

SUITE 1504
NORTH YORK, ON

5000

YONGE STREET

**FLEXIBLE, PLUG-AND-PLAY
SUBLEASE OPPORTUNITY**

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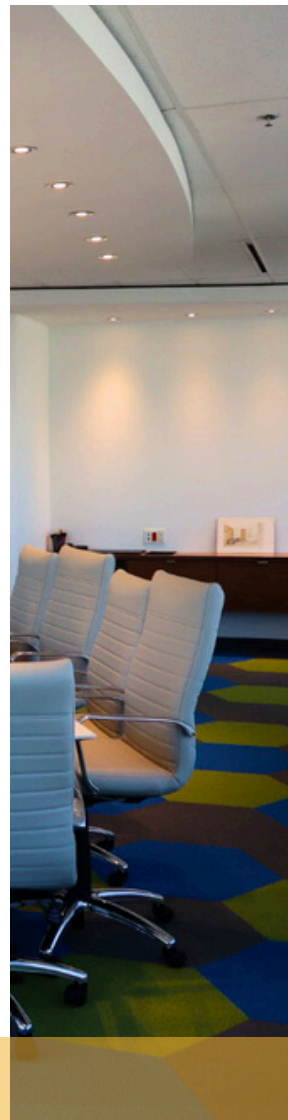
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SPACE FEATURES

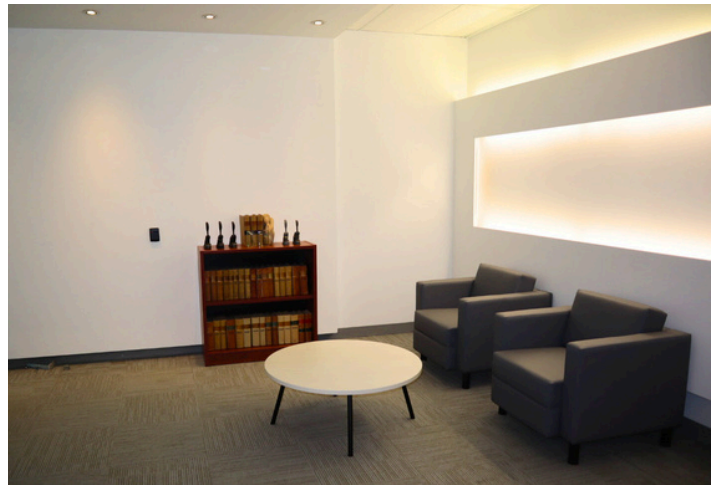
- Class A office in the heart of North York with a renovated lobby and bright, open floorplates ready for immediate occupancy.
- Premier on-site dining, a rooftop urban garden, and vibrant retail at Yonge & Sheppard.
- Efficient layout featuring a boardroom, multiple private offices, open workstations, and collaborative breakout areas
- High-quality existing leaseholds in excellent condition
- Fully furnished and wired opportunity, immediate plug-and-play occupancy available.
- Abundant natural light with expansive views over North York.
- Motivated sublandlord open to flexible deal structures.

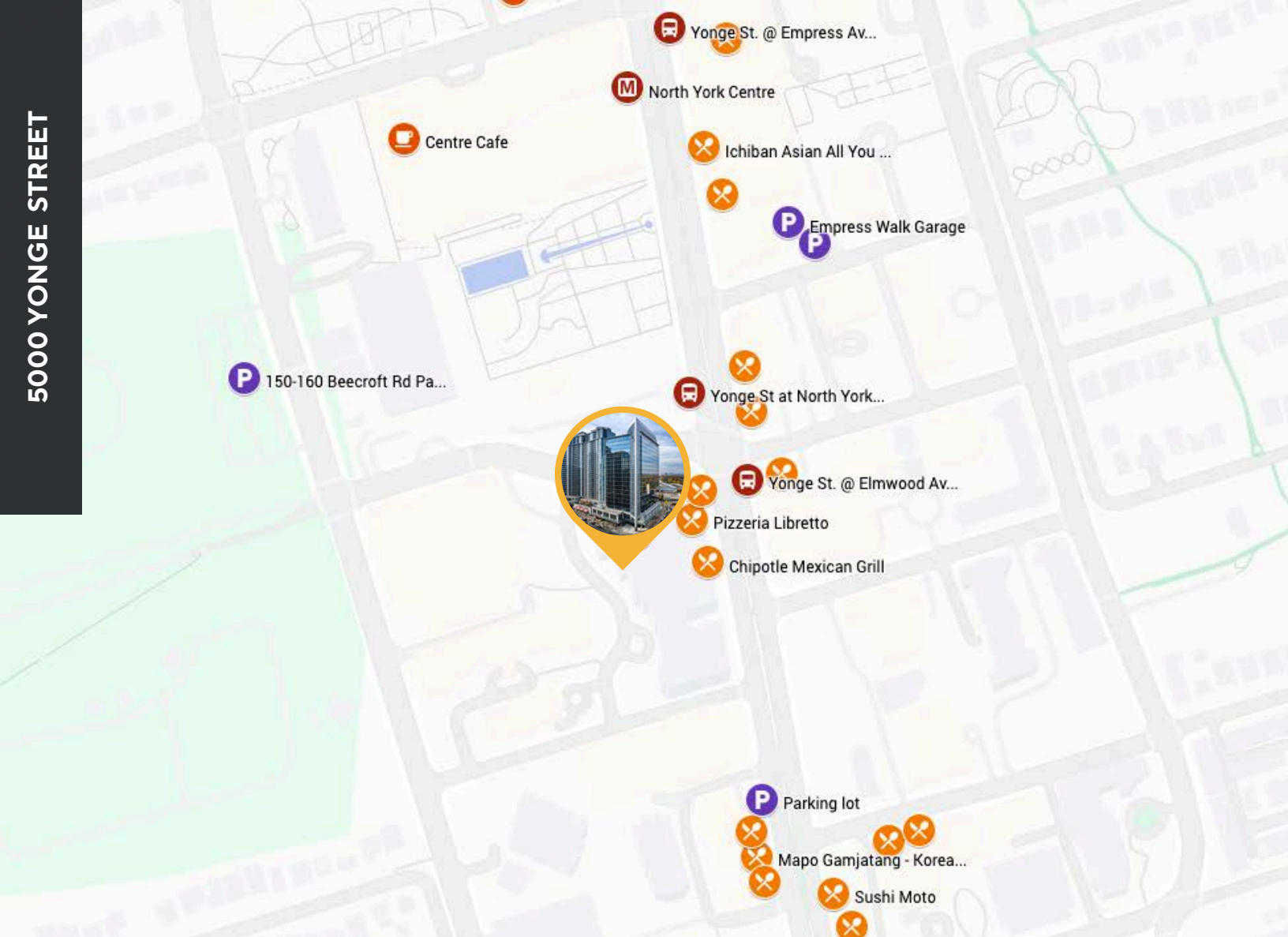
PROPERTY PROFILE

Address	5000 Yonge Street
Premises	Suite 1504
Size	6,811 SF
Asking Price	Contact listing agents
Sublease Expiry	April 30, 2035









LOCATION & CONVENIENCE

FOOD/DINING

- The Keg Steakhouse + Bar
- Cafe Landwer
- Chipotle
- Konjiki Ramen
- Fresh Burger
- KoSam Korean Restaurant & Bar

TRANSIT

- Direct access to TTC Line 1 (Yonge–University) via North York Centre Station
- 1–2 min walk to North York Centre subway entrance
- 6–8 min walk to Sheppard–Yonge Station (Line 1 & Line 4 interchange)
- Immediate access to frequent Yonge Street bus service
- Approx. 25 min subway ride to Union Station (Downtown Toronto)



98

Walk Score



92

Transit Score

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SPACE FEATURES

- Class A office in the heart of North York, featuring a newly renovated lobby and bright, open floorplates ready for immediate occupancy.
- Exceptional on-site dining with Café Landwer, Pizzeria Libretto, and Yonge Cafe & Bistro, plus a rooftop urban garden and vibrant retail corridor at Yonge & Sheppard.
- Best-in-class amenities include EV parking, underground parking, Collaborate by Crown meeting and event space, and direct TTC subway access.
- Sustainability-forward building with BOMA BEST Sustainable Gold, LEED, Fitwel, and WiredScore Gold certifications – ideal for tenants with ESG commitments.
- Furniture can be included.
- Motivated sublandlord with flexible suite configurations.
- Parking provided at a ratio of 1:1000, totaling 7 parking stalls.

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