



CBRE

YONGE & ST. CLAIR

CBRE Limited | Real Estate Brokerage | 145 King Street West | Suite 1100 | Toronto, ON M5H 1J8 | T +1 416 362 2244 | F +1 416 362 8085 | www.cbre.ca

This disclaimer shall apply to CBRE Limited, Real Estate Brokerage, and to all other divisions of the Corporation; to include all employees and independent contractors ("CBRE"). All references to CBRE Limited herein shall be deemed to include CBRE, Inc. The information set out herein, including, without limitation, any projections, images, opinions, assumptions and estimates obtained from third parties (the "Information") has not been verified by CBRE, and CBRE does not represent, warrant or guarantee the accuracy, correctness and completeness of the Information. CBRE does not accept or assume any responsibility or liability, direct or consequential, for the Information or the recipient's reliance upon the Information. The recipient of the Information should take such steps as the recipient may deem necessary to verify the Information prior to placing any reliance upon the Information. The Information may change and any property described in the Information may be withdrawn from the market at any time without notice or obligation to the recipient from CBRE. CBRE and the CBRE logo are the service marks of CBRE Limited and/or its affiliated or related companies in other countries. All other marks displayed on this document are the property of their respective owners. All Rights Reserved. Canadian Mapping Services canadamapping@cbre.com; DMTI Spatial, EnviroNics Analytics, Microsoft Bing, Google Earth *Broker | **Sales Representative

BYRON AHMET*
Executive Vice President
+1 416 815 2354
byron.ahmet@cbre.com

ELAINE JENKINS**
Vice President
+1 416 815 2322
elaine.jenkins@cbre.com

KIRK BAYLIS**
Associate Vice President
+1 647 923 9243
kirk.baylis@cbre.com



+ Net Rent
\$28.00 per sq. ft.
+ Additional Rent (2026 estimate)
\$28.97 per sq. ft.

1 ST. CLAIR E

SUITE 602	1,969 SQ. FT.	+ Available immediately	↓
SUITE 606	1,070 SQ. FT.	+ Available immediately	↓
SUITE 700	7,878 SQ. FT.	+ Future Model Suite + Available immediately	↓
SUITE 800	5,589 SQ. FT.	+ Available immediately + Future Model Suite	↓
SUITE 801	2,299 SQ. FT.	+ Available immediately	↓
SUITE 901	1,609 SQ. FT.	+ Future Model Suite + Available immediately	↓



+ Net Rent
\$34.00 per sq. ft.
+ Additional Rent (2026 estimate)
\$28.23 per sq. ft.

2 ST. CLAIR W

SUITE 500	5,924 SQ. FT.	+ Available in 60 days	↓
SUITE 605	1,414 SQ. FT.	+ Available immediately	↓
SUITE 608	1,410 SQ. FT.	+ Available immediately	↓
SUITE 1002	3,605 SQ. FT.	+ Available immediately	↓
SUITE 1008	1,746 SQ. FT.	+ Available immediately	↓



+ Net Rent
\$27.00 per sq. ft.
+ Additional Rent (2026 estimate)
\$27.05 per sq. ft.

21 ST. CLAIR E

SUITE 202	2,691 SQ. FT.	+ Base building + Available immediately	↓
SUITE 304	1,044 SQ. FT.	+ Available immediately	↓
SUITE 400	2,956 SQ. FT.	+ Available immediately + Future Model Suite	↓
SUITE 504	1,152 SQ. FT.	+ Available immediately	↓
SUITE 802	3,274 SQ. FT.	+ Future Model Suite + Elevator exposure with permitter offices + Available immediately	↓
SUITE 1000	3,400 SQ. FT.	+ August 1, 2026	
SUITE 1400	8,146 SQ. FT.	+ Available immediately	↓



+ Net Rent
\$30.00 per sq. ft.
+ Additional Rent (2026 estimate)
\$28.91 per sq. ft.

30 ST. CLAIR W

SUITE 600	11,976 SQ. FT.	+ Available immediately	↓
SUITE 1000	7,175 SQ. FT.	+ Model Suite with furniture + Available immediately	↓



+ Net Rent
\$25.00 per sq. ft.
+ Additional Rent (2026 estimate)
\$27.45 per sq. ft.

1 ST. CLAIR W

SUITE 202	2,159 SQ. FT.	+ Available in 90 days + As built	↓
SUITE 401	1,542 SQ. FT.	+ Available immediately	↓
SUITE 402	2,141 SQ. FT.	+ Available in 90 days + As built	↓
SUITE 404	1,835 SQ. FT.	+ Available in 90 days + As built	↓
SUITE 501	2,007 SQ. FT.	+ Available in 90 days + As built	↓
SUITE 900	3,347 SQ. FT.	+ Available immediately	↓
SUITE 1000	7,046 SQ. FT.	+ Available April 2027	
SUITE 1102	1,514 SQ. FT.	+ Available in 90 days	↓
SUITE 1200	5,648 SQ. FT.	+ Future Model Suite + Available immediately	↓
SUITE 1201	1,403 SQ. FT.	+ Available immediately	↓



+ Net Rent
\$28.00 per sq. ft.
+ Additional Rent (2026 estimate)
\$28.11 per sq. ft.

55 ST. CLAIR W

SUITE 250	1,957 SQ. FT.	+ Future Model Suite + Available immediately	↓
SUITE 255	4,637 SQ. FT.	+ Available January 1, 2027	
SUITE 404	1,512 SQ. FT.	+ Available immediately	↓
SUITE 405	2,752 SQ. FT.	+ Available immediately + Future Model Suite	↓
SUITE 407	1,493 SQ. FT.	+ Available immediately	↓
SUITE 500	31,256 SQ. FT.	+ Base building + Available immediately	↓

OPTIONS UNDER
1,000 SQ. FT.

1 ST. CLAIR E

SUITE 601	826 SQ. FT.	+ \$3,921.44/month	↓
SUITE 607	715 SQ. FT.	+ \$3,394.46/month	↓
SUITE 608	727 SQ. FT.	+ \$3,451.43/month	↓

21 ST. CLAIR E

SUITE 1002	541 SQ. FT.	+ \$2,436.75/month	↓
SUITE 1004	654 SQ. FT.	+ \$2,945.73/month	↓

30 ST. CLAIR W

SUITE 204	648 SQ. FT.	+ \$3,181.14/month	↓
-----------	-------------	--------------------	---

55 ST. CLAIR W

SUITE 245	609 SQ. FT.	+ \$2,847.58/month	↓
-----------	-------------	--------------------	---

Note: Monthly rent is approximate

MODEL SUITE
SUITE IS DIVISIBLE

YONGE & ST. CLAIR
AMENITIES

FOOD
+ DRINK



- 1. Ambiyen
- 2. Barnsteiners Restaurant
- 3. Boccone Deli & Pizza Bar
- 4. Buca Cucina
- 5. Capocaccia Trattoria
- 6. Daeco Sushi
- 7. Gatherings Resto Bar
- 8. Holy Chuck Burgers
- 9. Kofuku Sushi
- 10. Mary Be Kitchen
- 11. Maison Tribe
- 12. Megumi Mazesoba
- 13. Playa Cabana Taqueria
- 14. Starbucks (at 2 St Clair E)
- 15. St. Louis
- 16. Twisted Indian Wraps
- 17. Ultra Restaurant & Supper Club
- 18. Union Social Eatery
- 19. Zelden's Deli and Desserts

SHOPPING
+ SERVICES



- 20. Longo's
- 21. Canadian Outlet
- 22. Gold Irene Jewellers
- 23. Shoesette
- 24. Shoppers Drug Mart
- 25. Legs Beautiful
- 26. Roots
- 27. Loblaws
- 28. Northern Artists
- 29. LCBO
- 30. Eden Flowers
- 31. The UPS Store
- 32. Blowdry Lounge
- 33. CIBC
- 34. SCOTIABANK
- 35. RBC
- 36. ROLEX
- 37. TD BANK
- 38. RingFit Boxing
- 39. GoodLife
- 40. LAGREE Plus

