



BLOOR PLAYCE

ISLINGTON

LARGE
BLOCK
AVAILABLE
UP TO
157,000 SF

3250, 3280 & 3300 BLOOR ST W

ELEVATE YOUR ENVIRONMENT

BLOOR ISLINGTON PLACE

Located in one of the most recognizable office complexes in the Greater Toronto Area, Bloor Islington Place provides an exceptional opportunity to truly elevate your tenant experience. This award-winning, class-A landmark boasts unparalleled business amenities and modern flexible workspaces.

PROPERTY HIGHLIGHTS

Bloor Islington Place also delivers unparalleled access to on-site retail, major 400 series highways and direct access to the TTC subway Islington Station, offering one of the market's most well-connected destinations and a premier hub for business.



70,000 SF OF ON-SITE RETAIL AMENITIES

QUICK ACCESS TO AREA HIGHWAYS

GROUND-LEVEL SUBWAY ACCESS

SECURE ON-SITE PARKING

ON-SITE AMENITY CENTRE

MODERN WORKSPACES

CONFERENCE ROOMS

OUTDOOR TERRACE



CLAIM THE CORNERSTONE

This 157,000 square foot block at Bloor Islington Place is ready to be home to your company's next headquarters. With built-out office space, exclusive signage and direct subway access, this Class A destination places your brand at the center of one of the most recognizable office complexes in Toronto's west end. Extensive parking and campus-scale amenities also give your teams everything they need to thrive, from training centers and lifestyle offerings to client hosting spaces.



WORKPLACE ADVANTAGES



BLACK ANGUS STEAKHOUSE

Host your board meetings, clients or shareholder events



ON-SITE DAYCARE

On-site daycare to support employee retention and return to office flexibility



CONFERENCE CENTRES

Fully equipped conference centres for team training and large-scale presentations



OUTDOOR TERRACE

Suited for hosting internal celebrations, networking events and recruiting mixers

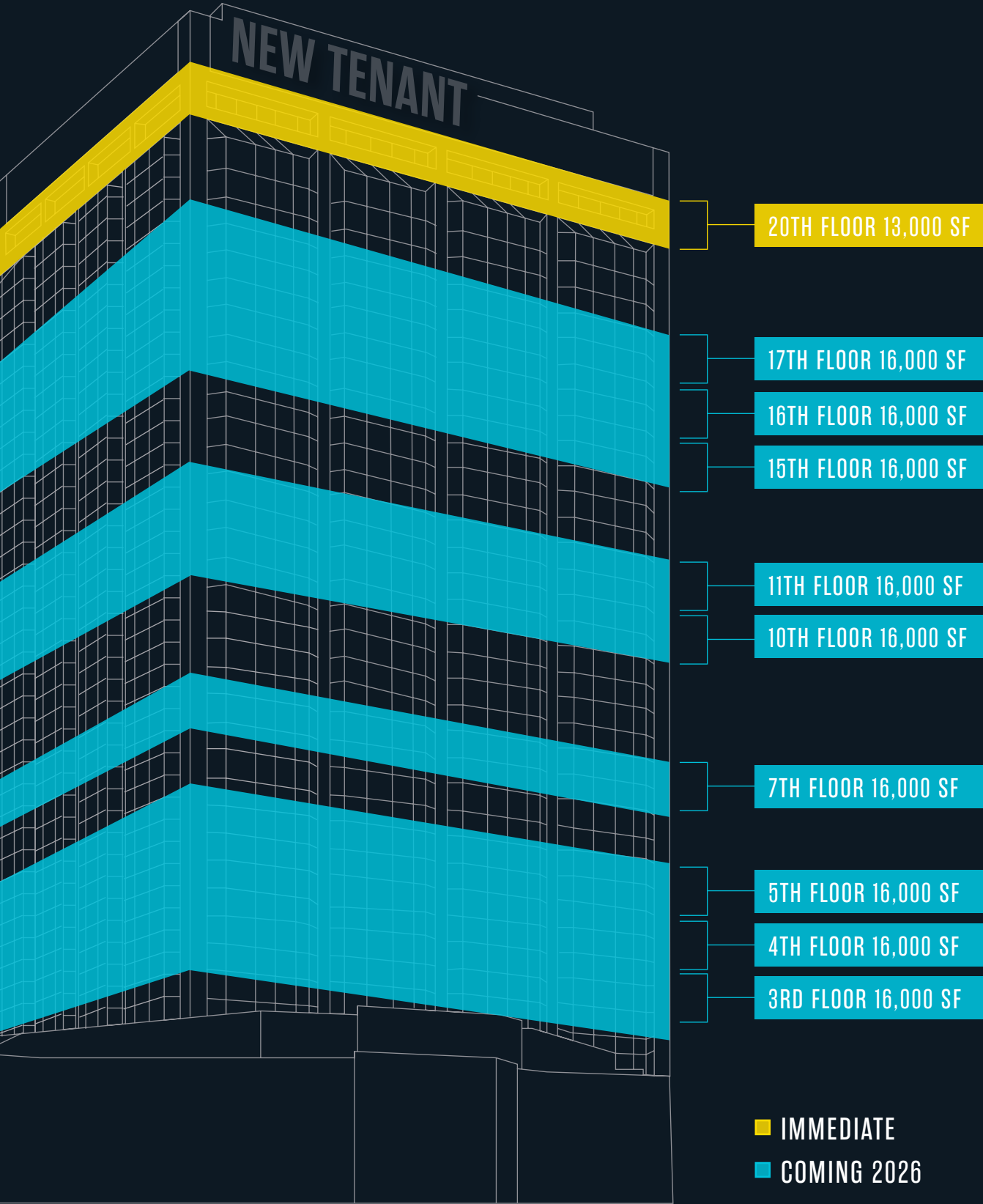


ACCESS MADE EASY

Direct access to the TTC subway Islington Station

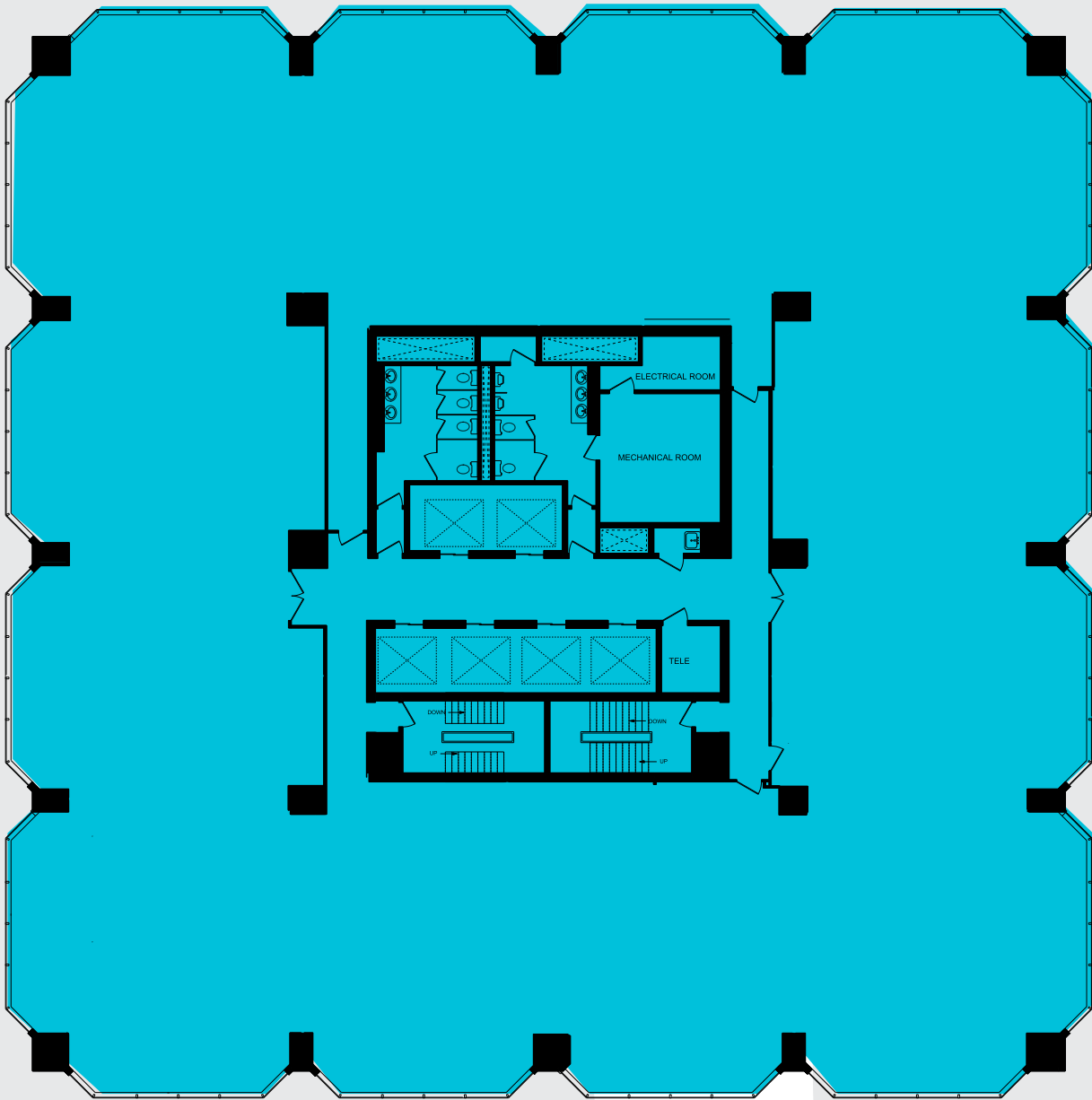
LARGE BLOCK AVAILABILITY PLAN

UP TO 157,000 SF AVAILABLE



TYPICAL FLOOR PLATE 16,000 SF

WEST TOWER | 3300 BLOOR ST W



MAKE YOUR MARK ON TORONTO WEST

With large block availabilities and flexible suites tailored to companies poised to make their mark on these world-class city, Bloor Islington Place offers Toronto's preeminent opportunity for a new corporate headquarters.

157,000 SF
AVAILABLE
ACROSS
THREE
TOWERS

BLOOR ISLINGTON PLACE

EAST TOWER | 3250 BLOOR ST W

Suite 200	17,718 SF	Available Now
Suite 440	3,521 SF	Available Now
Suite 902A	5,069 SF	Available Now
Suite 902B	3,324 SF	Available Now

CENTRE TOWER | 3280 BLOOR ST W

Suite 320	4,009 SF	Available Now
Suite 808	1,850 SF	Available Now
Suite 1201	8,000 SF	Available Now

WEST TOWER | 3300 BLOOR ST W

Suite 510 (Turnkey)	5,236 SF	Available Now
Suite 630	1,762 SF	Available Now
Suite 650	6,128 SF	Available Now
Suite 680	2,365 SF	Available Now
20th Floor (Penthouse)	13,443 SF	Available Now

CONTIGUOUS
BLOCK

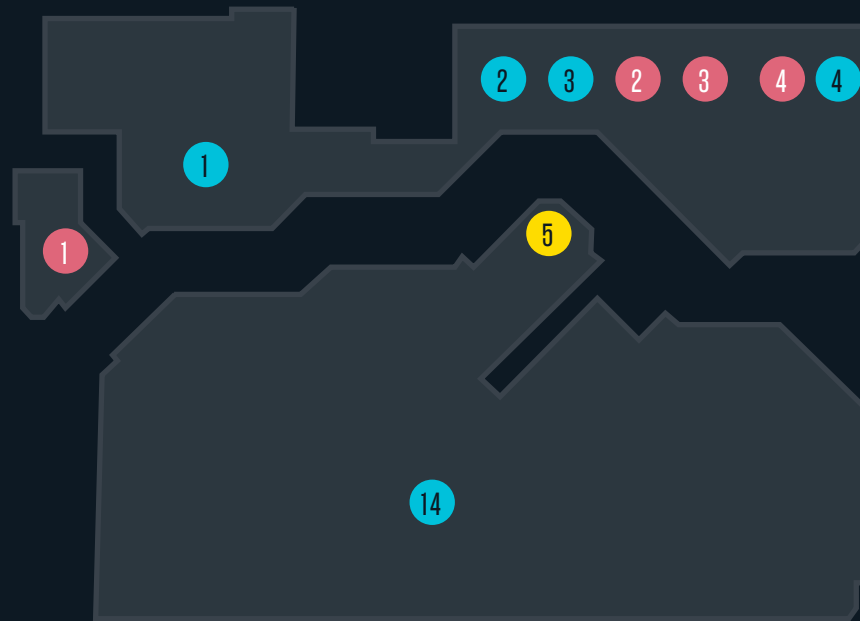
	Asking Rate	Additional Rent 2025	Parking Rates
EAST TOWER	\$23.50 PSF (Year 1)	\$25.83 PSF	Parking Rate 1 : 1,000 SF
CENTRE TOWER		\$25.76 PSF	Unreserved \$185.00
WEST TOWER		\$25.76 PSF	Reserved/Valet \$350.00

CONVENIENCE WHERE YOU NEED IT MOST

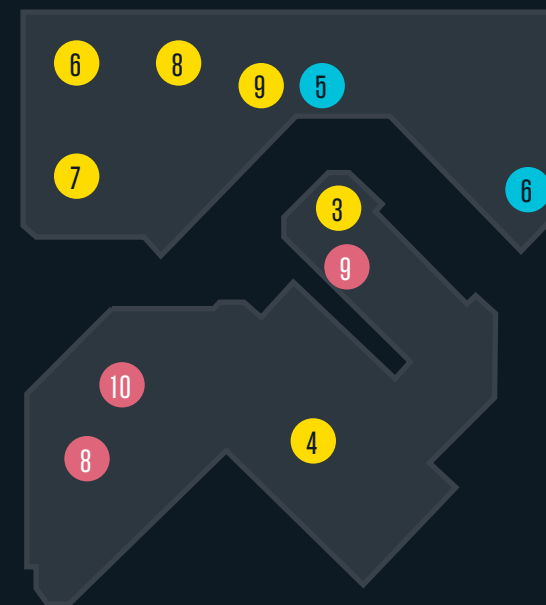
CONVENIENTLY LOCATED

Bloor Islington Place offers an array of incredible on-site amenities, ensuring you have everything you need and want, just steps from your desk. With fitness facilities, dining, and shopping options all within walking distance, you'll find all you need without ever having to venture far.

WEST TOWER 3300 BLOOR ST W



CENTRE TOWER 3280 BLOOR ST W



EAST TOWER 3250 BLOOR ST W



FOOD & DRINK

- | | |
|-------------------------|---------------------------|
| 1 Tim Hortons | 11 Pumpernickels' |
| 2 Freshii | 12 Black Angus Steakhouse |
| 3 Real Fruit Bubble Tea | 13 A&W |
| 4 Au Pain Dore | 14 Sobeys Urban Fresh |
| 5 Bibab Express | |
| 6 Thai Express | |
| 7 Subway | |
| 8 Ali Baba's | |
| 9 Bens the Greek | |
| 10 Captain Azza | |

PROFESSIONAL SERVICES

- | |
|---------------------------------------|
| 1 Kids & Co. |
| 2 Coming soon - Prayer/Maternity room |
| 3 Flair Cleaners |
| 4 Service Ontario |
| 5 Gateway Newstands |
| 6 The Co-operators |
| 7 Meridian Credit Union |
| 8 Cocospoon |
| 9 Moneysworth & Best |

HEALTH & BEAUTY

- | |
|--------------------------------------|
| 1 Tresses Salon |
| 2 Nails for You |
| 3 Dr. J. A Carey |
| 4 Dr. Roger Avila |
| 5 The Bloor Clinic |
| 6 The Bloor Clinic Kids |
| 7 Health Bound Health Network |
| 8 Guardian Pharmacy |
| 9 Goodlife Fitness (Mezzanine Level) |
| 10 Dr. I. Martin |

LIVE, WORK, PLAY

AT BLOOR ISLINGTON PLACE

7AM ≡

KICK-START YOUR DAY
WITH A GYM CLASS AT
GOODLIFE FITNESS BEFORE
HEADING INTO THE OFFICE



12PM ≡

GRAB AN ENERGIZING
SALAD FROM
PUMPERNICKEL'S
FOR LUNCH



≡ **8AM**

PICK UP YOUR FAVORITE
COFFEE FROM AU PAIN DORE
ON THE WAY TO YOUR
MORNING MEETING



≡ **5PM**

ENJOY DINNER AND
DRINKS AT BLACK ANGUS
WITH CLIENTS



10AM ≡

JOIN A BRAINSTORMING
SESSION IN THE
CONFERENCE ROOM

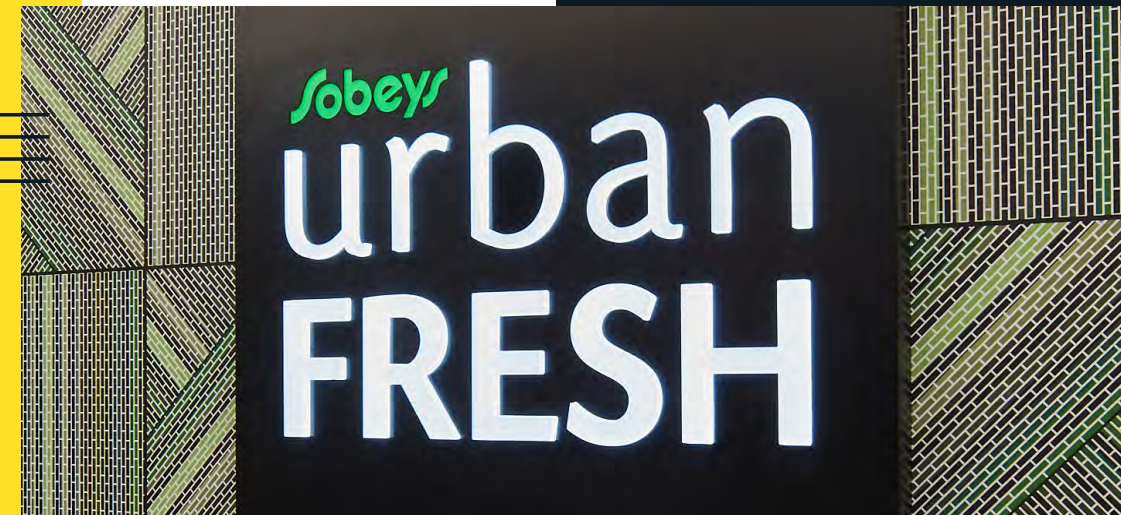


7PM ≡

STOP BY SOBEYS FOR
GROCERIES BEFORE
HEADING HOME



sobeys
urban
FRESH



CONFERENCE YOUR WAY

CONNECT EASILY

Host meetings, trainings, and presentations with our fully equipped 60-person conferencing facility

CUSTOMIZE YOUR SETUP

from classroom-style learning to theatre-style talks

BREAK OUT & BRAINSTORM

in the private 14-person boardroom

FUEL COLLABORATION

with Wi-Fi, teleconferencing, whiteboards, and a full kitchenette

SEAMLESS BOOKING

through the BIP app or by emailing bip.admin@Colliers.com

CONVENIENT CATERING

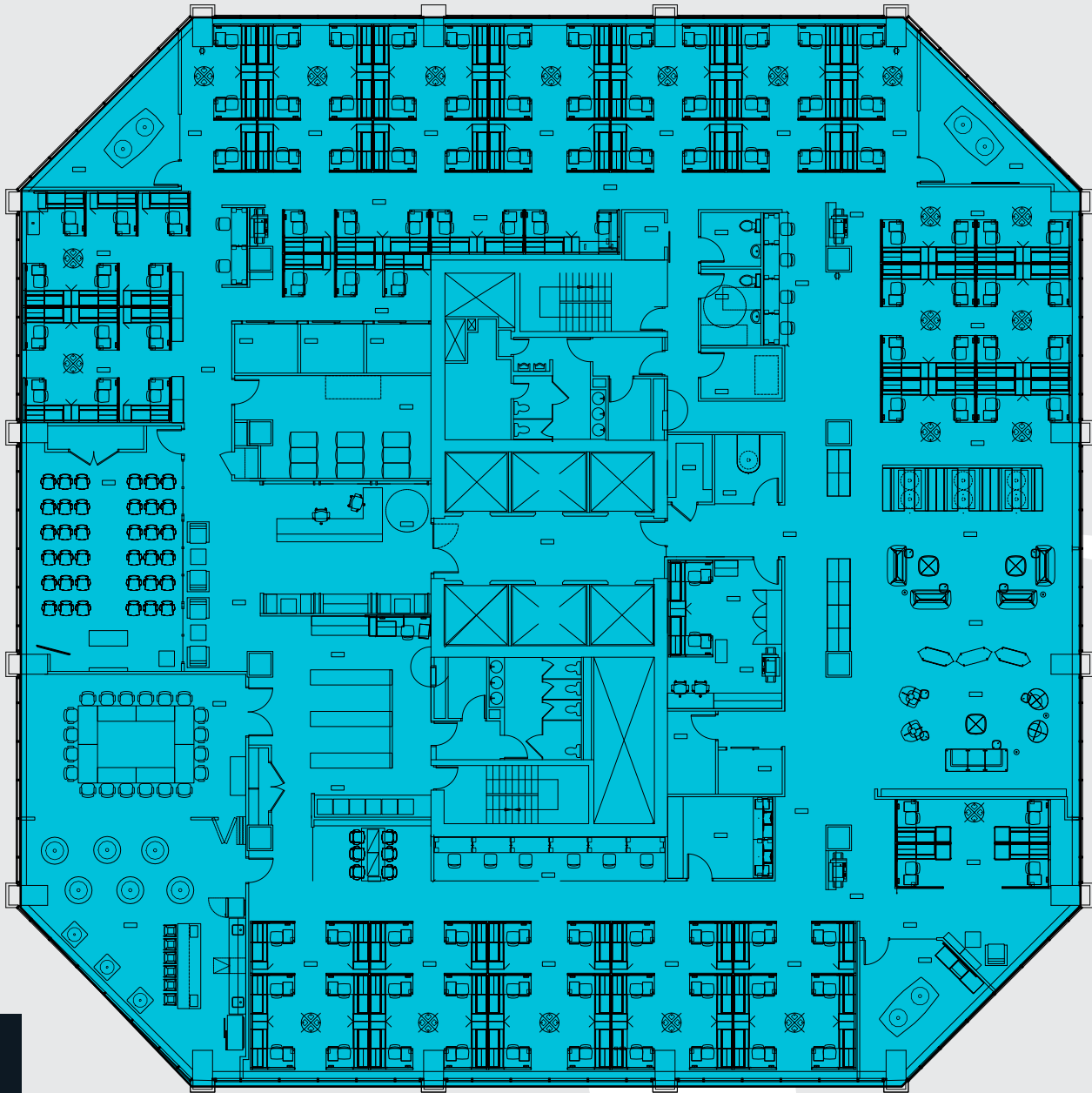
Extensive Catering options available on-site



SUITE 200

17,718 SF

EAST TOWER | 3250 BLOOR ST W

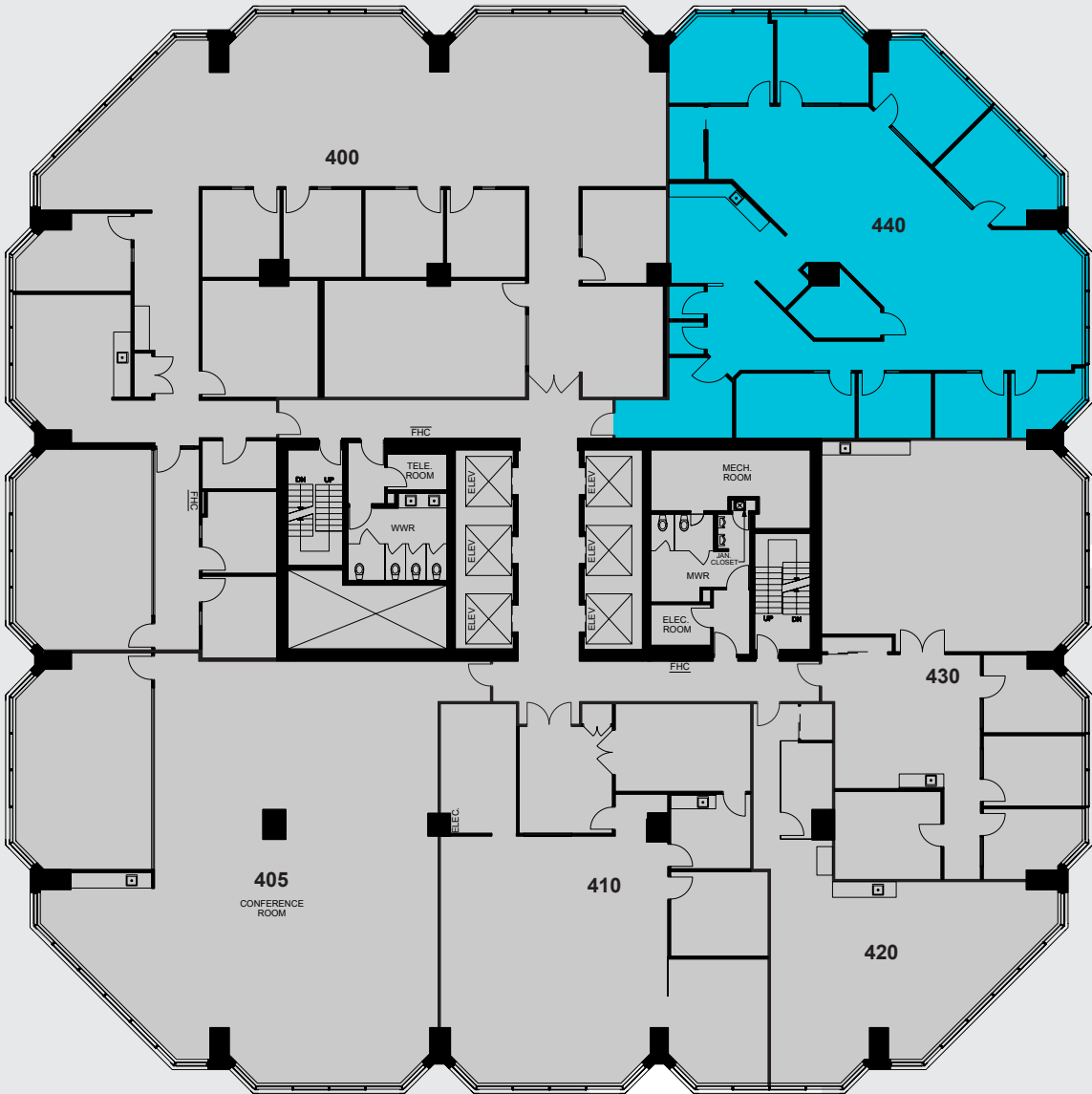


BLOOR ISLINGTON PLACE

SUITE 440

3,521 SF

EAST TOWER | 3250 BLOOR ST W



BLOOR ISLINGTON PLACE

SUITE 902

8,393 SF

FEASIBILITY
PLAN

EAST TOWER | 3250 BLOOR ST W

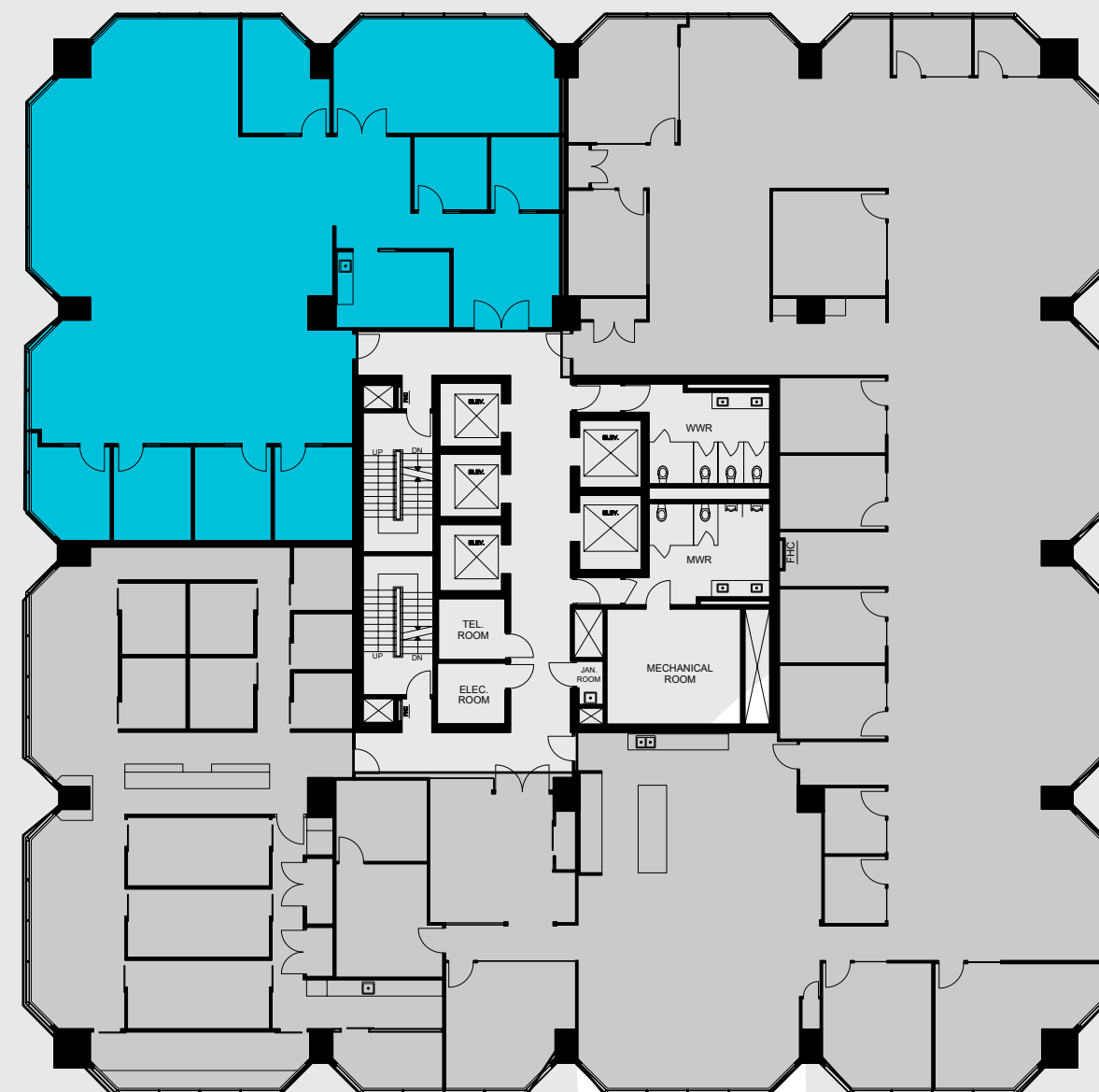


BLOOR ISLINGTON PLACE

SUITE 320

4,009 SF

CENTRE TOWER | 3280 BLOOR ST W

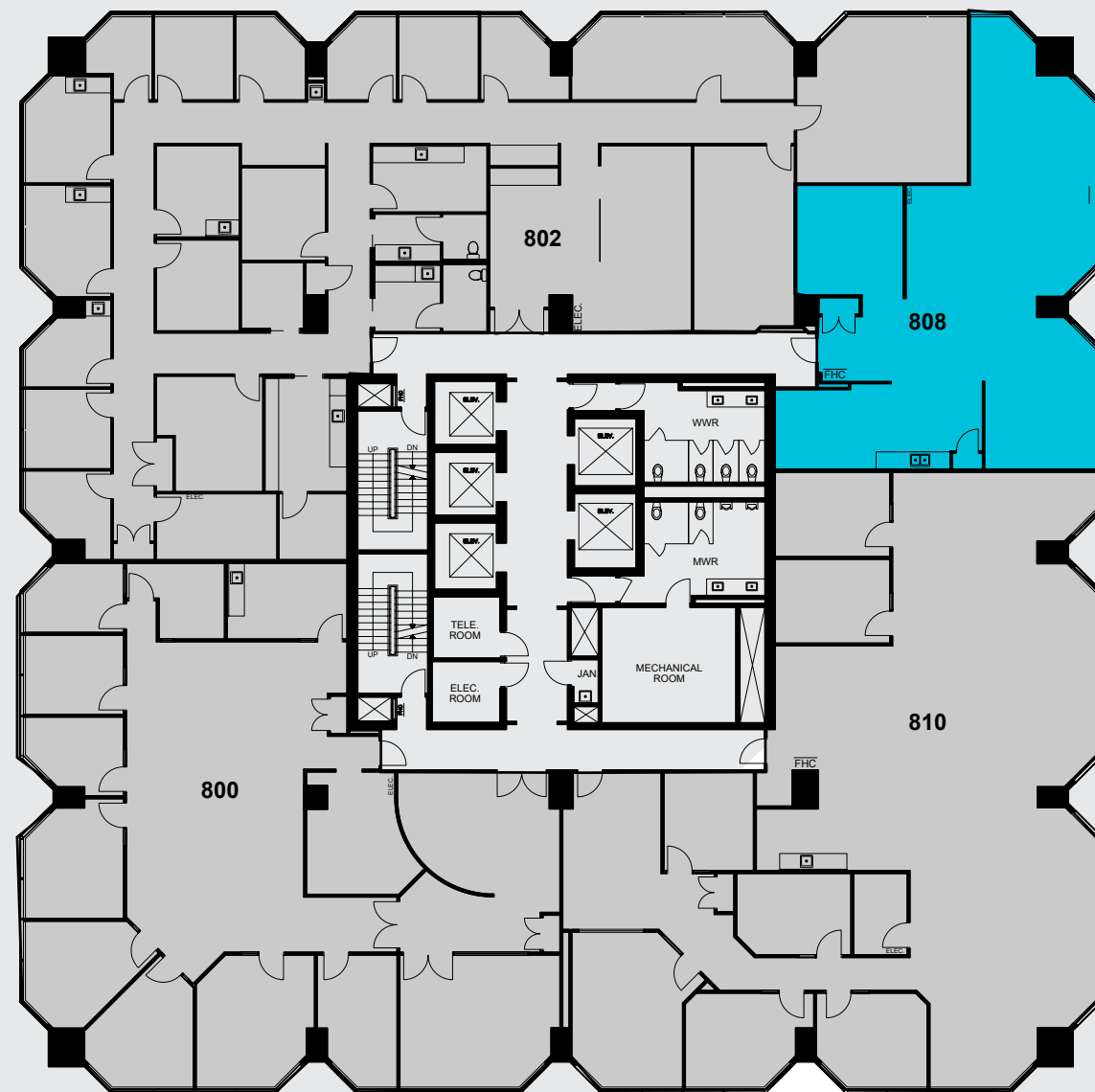


BLOOR ISLINGTON PLACE

SUITE 808

1,850 SF

CENTRE TOWER | 3280 BLOOR ST W



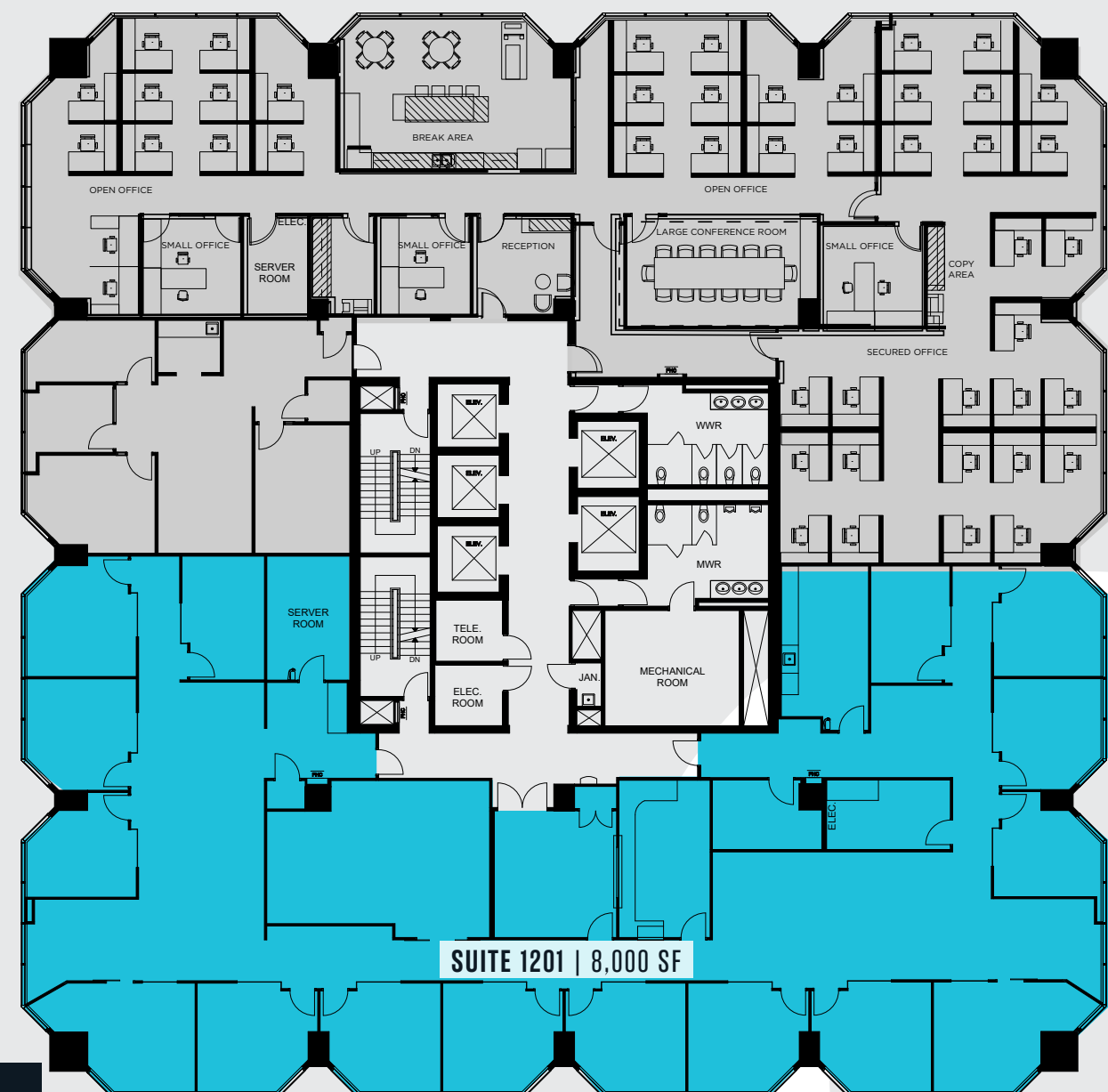
BLOOR ISLINGTON PLACE

12TH FLOOR

8,000 SF

FEASIBILITY PLAN

CENTRE TOWER | 3280 BLOOR ST W



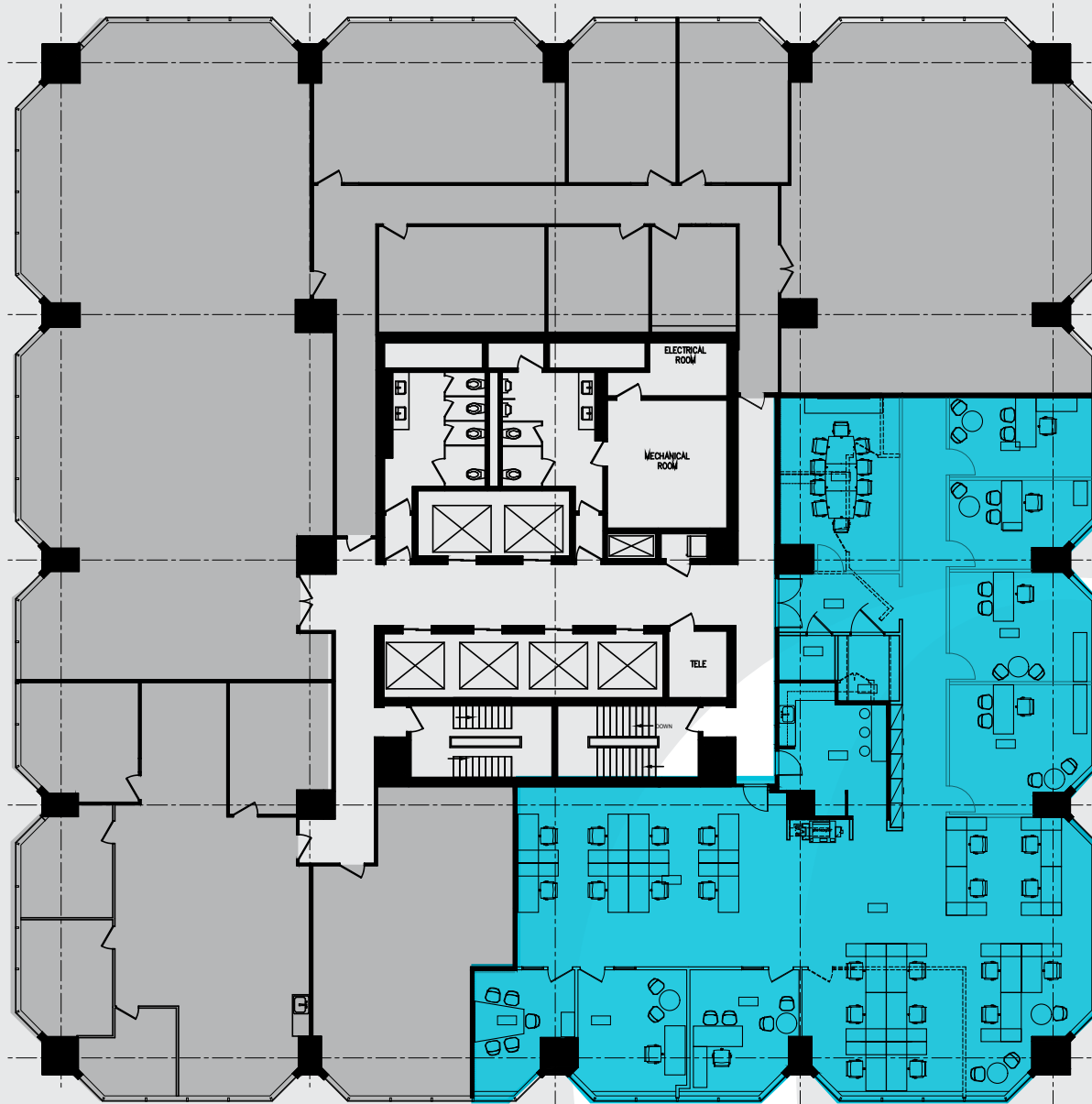
BLOOR ISLINGTON PLACE

SUITE 510

5,236 SF

TURNKEY

WEST TOWER | 3300 BLOOR ST W



BLOOR ISLINGTON PLACE

6TH FLOOR

UP TO 13,449 SF

WEST TOWER | 3300 BLOOR ST W



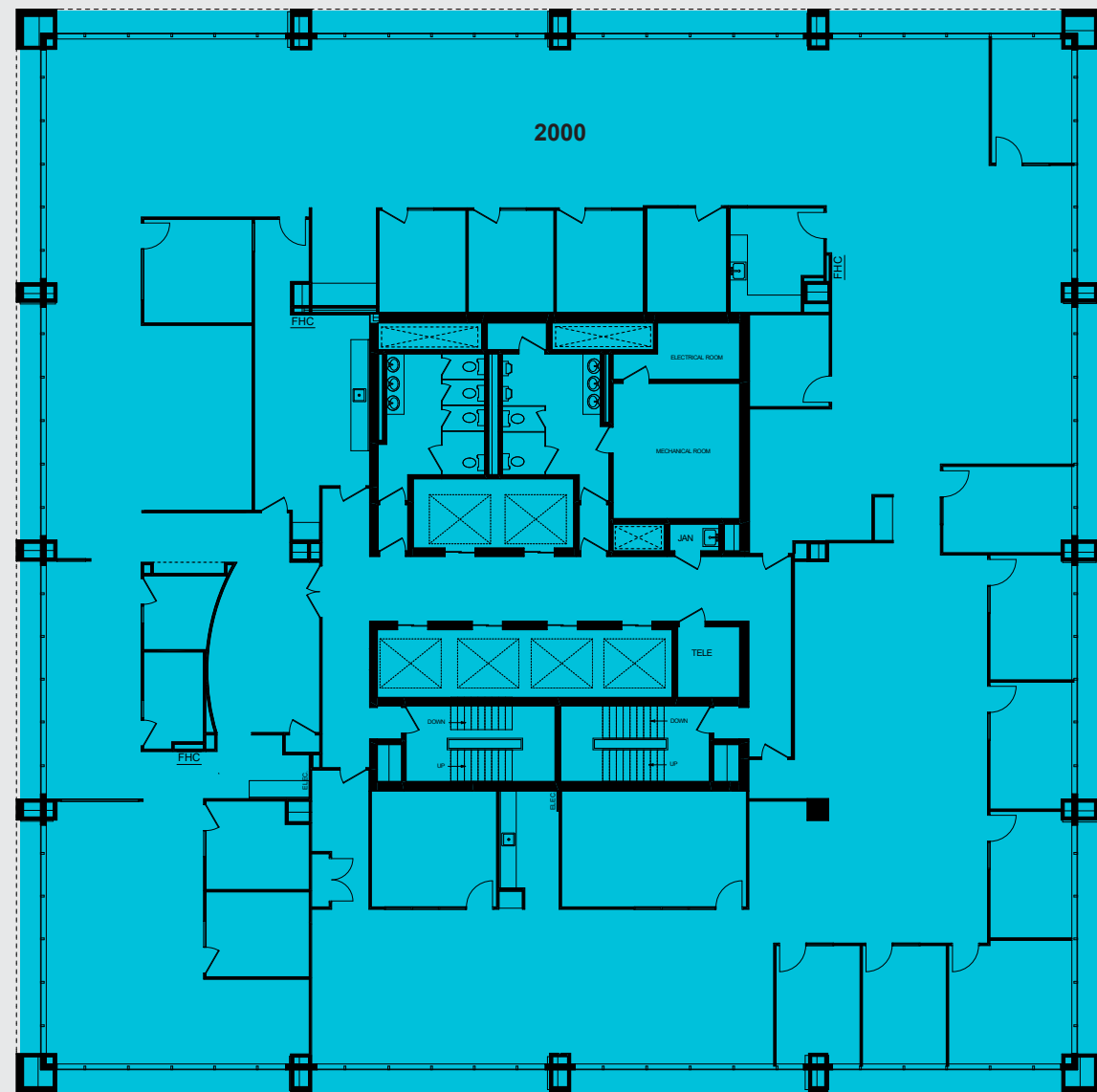
CONTIGUOUS BLOCK

BLOOR ISLINGTON PLACE

20TH FLOOR (PENTHOUSE)

13,443 SF

WEST TOWER | 3300 BLOOR ST W



BLOOR ISLINGTON PLACE

BLOOR ISLINGTON PLACE



UNCOVER ALL
THAT BLOOR
ISLINGTON
PLACE HAS
TO OFFER

THE EPICENTRE OF INFLUENCE

BLOOR ISLINGTON PLACE

TORONTO SOLIDIFIES ITSELF
AS A POWERHOUSE IN THE
BUSINESS WORLD

NEIGHBOURHOOD DEMOGRAPHICS

The Greater Toronto Area is the heartbeat of Canadian commerce, with Etobicoke in particular, claiming the corporate headquarters of several major Canadian-based companies like Molson Breweries of Canada, Wonder Brands and Sylvania. Within the Bloor Islington Place complex, tenants will find themselves surrounded by a diverse class of industry leaders that include ADP, Meridian Credit Union, RECO and Biogen.

\$73,892

Median Income

530,499

Labor Force

957,188

Total Population

957,188

Total Traffic Count

425,394

Total Households

975,326

Daytime Population

253,257

Office Section

558,015

Education

62%

Employment Rate

41

Median Age



16 MINS
TORONTO PEARSON AIRPORT



ISLINGTON



12 MINS
CF SHERWAY GARDENS



35 MINS
UNION STATION TORONTO

CONNECTIVITY AT BLOOR ISLINGTON PLACE

At Bloor Islington Place, accessibility takes centre stage, positioning tenants just minutes from major highways and the TTC subway station to offer a swift connection to all corners of Toronto.

BLOOR^{ISLINGTON} PLACE



CRAIG TRENHOLM**

Senior Vice President

905 501 6483

craig.trenholm@cushwake.com

FAY GOVEAS**

Vice President

905 501 6482

fay.goveas@cushwake.com

KY VLADYMYRENKO*

Client Coordinator

905 501 6416

ky.vladymyrenko@cushwake.com

©2025 Cushman & Wakefield ULC, Brokerage. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. No warranty or representation, express or implied, is made as to the condition of the property (or properties) referenced herein or as to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). Any projections, opinions or estimates are subject to uncertainty and do not signify current or future property performance. *Sales Representative **Broker