

# For Sublease

1 Yonge Street, Suites 1006 and 1014, Toronto, ON  
Office Space – 1,973 SF – 4,736 SF



**Built-out  
Plug and Play  
Move in Ready**

CLICK BELOW FOR VIRTUAL SPACE TOURS

- [Suite 1006](#)
- [Suite 1014](#)

## SUBLEASE DETAILS

- Premises
  - Option A – Suite 1006 or Suite 1014
    - Suite 1006: 1,973 SF
    - Suite 1014: 2,763 SF
  - Option B – Suite 1006 and Suite 1014
    - 4,736 SF
- Term
  - December 30, 2024
- Asking Rent
  - Please Contact Agents
- Additional Rent
  - \$25.39 PSF (2022 Est.)
- Availability
  - Immediately
- Furniture
  - May be available

## PROPERTY DETAILS

- Built-out space with:
  - Reception
  - Open Area
  - Boardroom / Meeting Rooms
  - Private Offices
  - Kitchenette
  - Storage Room
- Abundance of natural light

**Tim Bell**  
Managing Partner  
Broker of Record, LEED GA  
416.366.6993  
[tbell@encoradvisors.com](mailto:tbell@encoradvisors.com)

# For Sublease

1 Yonge Street, Suite 1006, Toronto, ON  
Office Space – 1,973 SF



[CLICK FOR VIRTUAL SPACE TOUR](#)



**Tim Bell**  
Managing Partner  
Broker of Record, LEED GA  
416.366.6993  
[tbell@encoradvisors.com](mailto:tbell@encoradvisors.com)

# For Sublease

1 Yonge Street, Suite 1014, Toronto, ON  
Office Space – 2,763 SF



[CLICK FOR VIRTUAL SPACE TOUR](#)



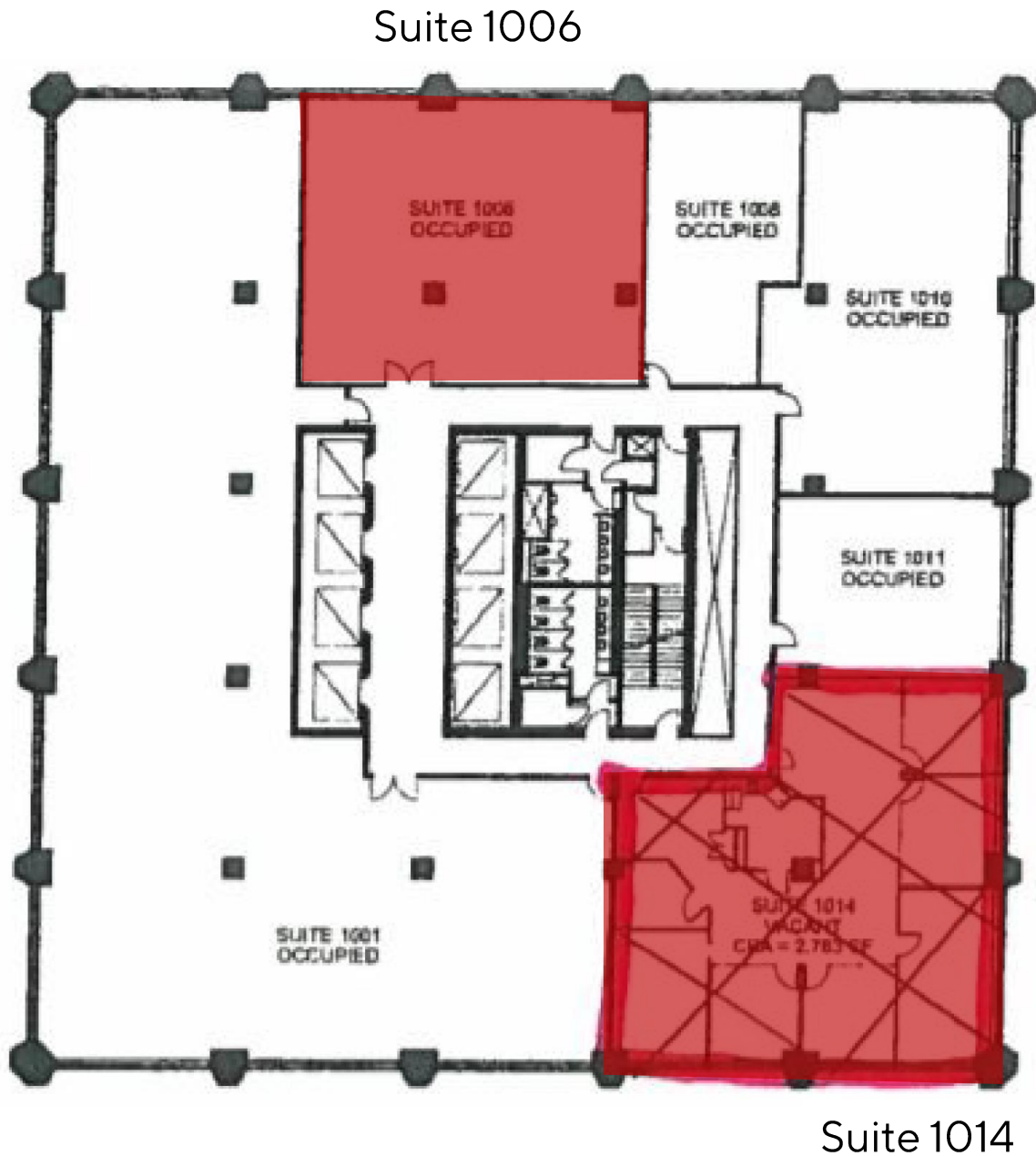
## Tim Bell

Managing Partner  
Broker of Record, LEED GA  
416.366.6993  
[tbell@encoradvisors.com](mailto:tbell@encoradvisors.com)

# For Sublease

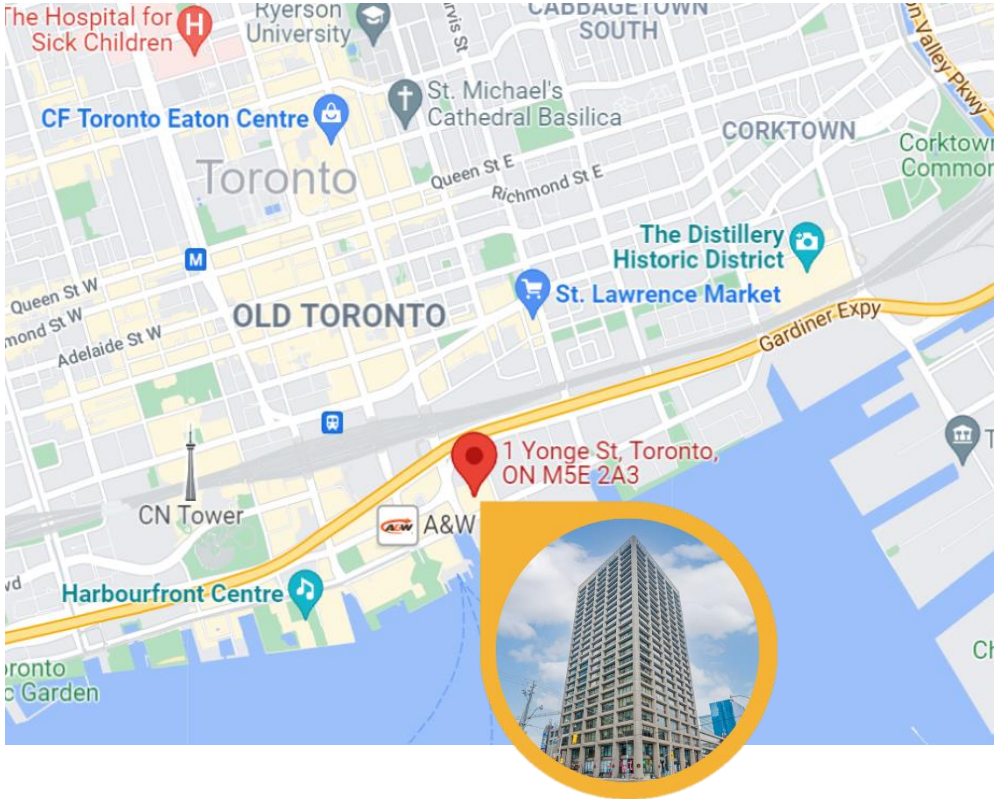
1 Yonge Street, Suites 1006 and 1014, Toronto, ON  
Office Space – 1,973 SF – 4,736 SF

## Floor Plan



# For Sublease

1 Yonge Street, Suites 1006 and 1014, Toronto, ON  
Office Space – 1,973 SF – 4,736 SF



## Nearby Amenities

- Excellent location surrounded by many retail amenities and restaurants including Freshii, Starbucks, Kibo Sushi House, The Kitchen Table, Farm Boy and more
- Walking distance from Toronto's major landmarks and attractions
- Minutes away from Union Station, the transportation hub for subway, GO Transit, and Via Rail services allowing for easy commute
- Stunning office views of Lake Ontario and downtown Toronto

### Tim Bell

Managing Partner  
Broker of Record, LEED GA  
416.366.6993  
[tbell@encoradvisors.com](mailto:tbell@encoradvisors.com)



88

Walk Score



100

Transit Score



88

Bike Score

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)