

FOR LEASE

1485 DUPONT STREET

Flex Space | Suites 106 & 116



CB
METROPOLITAN

DETAILS

LOCATION Located on Dupont Street, one block east of Symington Avenue. [CLICK HERE](#)

BUILDING DETAILS	<u>Suite</u>	<u>Area</u>
	110*	1,550 SF
	111*	1,100 SF
	310	1,824 SF (Can be divided 950 SF & 950 SF)
	312	1,470 SF

*Can be combined into a single suite

RENTAL RATE	<u>Suite</u>	<u>Rate</u>
	110, 111	\$32 Per SF Semi-Gross
	310 & 312	

ADDITIONAL RENT \$2.50 (\$2.00 Hydro and \$0.50 Gas)

TERM 3-5 Years

POSSESSION Immediate

PROPERTY OVERVIEW

Located in Toronto's Dovercourt-Junction corridor, 1485 Dupont St has a wide range of Studio/Office Spaces available for lease, providing a creative hub in the Junction Triangle.

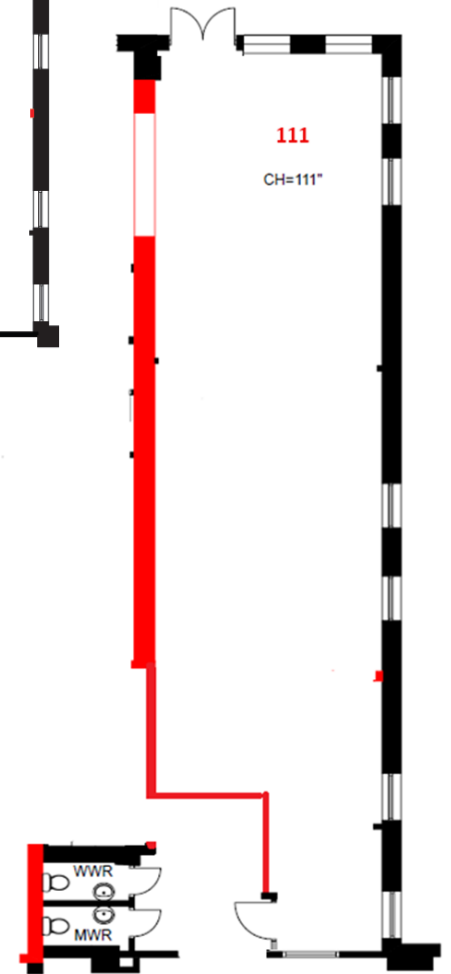
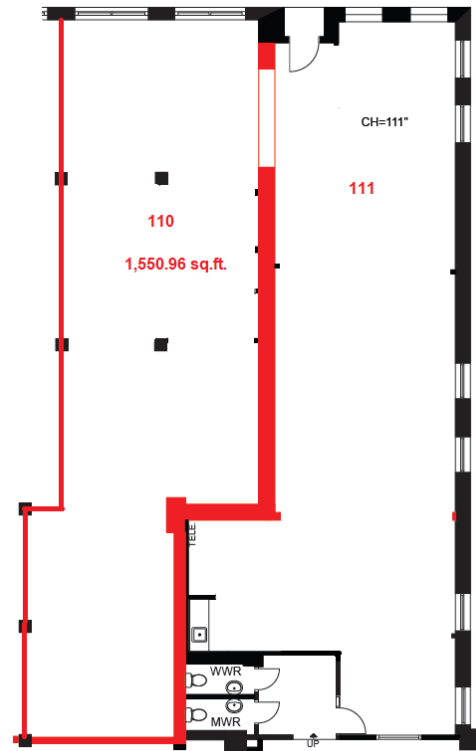
FEATURES

- 13.5 foot ceilings
- Abundant natural light
- Polished or epoxy concrete floors
- Freight elevator

With a café on site and many cafés, restaurants and breweries in the surrounding area, 1485 Dupont Street is part of a closely connected community of businesses and residents.

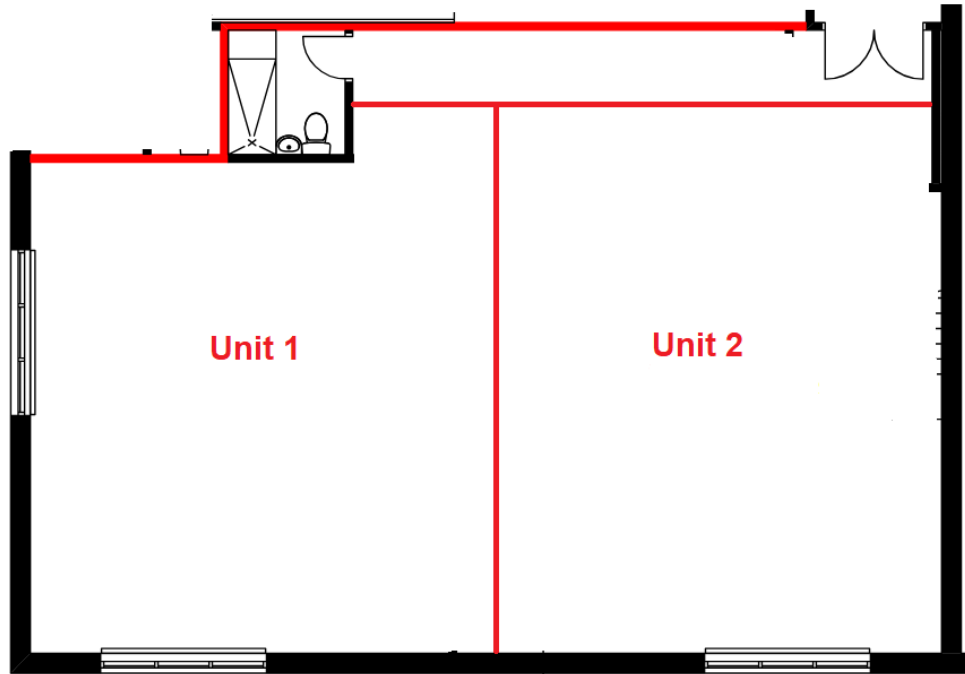


Suites 110 & 111



1,100 SF

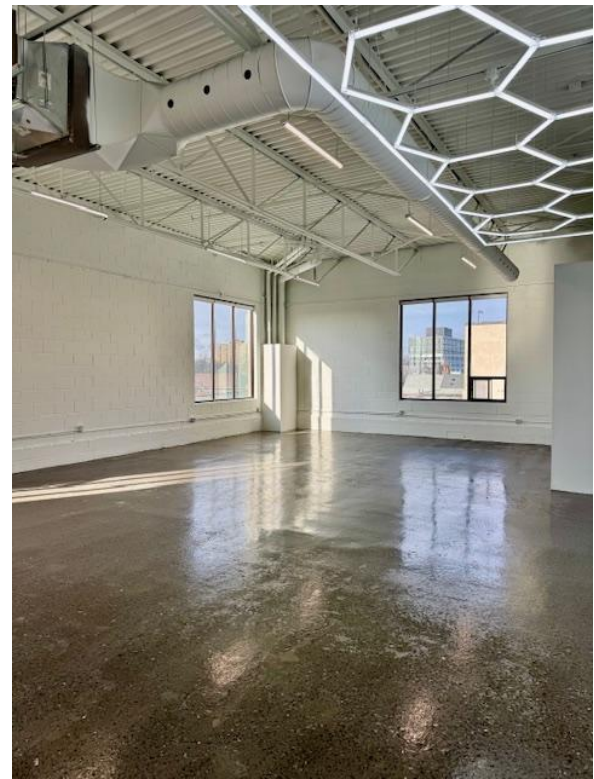
Suite 310



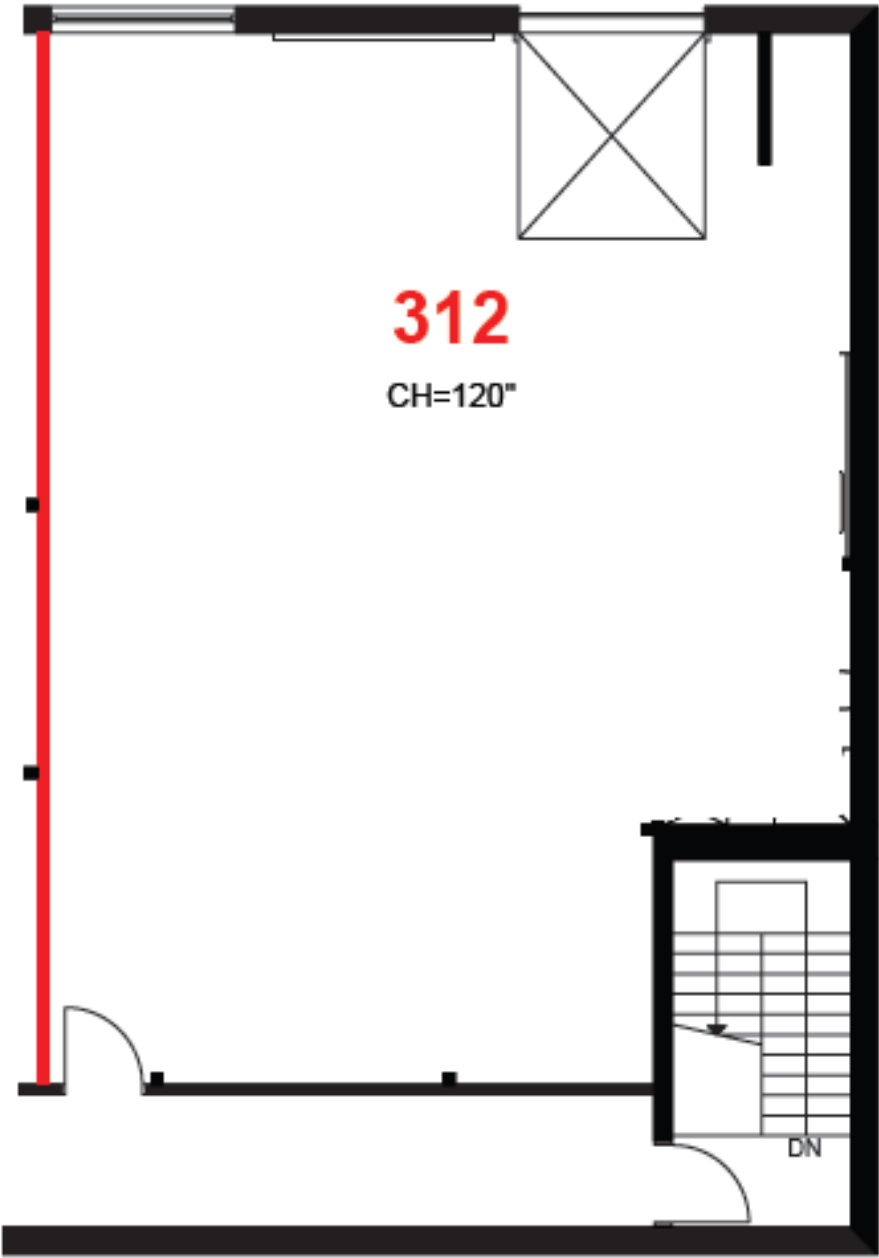
310

1,824 SF

Can be divided 950 SF &
950 SF



Suite 312



1,470 SF

CONNECTIVITY



BIKE SCORE OF 88

→ Biking is convenient for most trips



TRANSIT SCORE OF 75

→ Transit is convenient for most trips



WALK SCORE OF 93

→ Daily errands do not require a car

AREA MAP

Restaurants

- 1 Mattachioni
- 2 Lucia | Toronto | Italian Dining
- 3 Dotty's
- 4 Colombian Street Food
- 5 Boo Radley's
- 6 Piri Piri Grill
- 7 Gus Tacos
- 8 Taqueria Vegana
- 9 Caldense Bakery
- 10 The Wedge
- 11 Rancho Relaxo To Go
- 12 Donna's
- 13 Halo Brewery
- 14 Balam Toronto
- 15 Propeller Coffee
- 16 Sugo
- 17 Burdock Brewery
- 18 gram's pizza

Banks

- 1 CIBC Branch with ATM
- 2 RBC Royal Bank
- 3 TD Canada Trust ATM
- 4 BMO Bank of Montreal

Grocery

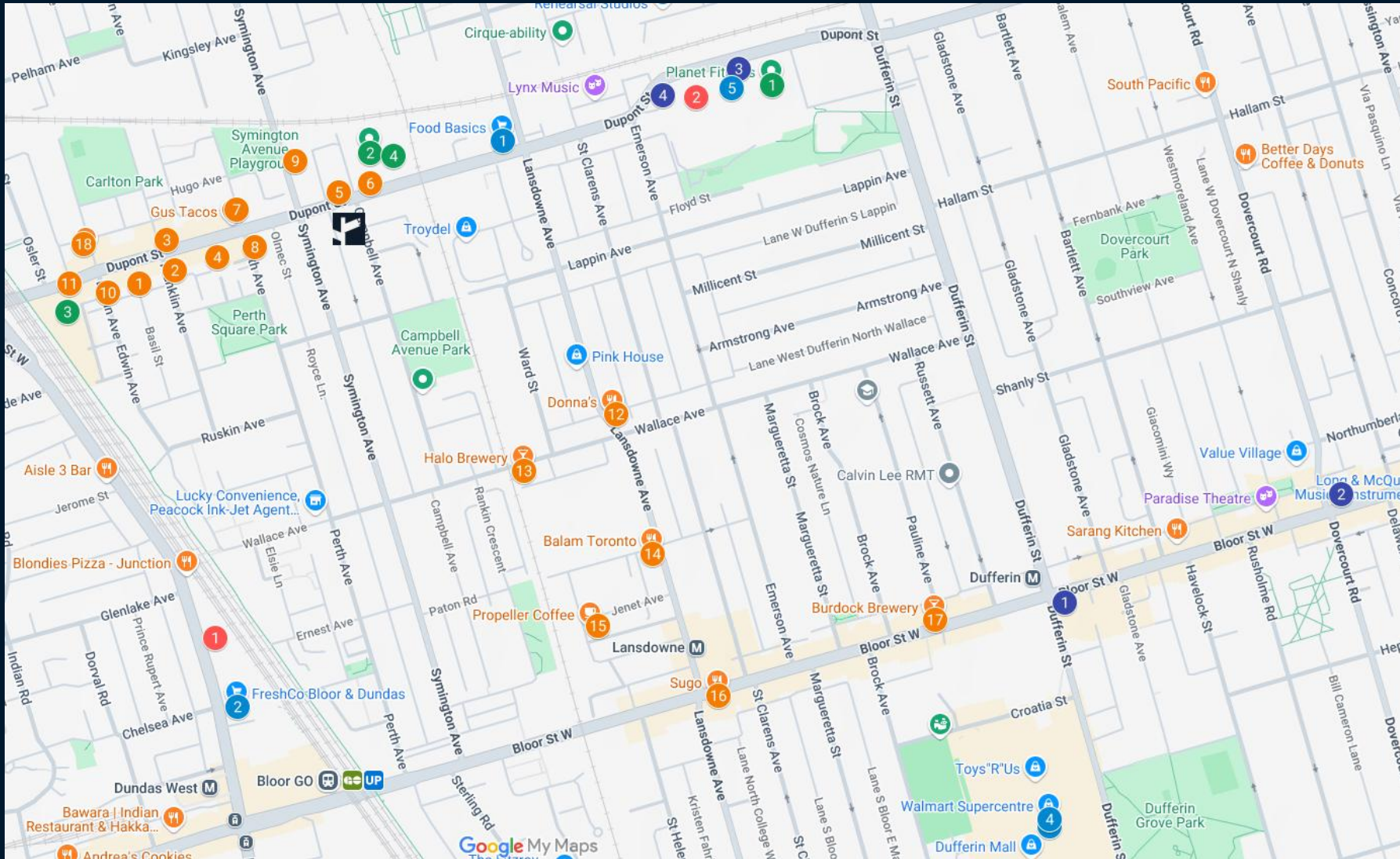
- 1 Food Basics
- 2 FreshCo Bloor & Dundas
- 3 NOFRILLS
- 4 Walmart Supercentre
- 5 FreshCo Dufferin & Dupont

Pharmacy

- 1 Shoppers Drug Mart
- 2 Rexall

Wellness

- 1 Planet Fitness
- 2 Boulderz Climbing
- 3 F45 Training The Junction
- 4 Queens Fitness Studio



CONTACT

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