

# For Sublease

30 Jefferson Avenue, Toronto, ON – Entire Building  
Stunning Liberty Village Office Space Available  
6,570 SF Divisible to 2,927 SF and 3,643 SF



Built-out  
Plug and Play  
Unique, Cool-Space  
Direct Patio Access with Barbecue



**Gorgeous Barn-Style Ceiling and Beams**  
**Nothing else like this in the market!**

## SUBLEASE DETAILS

- Premises Entire Building: 6,570 SF  
Divisible to 2,927 SF and 3,643 SF
- Term Flexible
- Asking Rent Please Contact Agent
- Furniture Available
- Parking 5 Stalls

## PROPERTY DETAILS

- High Ceilings & Excellent Natural Light
- Built-out space with:
  - Reception
  - Private Offices/Office Cubicles/Desks
  - Boardrooms/Meeting Rooms
  - Kitchen & Lounge
  - Storage Space
- Great Leasehold Improvements in place

### Mark Bastow

Corporate Real Estate Advisor  
Sales Representative  
416.366.7905  
[mbastow@encoradvisors.com](mailto:mbastow@encoradvisors.com)

### Tim Bell

Managing Partner  
Broker of Record, LEED GA  
647.283.6374  
[tbell@encoradvisors.com](mailto:tbell@encoradvisors.com)

# For Sublease

30 Jefferson Avenue, Toronto, ON – Entire Building  
Stunning Liberty Village Office Space Available  
6,570 SF Divisible to 2,927 SF and 3,643 SF



## Mark Bastow

Corporate Real Estate Advisor  
Sales Representative  
416.366.7905  
[mbastow@encoradvisors.com](mailto:mbastow@encoradvisors.com)

## Tim Bell

Managing Partner  
Broker of Record, LEED GA  
647.283.6374  
[tbell@encoradvisors.com](mailto:tbell@encoradvisors.com)

# For Sublease

30 Jefferson Avenue, Toronto, ON – Entire Building  
Stunning Liberty Village Office Space Available  
6,570 SF Divisible to 2,927 SF and 3,643 SF



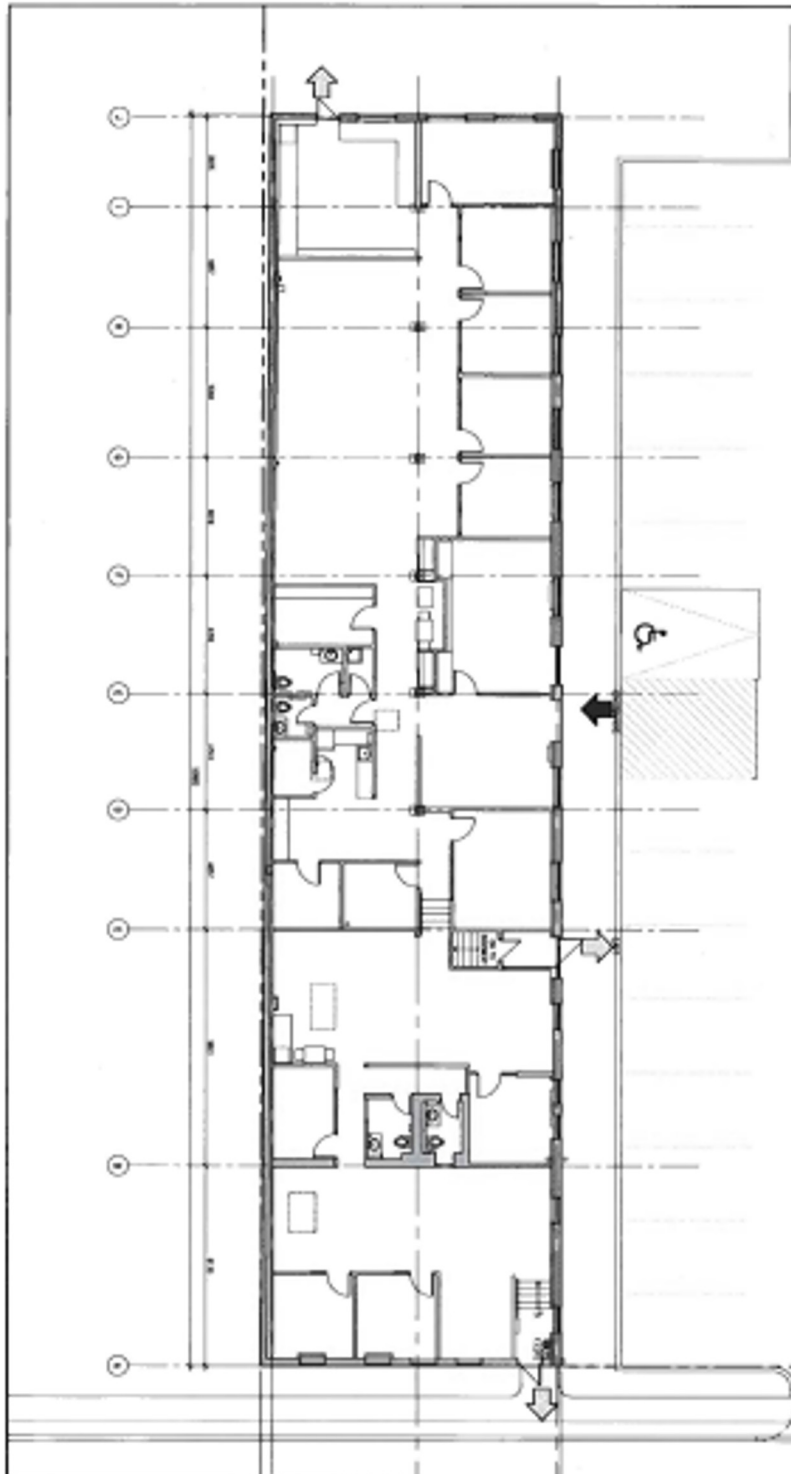
**Ryan Coulter**  
Corporate Real Estate Advisor  
Sales Representative  
289.925.4699  
[rcoulter@encoradvisors.com](mailto:rcoulter@encoradvisors.com)

**Tim Bell**  
Managing Partner  
Broker of Record, LEED GA  
647.283.6374  
[tbell@encoradvisors.com](mailto:tbell@encoradvisors.com)

# For Sublease

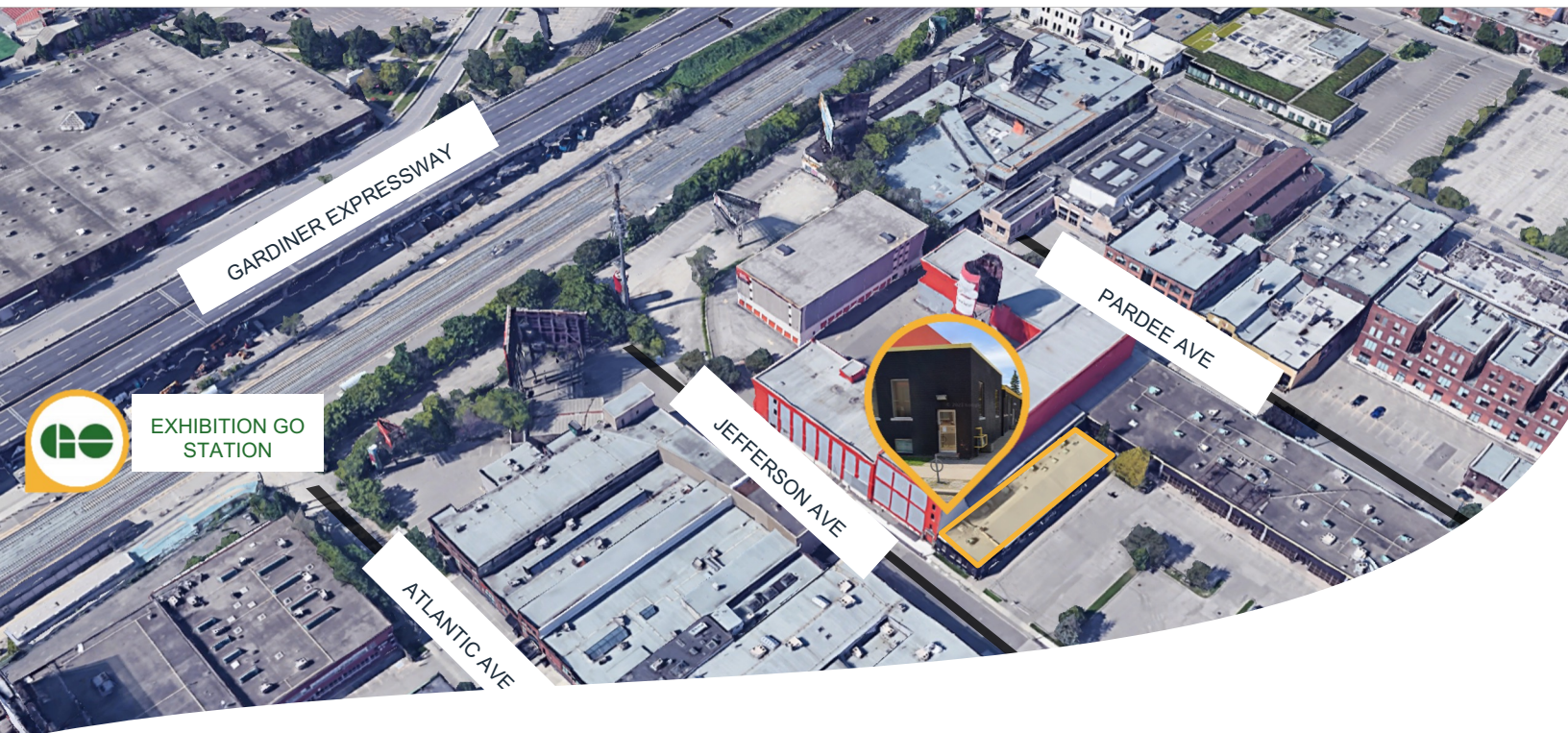
30 Jefferson Avenue, Toronto, ON – Entire Building  
Stunning Liberty Village Office Space Available  
6,570 SF Divisible to 2,927 SF and 3,643 SF

## Floor Plan



# For Sublease

30 Jefferson Avenue, Toronto, ON – Entire Building  
Stunning Liberty Village Office Space Available  
6,570 SF Divisible to 2,927 SF and 3,643 SF



## Nearby Amenities

- Located in the heart of Liberty Village, one of Toronto's creative neighborhoods with tech firms, advertising agencies, photography studios operating out of lofts and unique warehouse spaces
- Amenities nearby include restaurants, coffee shops, grocery, and retail stores
- Well serviced public transit route within walking distance located on Dufferin Street and King Street West
- Proximity to **Exhibition GO** (3-minute walk)
- Excellent Walk Score (90), Transit Score (100), Bike score (81) allows most errands to be accomplished without a vehicle



90  
Walk Score



100  
Transit Score



81  
Bike Score

### Mark Bastow

Corporate Real Estate Advisor  
Sales Representative  
416.366.7905  
[mbastow@encoradvisors.com](mailto:mbastow@encoradvisors.com)

### Tim Bell

Managing Partner  
Broker of Record, LEED GA  
647.283.6374  
[tbell@encoradvisors.com](mailto:tbell@encoradvisors.com)

This communication is intended for general information only and not to be relied upon in any way. The information provided herein has been provided by sources deemed reliable, however we cannot verify its complete accuracy. Independent financial and legal review is recommended as part of any sublease agreement. Consequently, no responsibility or liability whatsoever can be accepted by ENCOR Advisors Canada Ltd., (ENCOR Advisors), Brokerage for any loss or damage resulting from any use of, reliance on or reference to the contents of this document, including hypertext links to external sources. In addition, as a general communication, this material does not necessarily represent the view of ENCOR Advisors in relation to particular properties or projects. This communication is not intended to cause or induce breach of any agency agreement. Reproduction or distribution of this communication in whole or in part is not allowed without prior written approval of ENCOR Advisors.



ENCOR Advisors Canada Ltd., Brokerage  
123 Front Street West, Suite 902, Toronto, ON, M5J 2M2  
[www.encoradvisors.com](http://www.encoradvisors.com)