

Manulife Investment Management x CBRE

# Dundas Kipling Centre

An expansive two-building complex, Dundas-Kipling Centre is ideally located in Etobicoke directly accessible to Kipling TTC station and GO Station terminal and offers convenient access to Highway 427 and the Gardiner Expressway.

*5343 & 5353 Dundas Street West, Etobicoke, ON*



Dundas Kipling Centre

# Purposefully Designed Spaces.

Dundas-Kipling Centre (“DKC”) is strategically located in the heart of Etobicoke. Surrounded by numerous newly constructed residential towers and offering a wide selection of retail shops and restaurants with unparalleled transit accessibility, DKC has it all when it comes to live, work and play. Etobicoke is a dynamic landscape of development where you have the opportunity to be a part of a revitalized chapter for this community,

Dundas-Kipling Centre’s office spaces are designed with your team’s accomplishments in mind. We have flexible office sizes to fit a range of tenant needs. With an average floorplate of just over 16,000 SF or 19,000 across the two towers, both offer customizable floor plans and flexible leasing options, with all offices able to be transfigured to accommodate businesses of all sizes and types.

Dundas-Kipling Centre is the embodiment of sustainable and healthy office design, having achieved several prestigious certifications including BOMA BEST and LEED Gold certifications, as well as Fitwel Approval.

The needs of our tenants are important to us. To that end, we have built an exceptional environment for businesses and their employees to be well, productive and grow at Dundas-Kipling Centre.



## Certifications



Fitwel<sup>®</sup>  
Viral Response  
Certified



# Amenities Galore.

We know amenities play a crucial role in enhancing the overall experience and productivity of employees – that’s why we have curated a meaningful amenities platform to support our office workers above.

We offer our tenant’s choice; do your employees want to take a break in the exclusive Tenant Lounge, enjoy the fresh air on our outdoor patio or grab a coffee and take in the views?

For commuters, Dundas-Kipling Centre has ample underground parking for both vehicles and bicycles, Kipling Transit Hub located right across the street, where tenants can catch the TTC, GO, and MiWay transit lines. The property is also located a short drive from Highway 427 and the Gardiner Expressway, transporting you to Downtown Toronto, the rest of the GTA, and beyond.

Whatever you need, DKC can support you.



Onsite food service



Strategically located with exceptional connectivity



Tenant-exclusive WiFi lounge



Terrace/green space



Underground parking for vehicles and bicycles



Secure bicycle storage



Direct access to Kipling station



24/7 On-site security

 [Click Here to View Property Marketing Video](#)

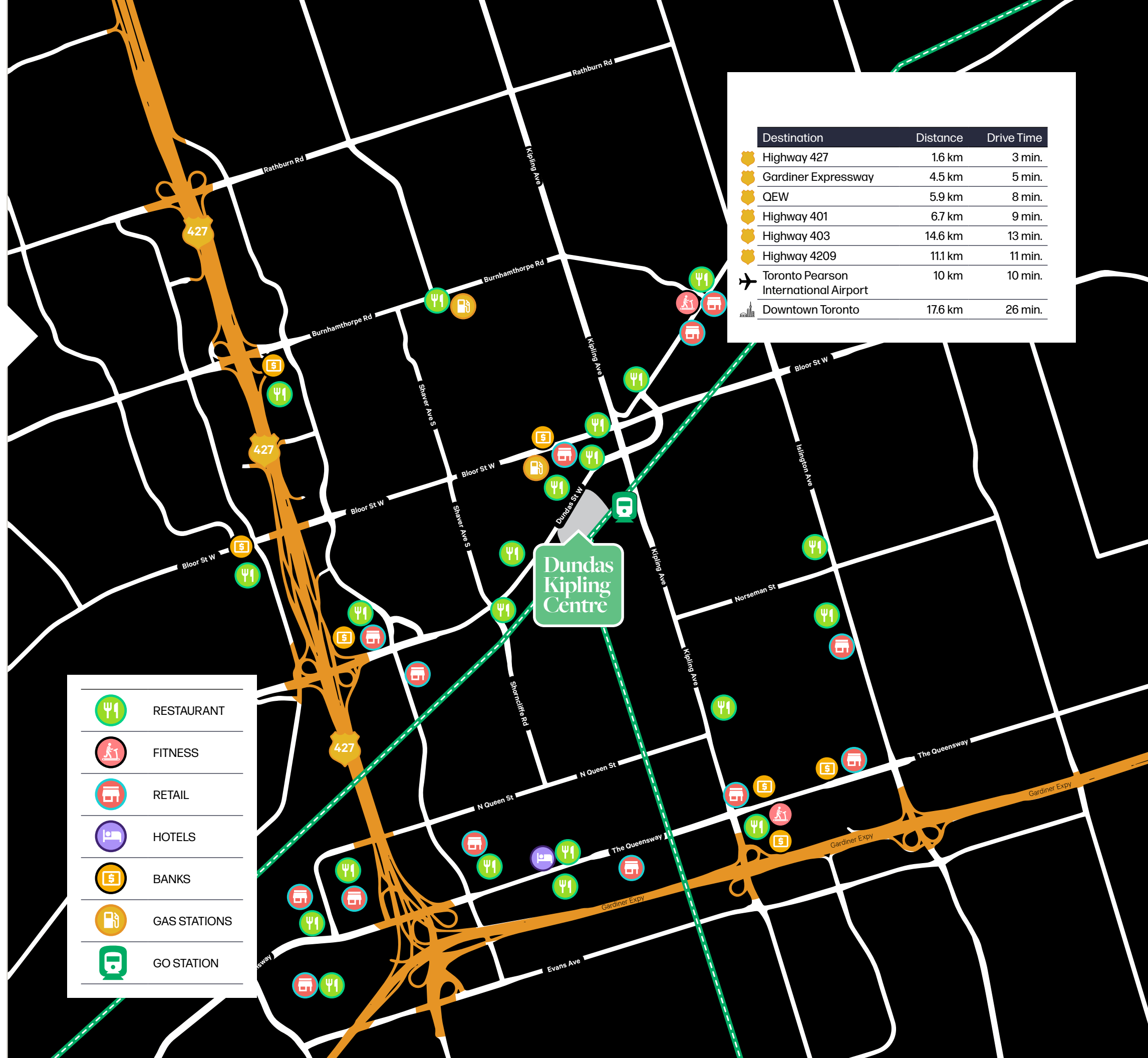


# Incredibly Connected to the Community.

Located in the heart of Etobicoke, Dundas-Kipling Centre is surrounded by an excess of community amenities including sit-down and takeout restaurants, convenience shops, and fitness options, all while benefitting from unparalleled access to transit.

Discover the best of Etobicoke's culinary offerings at one of the many diverse dining options in the neighbourhood, ranging from upscale dining to takeout options, or even enjoy a night out on the town with friends or colleagues.

With easy access to major highways and public transportation, DKC is the perfect destination for your next office space. Come and experience the convenience and accessibility of Dundas-Kipling Centre - your premier work destination in a bustling and vibrant Etobicoke neighbourhood.



Destination	Distance	Drive Time
Highway 427	1.6 km	3 min.
Gardiner Expressway	4.5 km	5 min.
QEW	5.9 km	8 min.
Highway 401	6.7 km	9 min.
Highway 403	14.6 km	13 min.
Highway 4209	11.1 km	11 min.
Toronto Pearson International Airport	10 km	10 min.
Downtown Toronto	17.6 km	26 min.

- RESTAURANT
- FITNESS
- RETAIL
- HOTELS
- BANKS
- GAS STATIONS
- GO STATION



Dundas Kipling Centre

# Introducing 5353 Dundas St W.

## Timing

Immediate

## Asking Rent

\$19.00 PSF

## Additional Rent

\$22.46 PSF

## Parking

26:1,000 SF

Unreserved Underground: \$120 per stall, monthly

Visitor spaces available underground

Click suite for a virtual tour

Suite 503 – 1,923 SF

Suite 501 – 2,785 SF

Suite 220 – 4,812 SF

[Click Here to Download Floorplans](#)





Reach out to learn  
more about how you  
can become part of the  
Dundas Kipling Centre  
community.

# Dundas Kipling Centre

**Listing Agents:**

**Kay Locke\***

Vice President  
416 798 6268  
kay.locke@cbre.com

**Ruth Murnaghan\***

Associate Vice President  
416 798 6267  
ruth.murnaghan@cbre.com

**John Potter\***

Senior Vice President  
416 798 6242  
john.potter@cbre.com

\*Sales Representative

This disclaimer shall apply to CBRE Limited, Real Estate Brokerage, and to all other divisions of the Corporation ("CBRE"). The information set out herein, including, without limitation, any projections, images, opinions, assumptions and estimates obtained from third parties (the "Information") has not been verified by CBRE, and CBRE does not represent, warrant or guarantee the accuracy, correctness and completeness of the information. CBRE does not accept or assume any responsibility or liability, direct or consequential, for the Information or the recipient's reliance upon the Information. The recipient of the Information should take such steps as the recipient may deem necessary to verify the Information. The Information may change and any property described in the Information may be withdrawn from the market at any time without notice or obligation to the recipient from CBRE. CBRE and the CBRE logo are the service marks of CBRE Limited and/or its affiliated or related companies in other countries. All other marks displayed on this document are the property of their respective owners. All Rights Reserved. Mapping Sources: Canadian Mapping Services [canadamapping@cbre.com](mailto:canadamapping@cbre.com); DMTI Spatial, Environics Analytics, Microsoft Bing, Google Earth