

CBRE



2738
Dundas
Street West

FOR LEASE

THE MACARONI FACTORY - THE JUNCTION
UP TO 11,435 SF CUSTOMIZED TO YOUR NEEDS

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Property Overview

2738 Dundas Street W is located in the heart of The Junction. While maintaining its historic charm, this brick and beam building is undergoing a stunning upgrade. The building can accommodate a full building user or multiple single floor users, with all having access to the rooftop patio.

AVAILABILITY

Second Floor	4,224 RSF
First Floor	3,948 RSF
Lower Level	3,263 RSF
Total Available	11,435 RSF

SEMI GROSS RENT

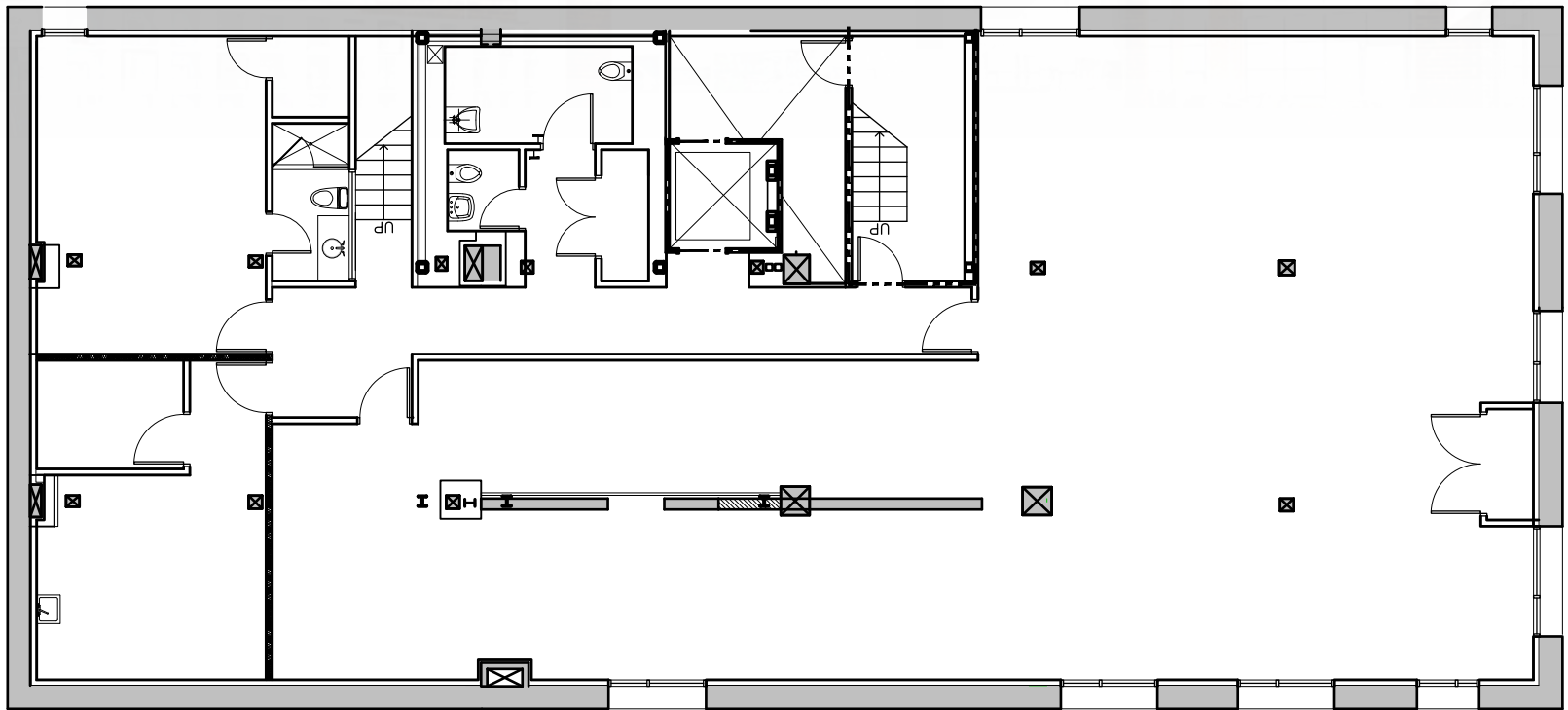
Call listing agents to discuss



Lower Level

3,263 RSF

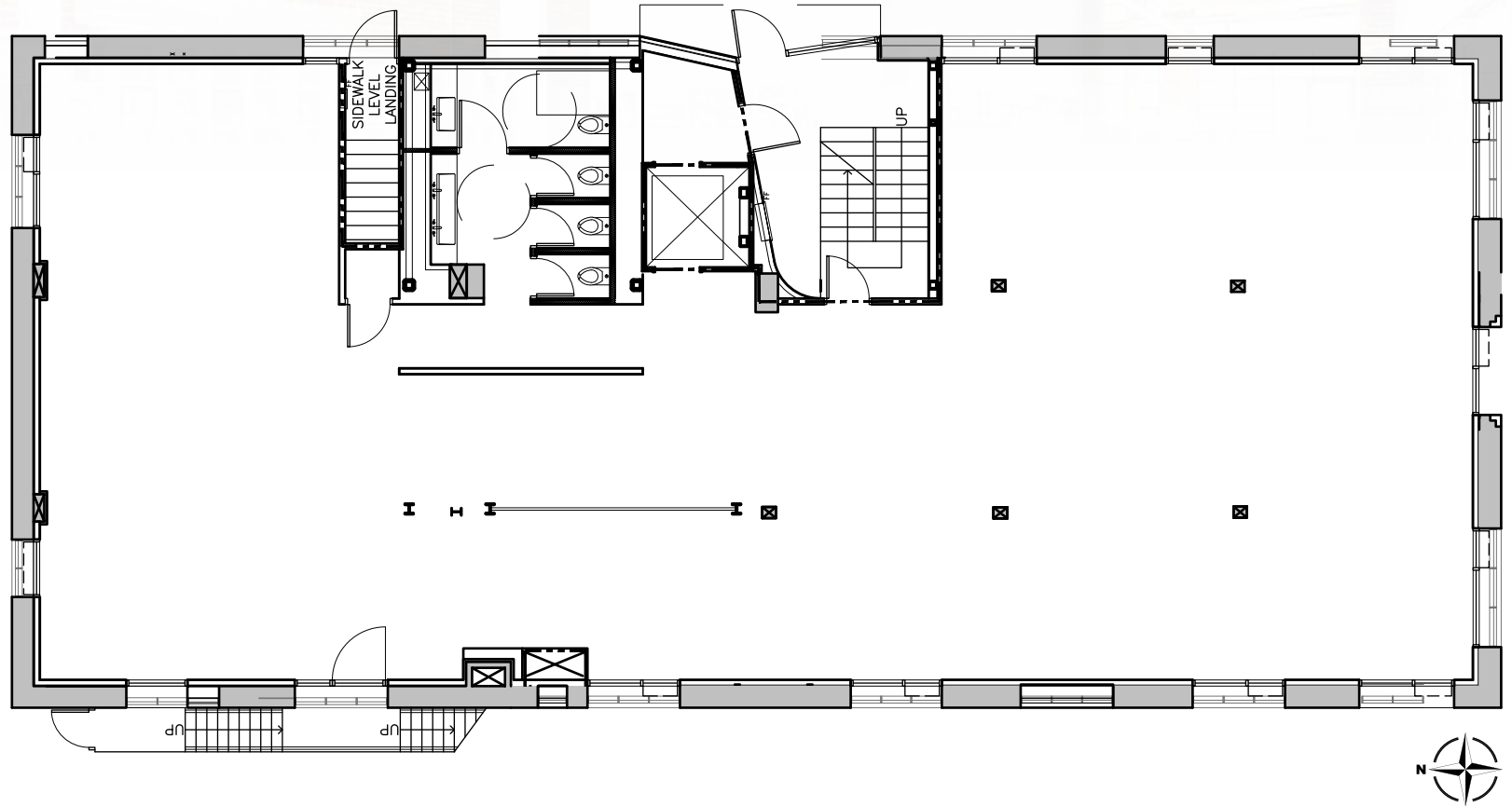
Floor Plan



First Floor

3,948 RSF

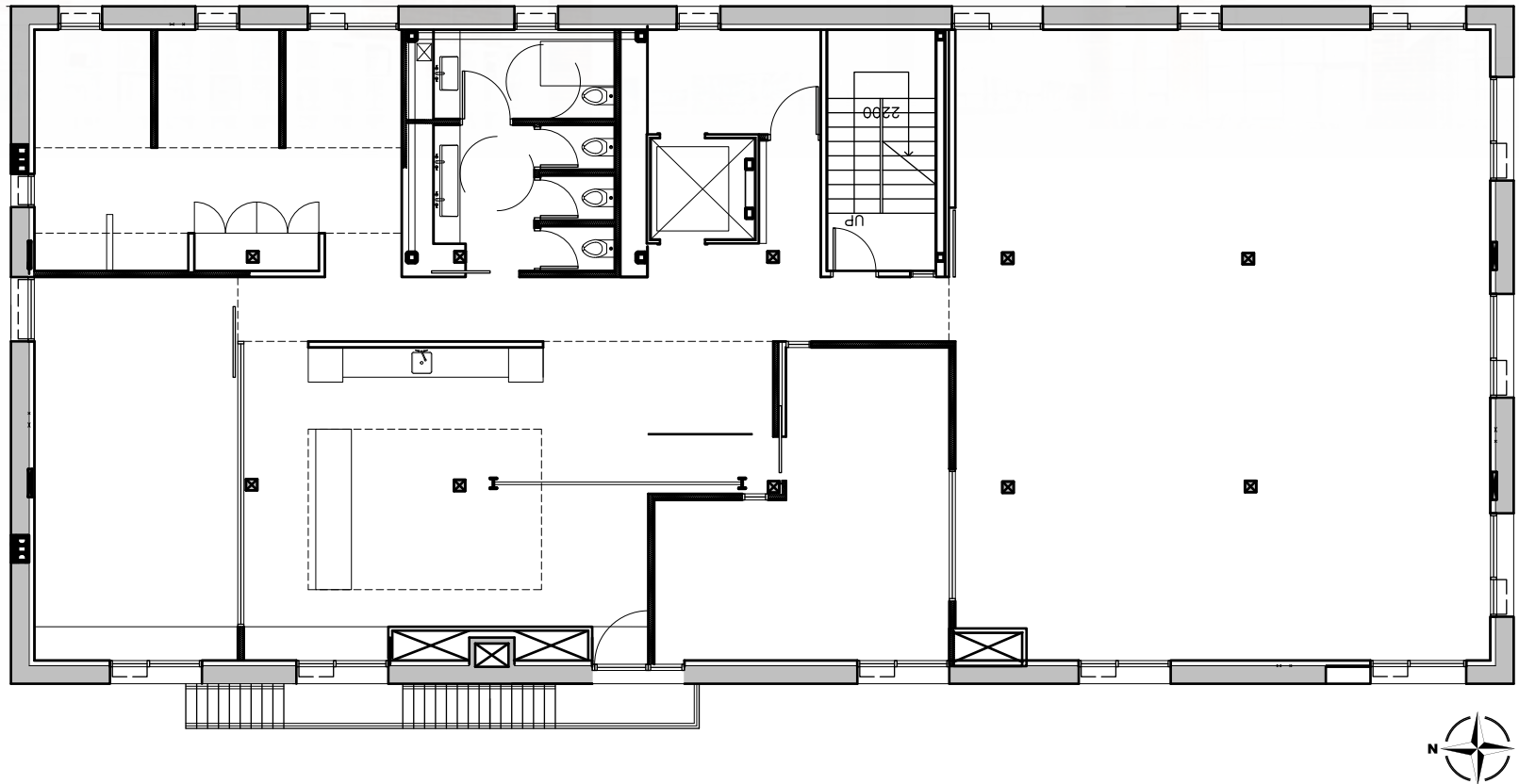
Floor Plan



Second Floor

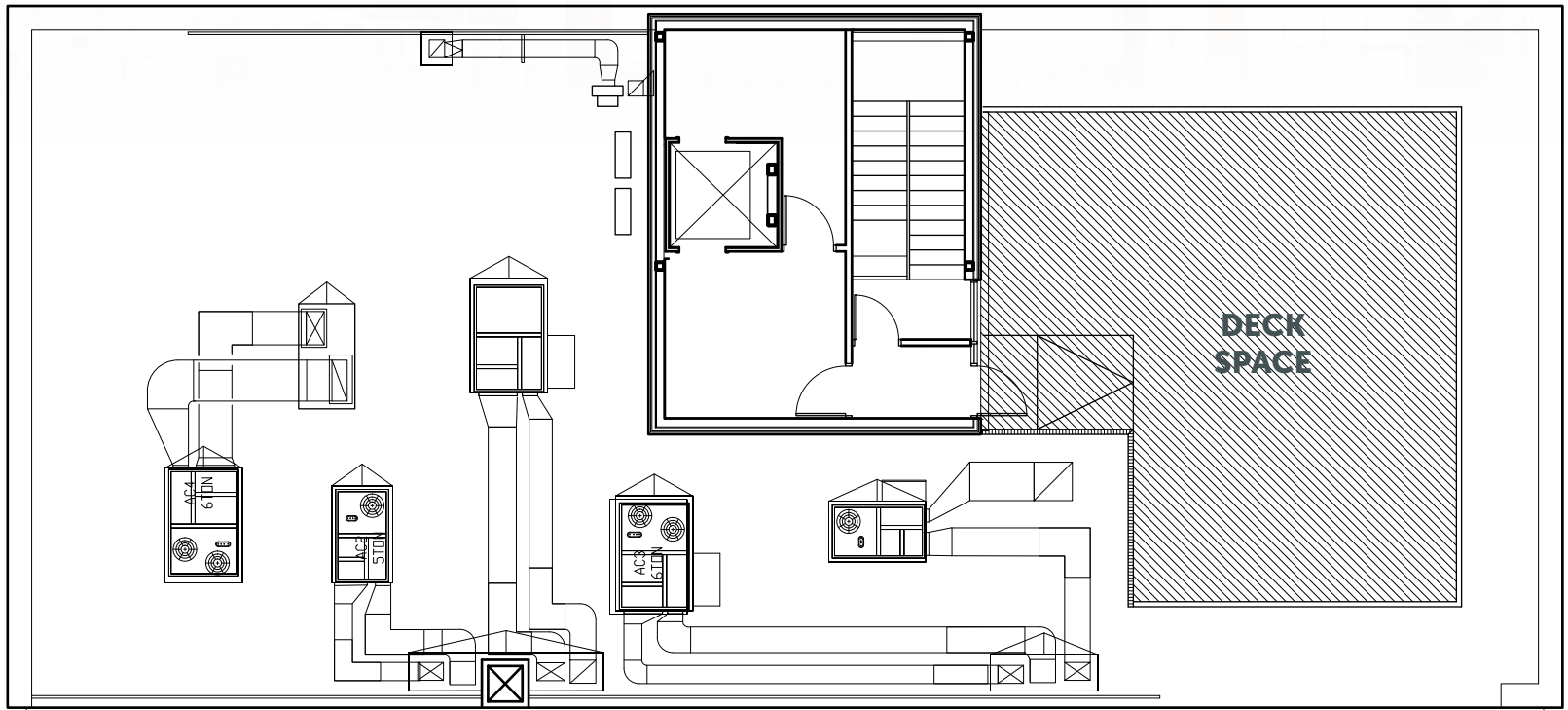
4,224 RSF

Floor Plan



Roof
1,000 RSF

Floor Plan





- Elevator
- Stairs
- Windows
- Roof
- Lower Ground Cement Floor
- Fully Insulated Walls
- Electrical
- Hvac Heating/Ac
- Sprinkler System
- Plumbing
- New Drywall - Walls & Ceilings
- Washrooms
- And Much More!

Upgrades

Nearby Amenities



COMPLEXES/ENTERTAINMENT

- 1 JUNCTION CITY MUSIC HALL
- 2 3030 DUNDAS WEST BAR
- 3 THE HOLE IN THE WALL BAR

FITNESS

- 4 LA FITNESS
- 5 STOCKYARDS BOXING AND FITNESS CENTRE

RESTAURANT

- 6 TIM HORTONS
- 7 STARBUCKS
- 8 VESUVIO PIZZERIA
- 9 THE BEET ORGANIC KITCHEN & BAR
- 10 FRESHII
- 11 CHICA'S CHICKEN
- 12 INDIE ALEHOUSE
- 13 JUNCTION CRAFT BREWERY

BANKS

- 14 BANK OF MONTREAL
- 15 RBC ROYAL BANK
- 16 CIBC
- 17 TD

Nearby Amenities



92

WALK SCORE



83

TRANSIT SCORE



97

BIKE SCORE

Keele Subway Station

1.0km

High Park

1.1km

Stockyards District

1.1km

Bloor GO Station/UP
Express: **1.2km**

Dufferin Mall

2.0km

Sunnyside Beach

3.1km

Christie Pits

3.1km

Trinity Bellwoods

3.9km



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