

**AVISON
YOUNG**

For Lease
894 Caledonia Road
North York, ON



Showroom/Office For Lease in the Design District

Get more information

Tom Clancy

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Tessa Compagno

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Noah Frankel

Sales Representative
905 283 2379

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Property Overview



Available Area 5,000 sf



Asking Rent \$26.75 psf



T.M.I. \$6.50 psf



Possession Immediate



Zoning EL 1.0

Highlights

- Bright turnkey showroom in the heart of the Design District with direct exposure on Caledonia Road
- Large new windows, polished concrete floors, exposed wood roof deck
- Two larger signage opportunities facing Caledonia (1 can be illuminated)
- Fully air conditioned
- Recently upgraded kitchen with quartz countertops & men's / women's washrooms
- Parking available & steps to TTC bus stops
- Ideal for home improvement/décor/design related businesses and retailers

Photos



Toronto's Design District



Area Overview

Toronto's Design District is home to a mix of home improvement, design and décor, and fashion related businesses. It is favourably located just north of Eglinton Avenue and just south of Highway 401. The area is home to industrial buildings that have been converted for retail and office use where you can find modern, high end designer brands such as ELTE, Porcelanosa, B&B Italia, Muskoka Living, and more. It offers large, flexible and affordable storefronts with parking and shipping/receiving options, compared to inventory closer to the City's core.

TRANSIT



- ROUTE 14 | GLENCAIRN
- ROUTE 29 | DUFFERIN
- ROUTE 32 | EGLINTON WEST
- ROUTE 47 | LANSDOWNE
- ROUTE 52 | LAWRENCE WEST

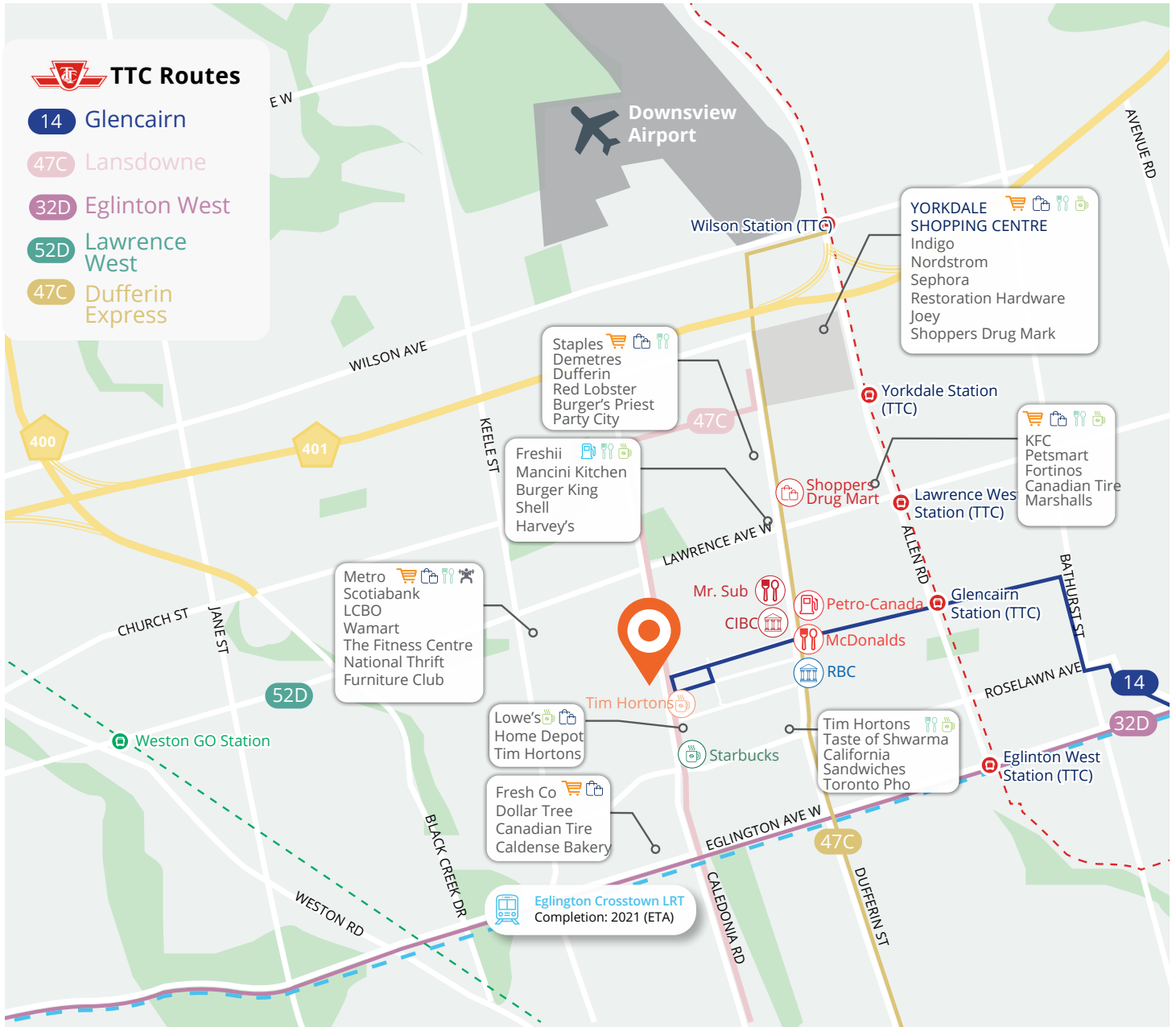


- 1.9 KM TO:
GLENCAIRN STATION
(TTC LINE 1)
- 650 M TO CALEDONIA STATION
(FUTURE EGLINTON LRT)



- ALLEN ROAD 2.20 KM | 5-8 MIN
- HWY 401 3.65 KM | 9-24 MIN
- HWY 400 3.20 KM | 9-25 MIN
- 404 / DVP 11.2 KM | 28 MIN -1HR

Transit & Amenities



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