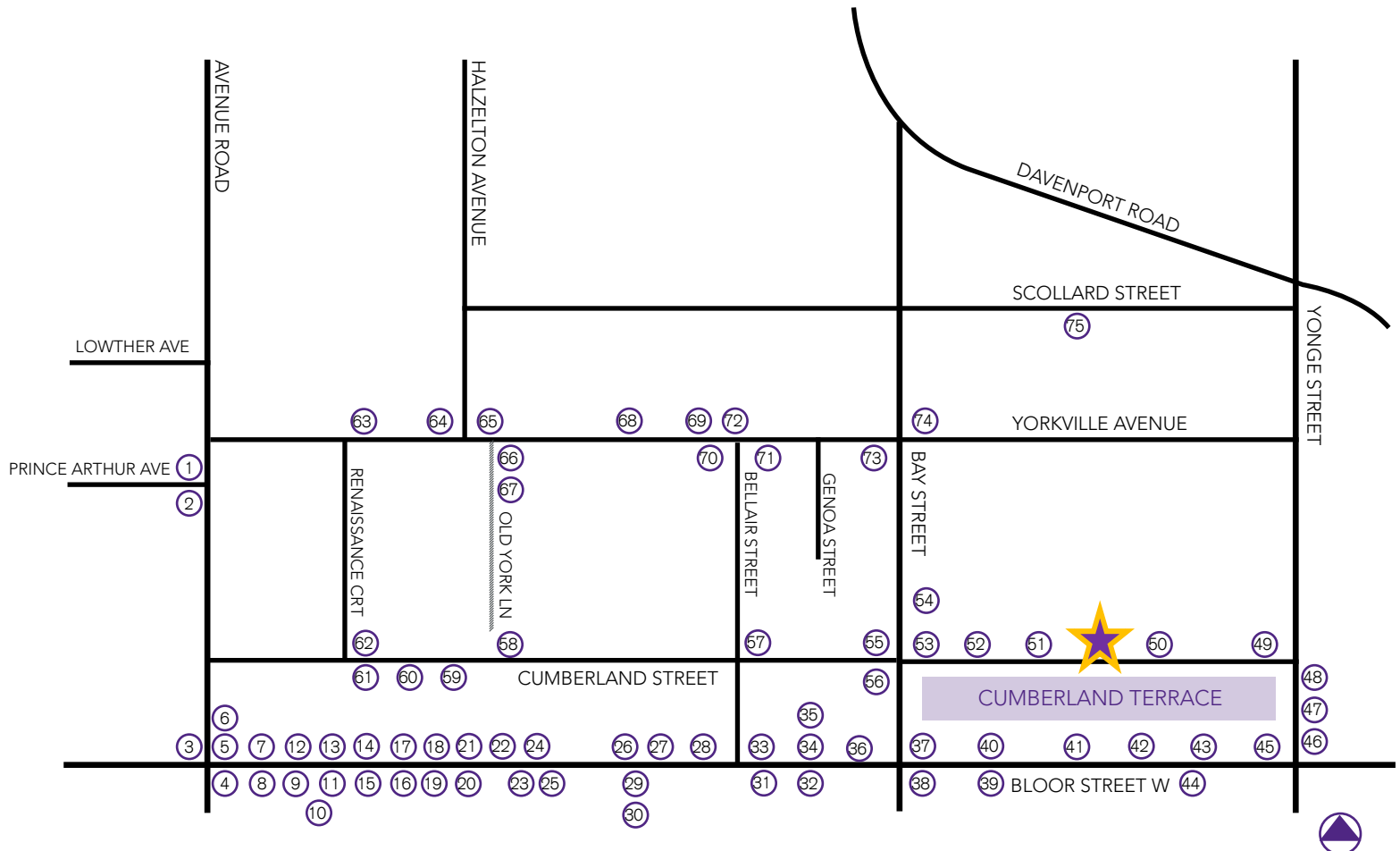
- Dedicated streetfront signage
- Lots of natural light
- Green P parking next door
- Convenient Yorkville location
- Steps from Bay and Bloor-Yonge subway stations
- Private patio overlooking Yorkville
- Pilates studio inside the building

DETAILS

ASKING RATE	\$35.00 PSF semi-gross (Suite 201)
	\$25.00 PSF gross (Suite 203)
OCCUPANCY	Immediate
TERM	5 years
AVAILABLE SPACE	Suite 201: 3,245 SF
	Suite 203: 3,016 SF
	Suite 204: 1,818 SF LEASED

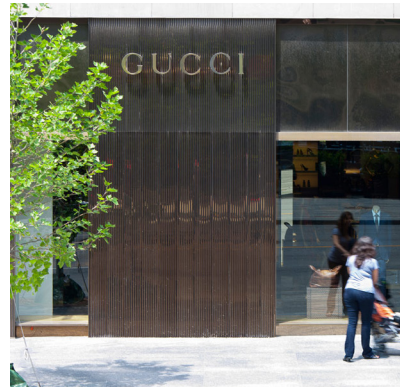


LOCATION MAP



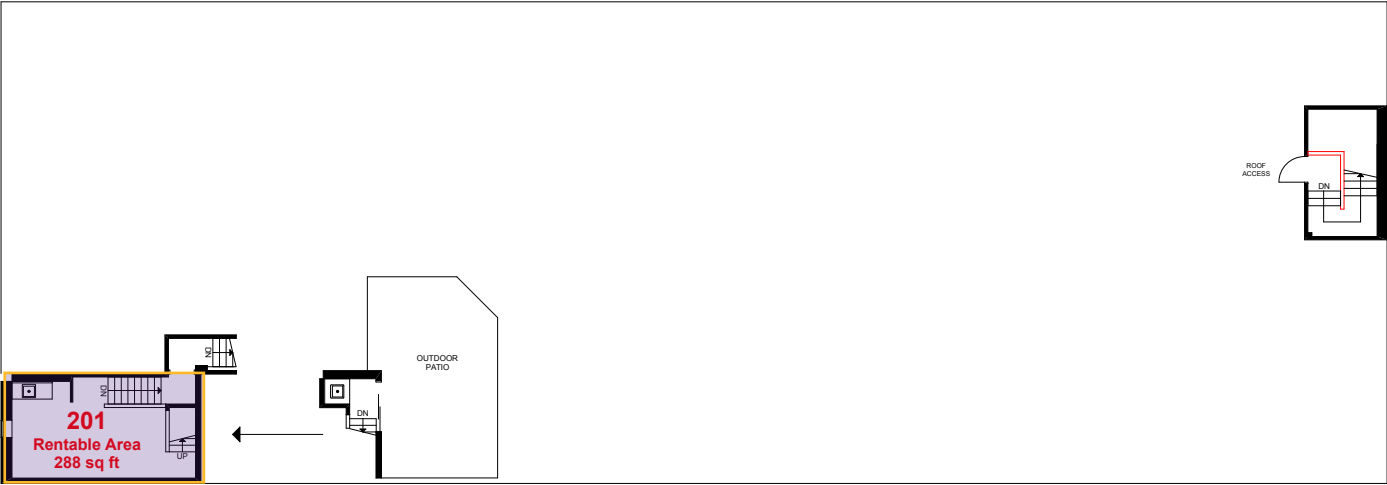
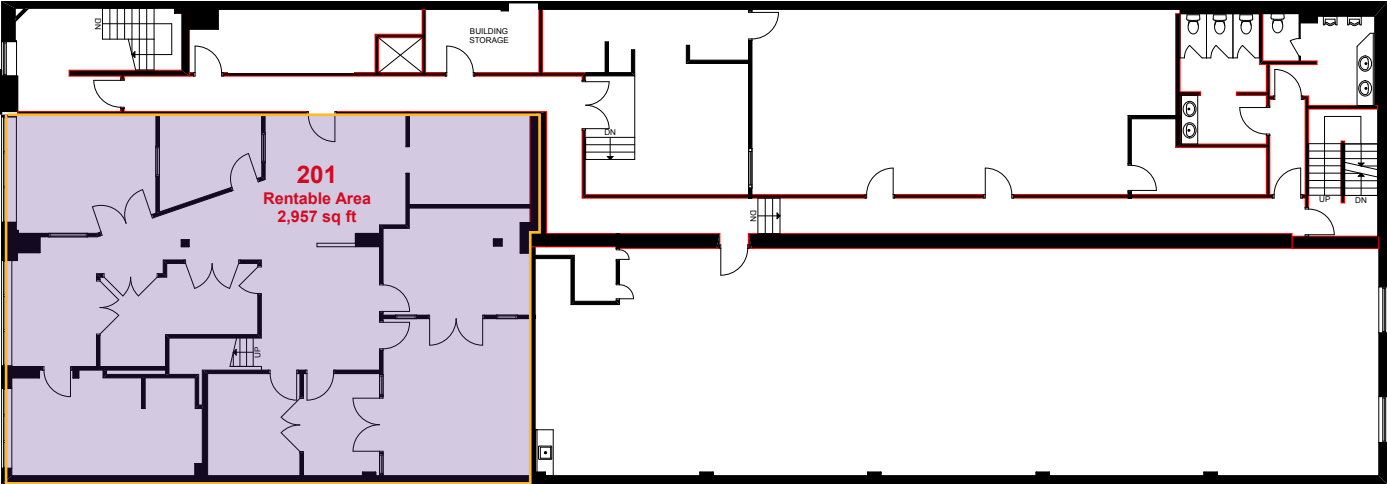
- | | | |
|------------------------|----------------------|--|
| 1. Shan | 26. Pottery Barn | 51. Print Three |
| 2. Morton's Steakhouse | 27. Williams-Sonoma | 52. Minto's Yorkville Park Development |
| 3. Park Hyatt | 28. Holt Renfrew Men | 53. Jasmine Jewellery |
| 4. Club Monaco | 29. Cole Haan | 54. Wine Rack |
| 5. Yves St. Laurent | 30. Windsor Arms | 55. Starbucks |
| 6. Starbucks | 31. MAC | 56. Specchio Shoes |
| 7. Tiffany & Co | 32. Hugo Boss | 57. Sassafraz |
| 8. Sephora | 33. Harry Rosen | 58. Kate Spade |
| 9. Escada | 34. Banana Republic | 59. Nicholas Menswear |
| 10. La Soci  t   | 35. Roots | 60. Aveda |
| 11. Cartier | 36. Davids | 61. Lululemon |
| 12. Burberry | 37. The Gap | 62. Carens Wine & Cheese Bar |
| 13. Intermix | 38. Chapters | 63. The Hazelton Hotel |
| 14. Hermes | 39. Birks | 64. One Restaurant |
| 15. Michael Kors | 40. Holt Renfrew | 65. Kito |
| 16. Prada | 41. Zara | 66. Montage |
| 17. Gucci | 42. Aritzia | 67. Augustina |
| 18. Guerlain | 43. BCBG Maxazaria | 68. Teatro Verde |
| 19. Mulberry | 44. H&M | 69. Diesel |
| 20. Coach | 45. Swarovski | 70. Pink Tartan |
| 21. Brooks Brothers | 46. RBC Royal Bank | 71. Trattoria Nervosa |
| 22. J. Crew | 47. Jack Astor's | 72. Anthropologie |
| 23. Chanel | 48. Starbucks | 73. Pusateri's |
| 24. L'Occitane | 49. Pizza Pizza | 74. Four Seasons Hotel |
| 25. Dolce & Gabbana | 50. The Pilot | 75. Buca |





FLOOR PLANS

SUITE 201 | 3,245 SF



FLOOR 3

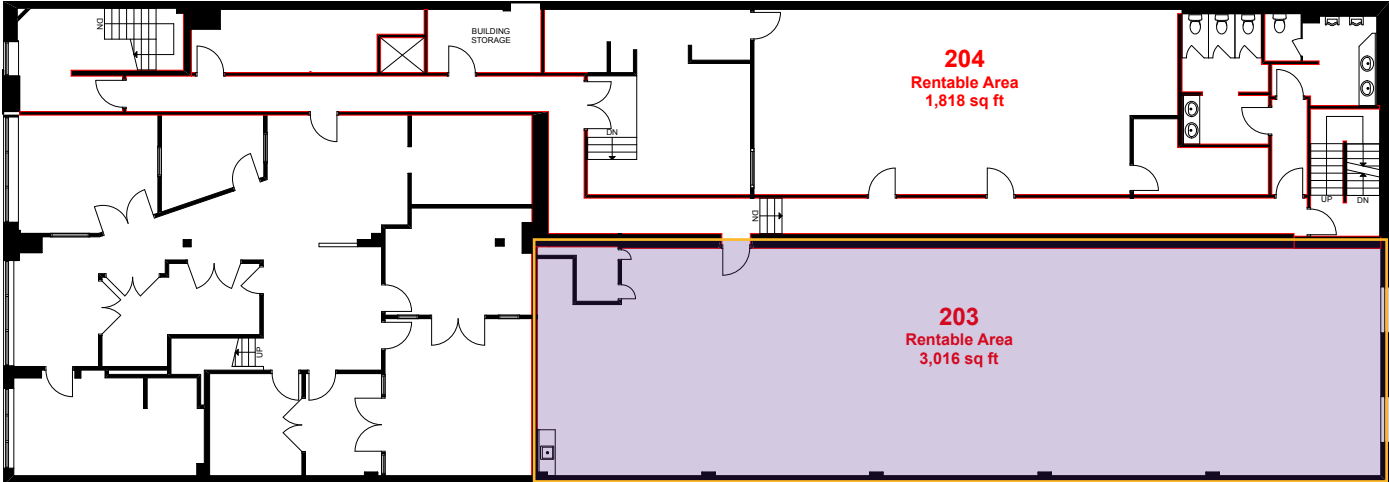
PATIO ABOVE



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FLOOR PLANS

SUITE 203 | 3,016 SF





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