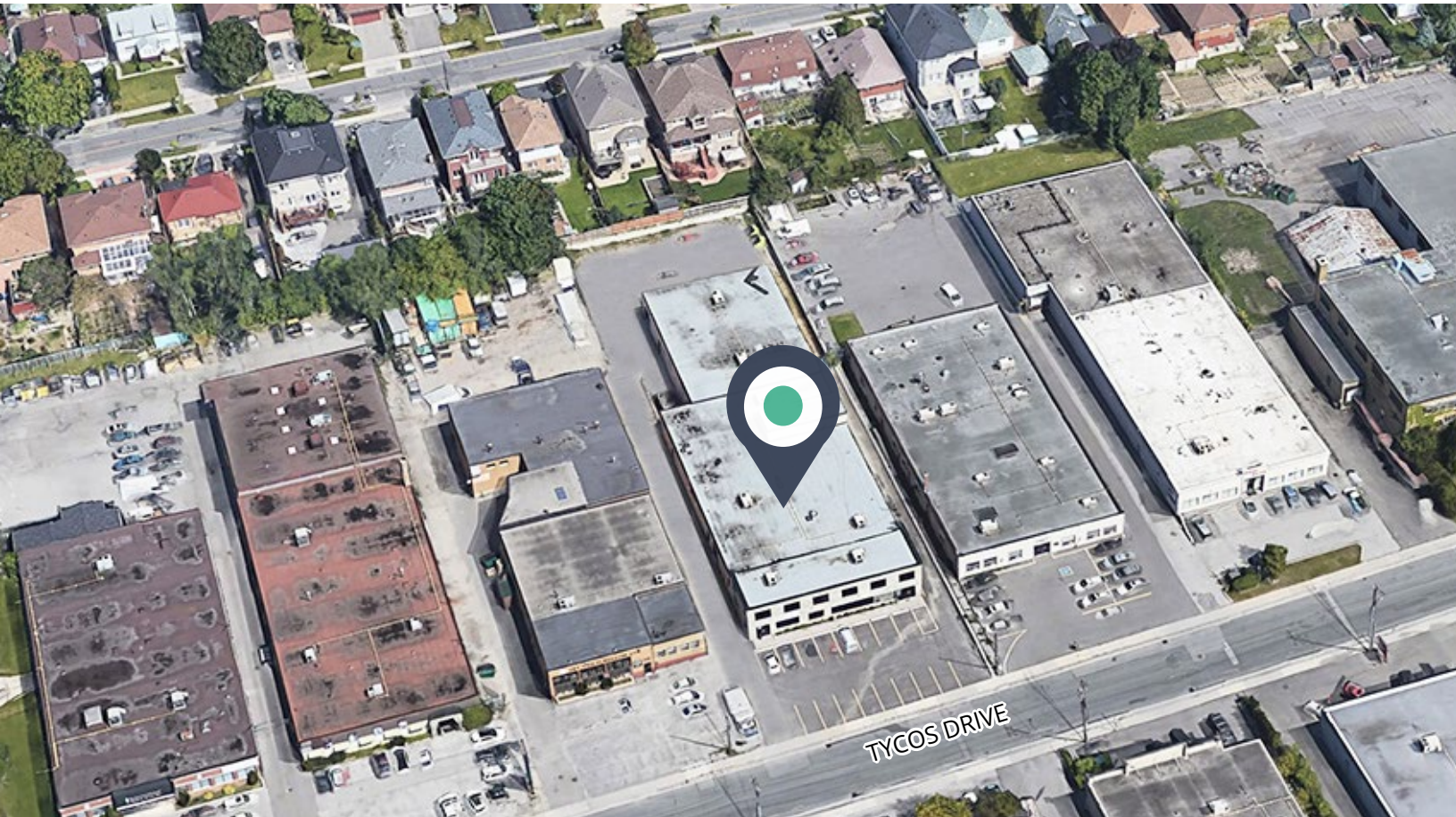


**AVISON
YOUNG**

For Lease

106-108 Tycos, Suite 2B and 3
Toronto, ON



Office/showroom suite for lease in the Design District

Get more information

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Office/Showroom Suite Available For Lease

106 -108 Tycos Drive, Suites 2A & 3
Toronto, ON

Property Summary

UNIT	SIZE (SF)	CLEAR HEIGHT	ZONING	ASKING RATE (PSF NET)	TMI (2023)	POSSESSION
2B	1,377 SF 100% Office/ Retail	14'	EL 1.0	\$18.95	\$8.50	Immediate
3	3,065 SF 100% Office/ Retail	14'	EL 1.0	\$18.95	\$8.50	Immediate



Highlights

Unit 2B

- Fully renovated showroom/office suite located in the heart of the Design District
- Large windows and high ceilings provide tons of natural light and an open air feeling
- Industrial loft-style finishes
- Access to a shared truck level door via common internal corridor
- Ideal for design, decor and home improvement tenants, and traditional office users
- Steps to public transit and parking available

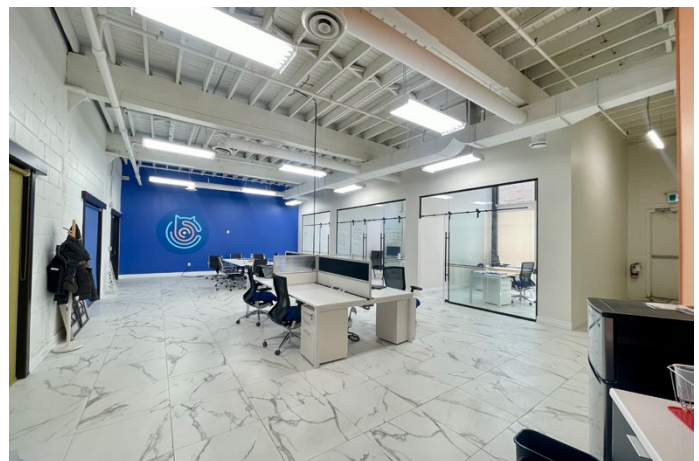
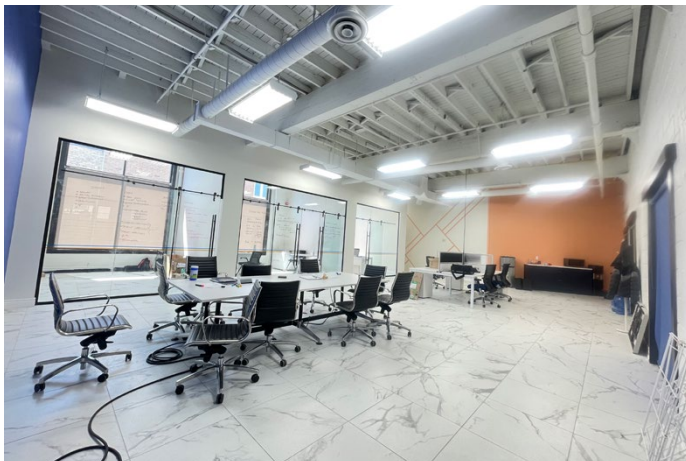
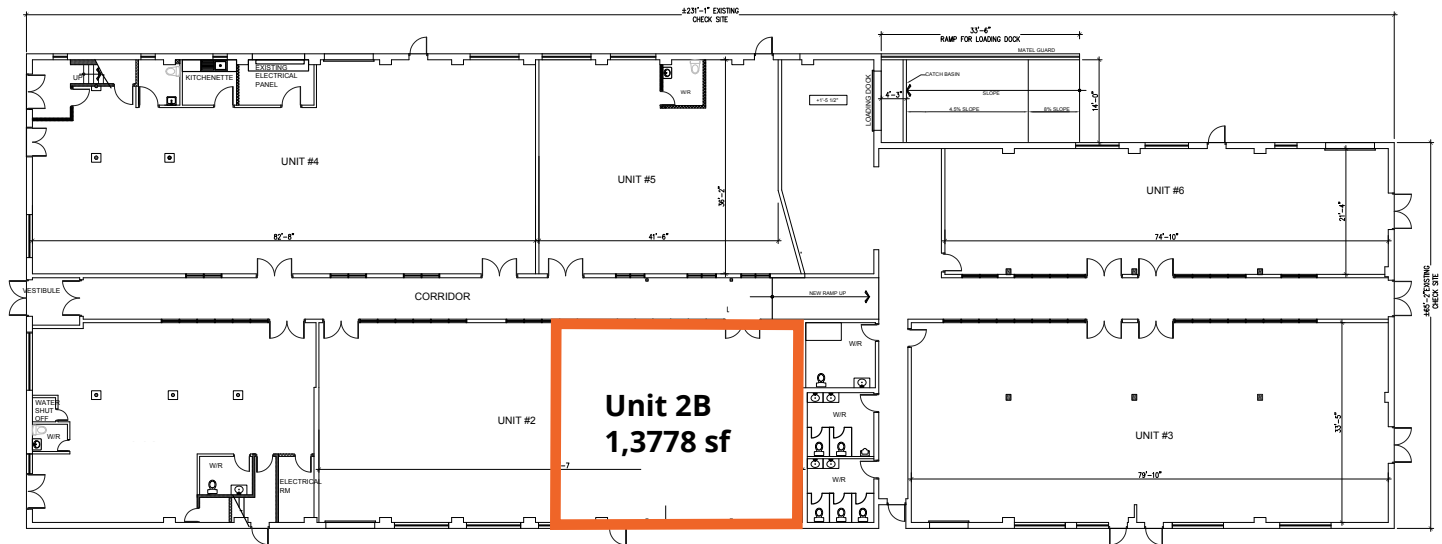
Unit 3

- Ideal For Showroom Or Office Users
- Large Windows And High Ceilings Provide Lots Of Natural Light
- 1 Drive In Door And Shared Access To A Truck Level Door
- Close to TTC subway and bus stops and Yorkdale Mall
- Quick access to Hwy 401

Office/Showroom Suite Available For Lease

106 -108 Tycos Drive, Suite 2B
Toronto, ON

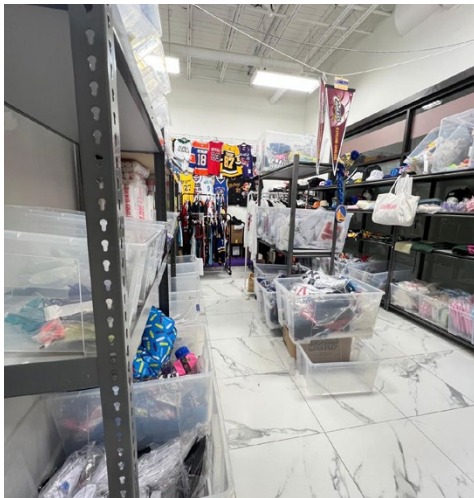
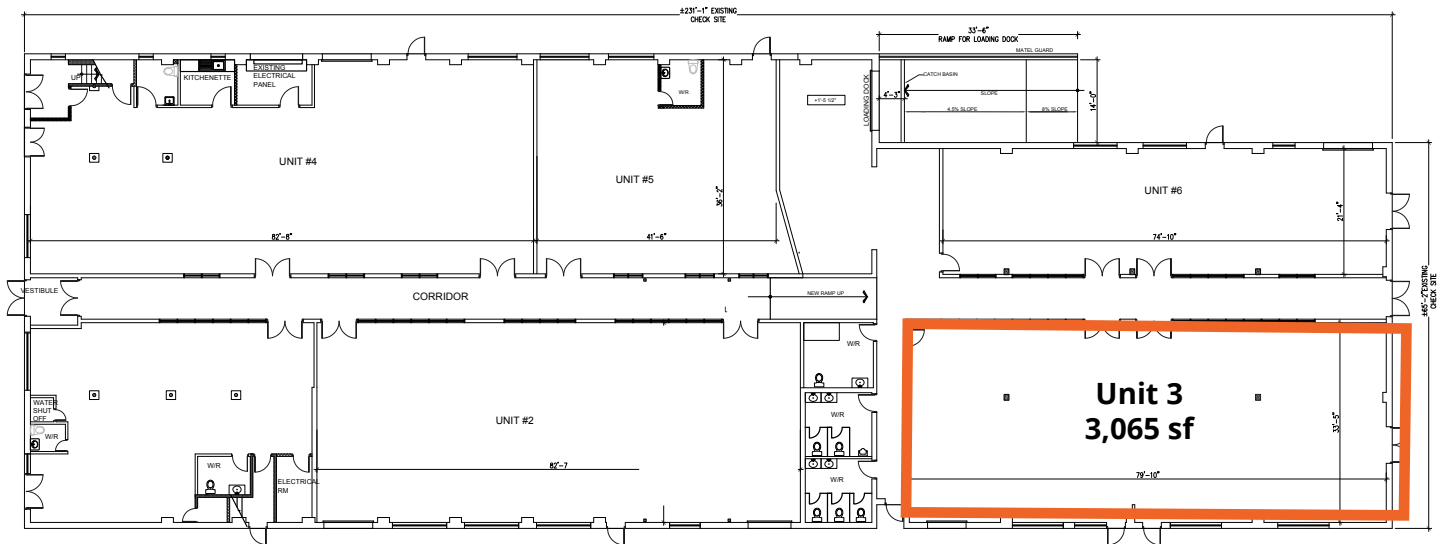
Floor Plan

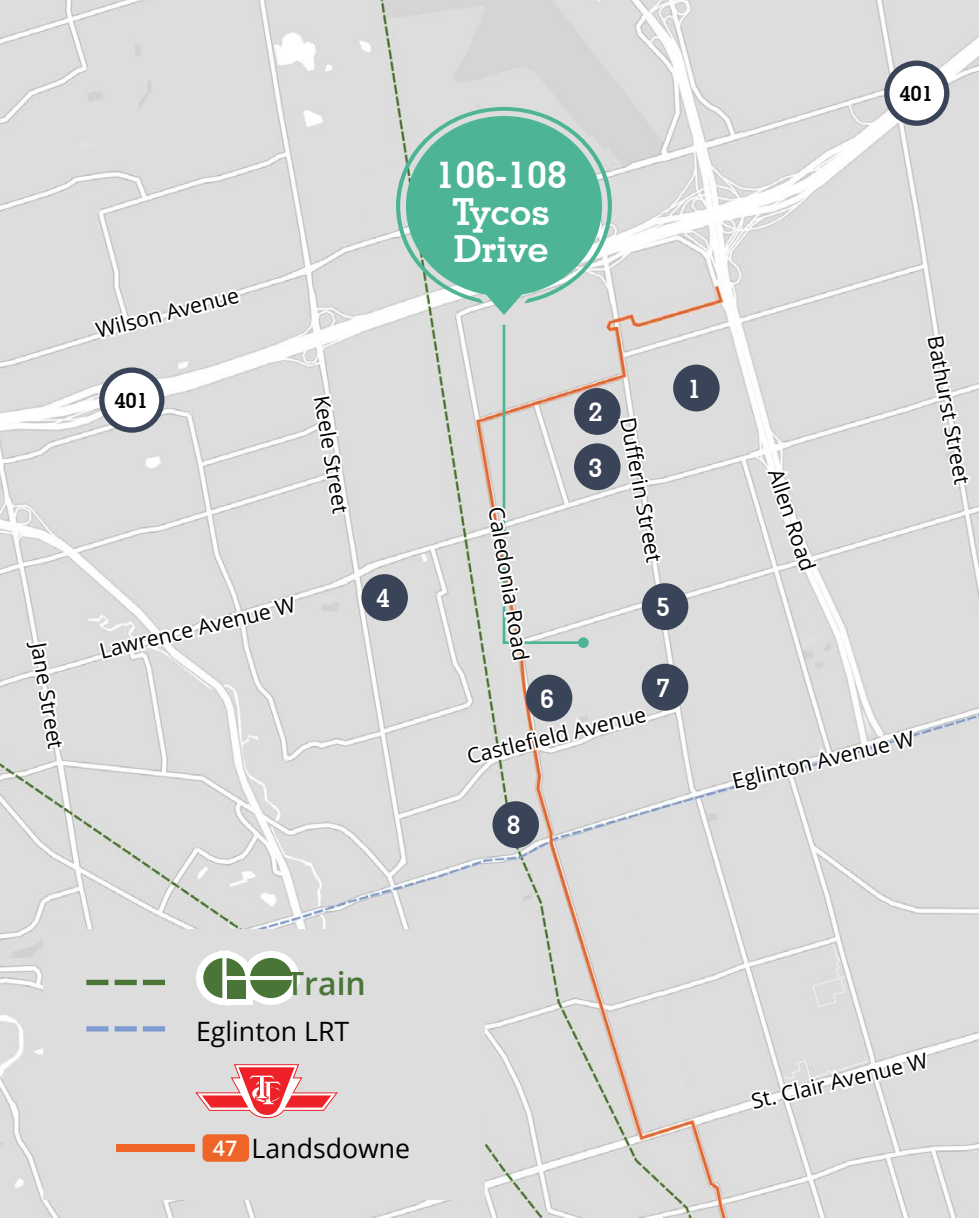


Office/Showroom Suite Available For Lease

106 -108 Tycos Drive, Suite 3
Toronto, ON

Floor Plan





Amenities & Transit

- | | |
|--|--|
| <p>1 Yorkdale Shopping Centre
Indigo
Sephora
Restoration Hardware
Joey
Simons</p> <p>2 Staples
Red Lobster
Burger's Priest
Party City</p> <p>3 Freshii
Burger King
Shell
Harvey's</p> <p>4 Metro
Scotiabank
LCBO
Walmart</p> | <p>5 Mr.Sub
Petro
CIBC
McDonalds</p> <p>6 Rona+
Home Depot
Tim Hortons
Starbucks</p> <p>7 Tim Hortons
California Sandwiches
Toronto Pho
Taste of Shawarma</p> <p>8 FreshCo
Dollar Tree
Canadian Tire</p> |
|--|--|

Amenities within 5KM


690
RESTAURANTS


39
FITNESS CENTRES


101
BANKS


4
HOTELS


58
GAS STATIONS

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Platinum member