

High Profile Retail
For Lease

474 Wellington West
Toronto, ON

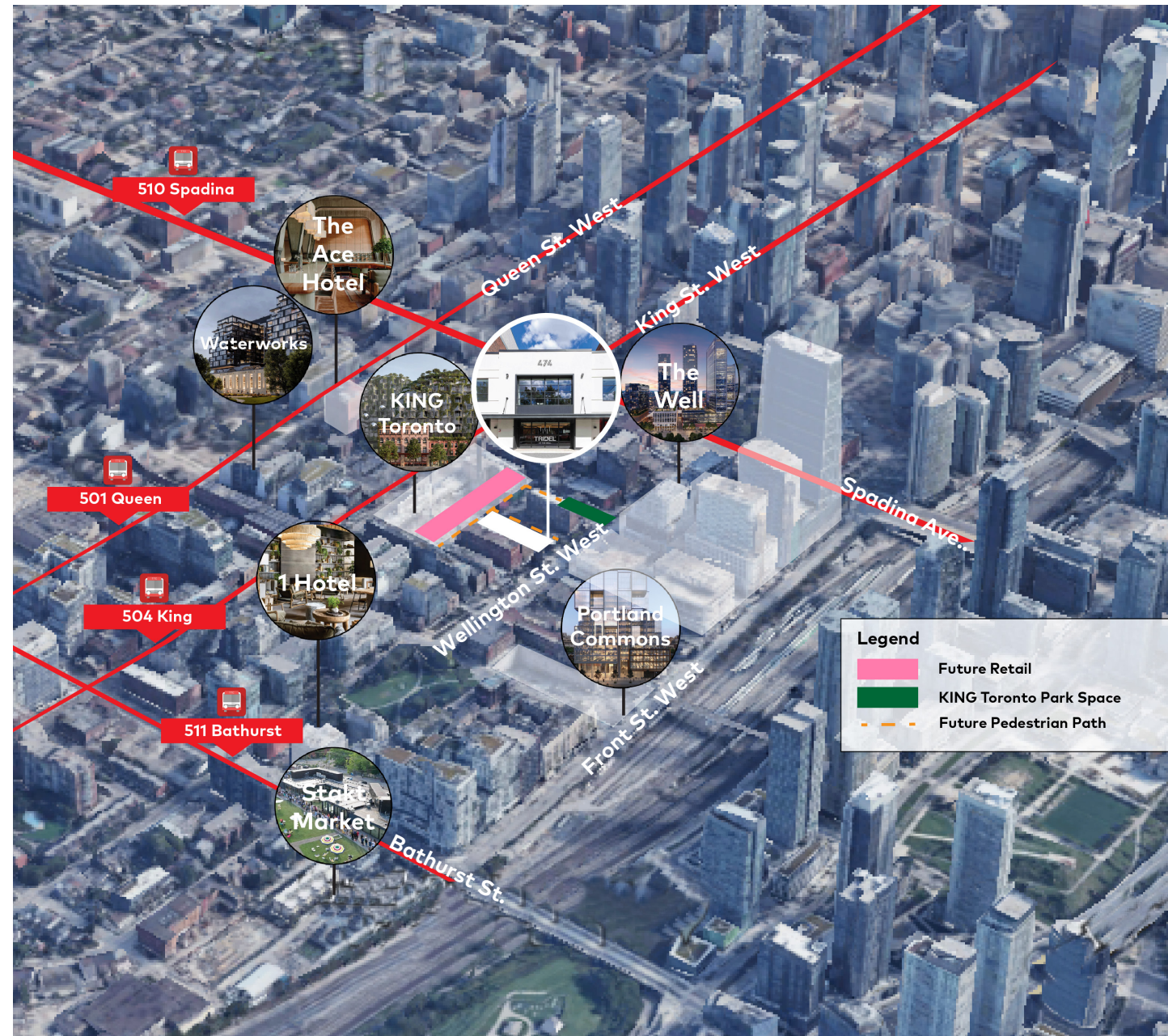


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Overview

Strategically located in the heart of King West Village, one of Toronto's most vibrant neighbourhoods with the highest concentration of restaurants and entertainment. The site benefits from neighbouring developments, The Well and King Toronto, with over 4,300,000 SF of new density including 580,000 SF of new retail across both projects.

474 Wellington offers fully fixtured space with ample natural light, high ceilings and polished concrete floors suitable for a variety of uses. The Property is positioned next to three major streetcar lines and is less than a 15 minute walk to the financial core.



Highlights

- Premium retail with custom roll up door offering an outdoor patio opportunity along bustling Wellington West
- Directly connected to King Toronto master plan development and high traffic pedestrian walkway
- Seconds away from the Ace Hotel, 1 Hotel, Waterworks Food Hall and many more high profile retailers and hospitality uses
- The property is designated a Commercial Residential Employment area that allows for a wide variety of uses including restaurant (with outdoor patio), gallery, pet services, fitness, and many more



Offerings

Size:

Suite 101: 4,157 SF

Suite 102: 1,925 SF

Total Comprised Area: 6,082 SF

Available: Q3 2024

Net Rent: Negotiable

Additional Rent: \$22.50 PSF (Est. 2024 CAM + Tax excluding in-suite utilities)

Photographs



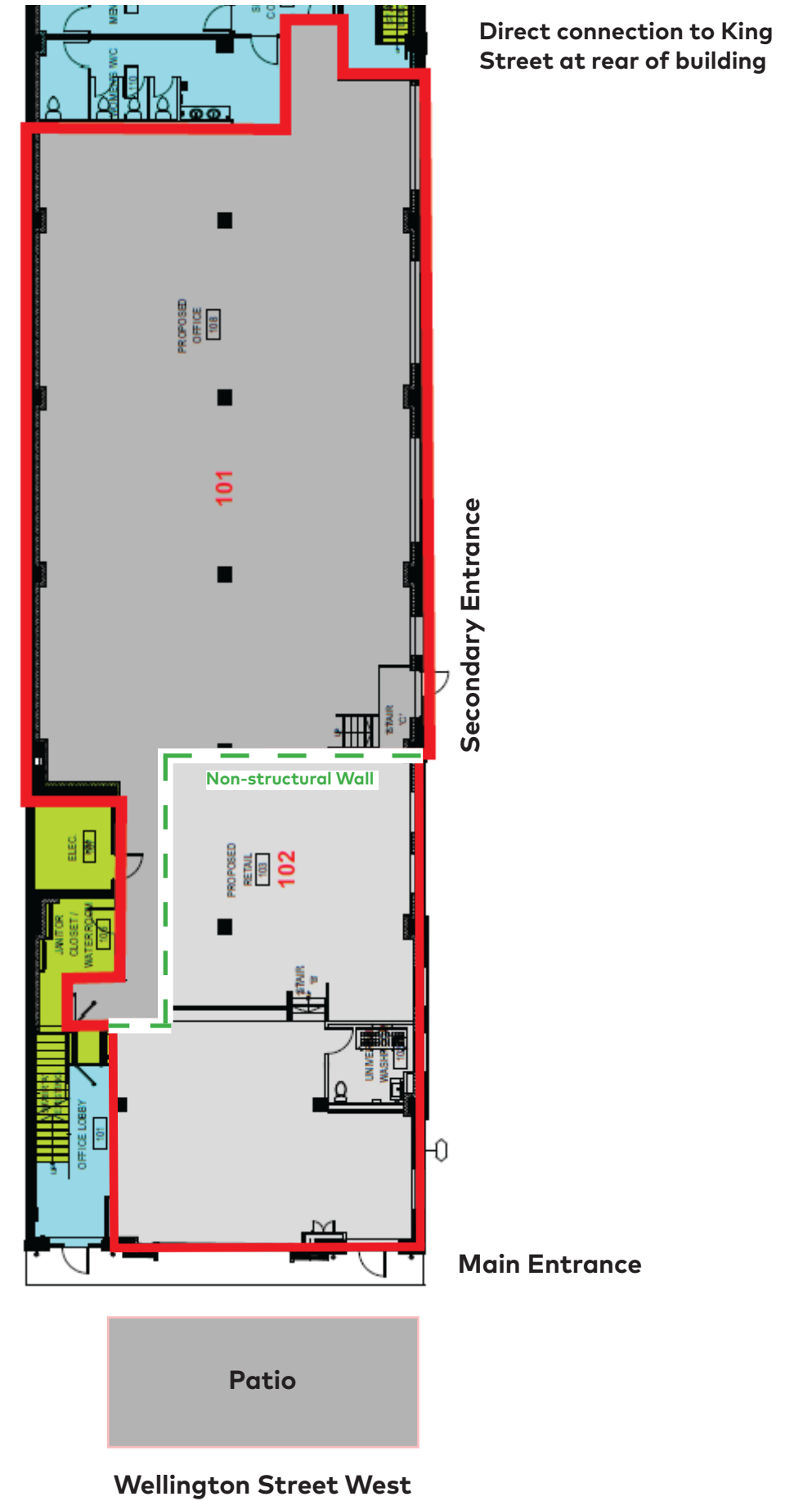
Photographs



Photographs



Floor Plan





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