

TORONTO'S PULSE,
YOUR PLACE

ONE TORONTO STREET, TORONTO



CORE PROXIMITY. CORNER PRESENCE.

Located at the northeast corner of King Street East and Toronto Street, One Toronto combines modern functionality with a timeless design, within one of the city's most walkable and transit-friendly addresses. Boasting abundant natural light, floor-to-floor, this Class A tower offers contiguous block availability, generously sized floor plates and an ownership group dedicated to fostering an elevated tenant experience.

12' 6"
CEILING HEIGHT

351,647 SF
TOTAL BUILDING SIZE

72,091 SF
CONTIGUOUS BLOCK
AVAILABLE

24,500 SF
TYPICAL FLOORPLATE

ONE
TORONTO



OUTDOOR SPACES

Four corner outdoor spaces included on the 15th floor vacancy



SIGNAGE OPPORTUNITIES

Rooftop signage & building branding opportunities



UNDERGROUND PARKING

Direct garage parking (226 spaces), EV stations & bike storage



MONITORED SECURITY

Building concierge and security system



EXCELLENT WALKABILITY

Walking access to downtown Toronto's best dining, retail, hotels and more



CONVENIENTLY LOCATED

3 min walk to King Street Station and the PATH, featuring underground access to 30 km of restaurants, shopping, services and entertainment

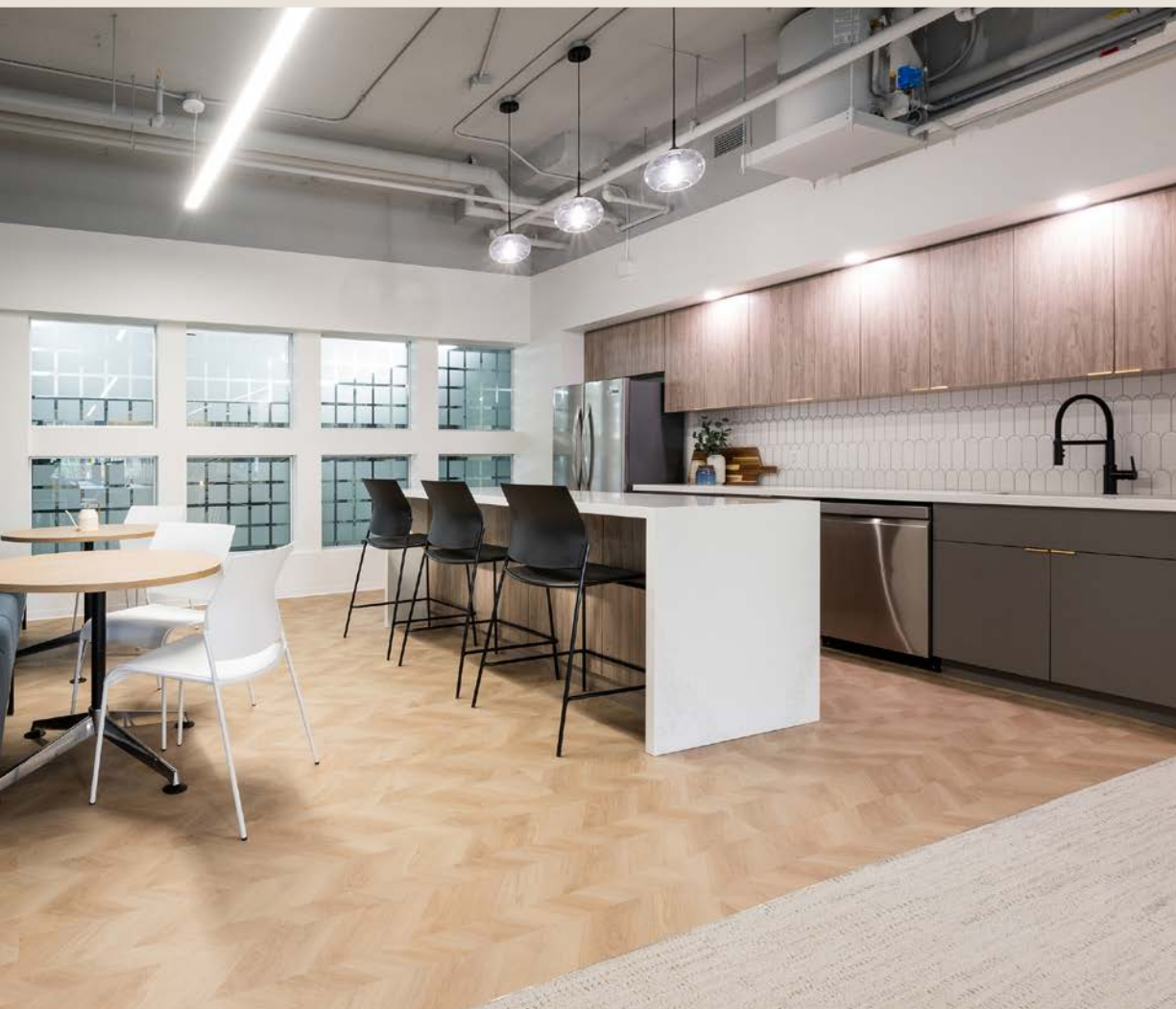


Lobby renovations to commence Q1 2026
Target completion date is end of Q4 2026
Toronto Street and King Street lobbies to be renovated

Lobby Rendering



Lobby Rendering



ONE
TORONTO

Lobby Rendering

PROXIMITY ELEVATES PROMINENCE

From historical landmarks to renowned dining experiences, One Toronto offers an unbeatable, amenity-rich location in the heart of Downtown Toronto. With seamless, walking access to premier dining restaurants, retail, gyms, parks, and transit at Union Station or the King Street PATH Station, no destination is too far to explore.

- 05 HOTELS
- 70+ EATERIES
- 06 FITNESS/GYMS

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AVAILABLE SUITES

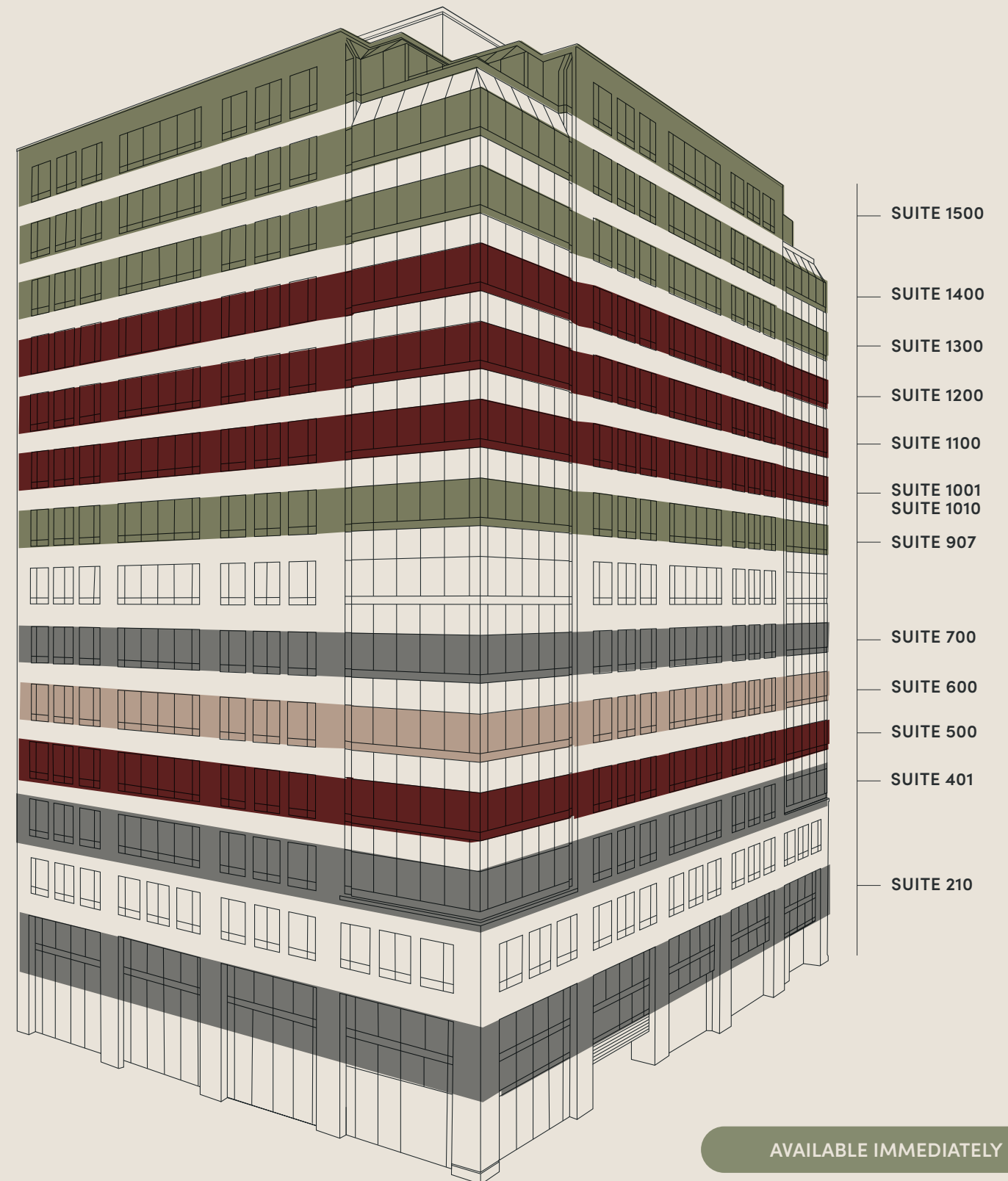
One Toronto features 15 expansive floors of stunning, light-filled Class A office space in the heart of vibrant Downtown Toronto. With available suites starting just over 2,400 RSF, spacious 24,500 SF floor plates, and rare contiguous block availability, this stunning tower offers a flexible opportunity for tenants to establish a strong presence in one of the city's dynamic locations.

72,091 SF
CONTIGUOUS
BLOCK

SUITE 1500	23,104 SF	Available Immediately	Floor being brought back to base building condition by April 2026
SUITE 1400	24,491 SF	Available Immediately	Floor being brought back to base building condition by April 2026
SUITE 1300	24,496 SF	Available Immediately	Floor being brought back to base building condition by April 2026
SUITE 907	2,853 SF	Available Immediately	Improved unit with new paint, carpet and kitchenette
SUITE 700	14,826 SF	Available 07/01/2026	Quality existing leasehold improvements, furniture potentially available
SUITE 600	24,148 SF	Available 1/01/2027	Being demised to approx. 20,000 SF*, new common corridor will be in place
SUITE 401	5,1821 SF	Available 11/01/2026	Nicely improved with combination of offices, meeting rooms and open area
SUITE 210	2,433 SF	Available Q2 2026	Furnished model suite under construction

CONTIGUOUS BLOCK

SUITES 1300-1500
72,091 SF



CAM	\$18.21 PSF
Tax	\$9.80 PSF
Hydro	\$1.90 PSF
Additional Rent	\$29.91 (2026 Est.)

[WATCH SUITE 700 VIDEO](#)

[CLICK TO VIEW FLOORPLANS](#)

*Square footage may be approximate

AVAILABLE IMMEDIATELY

LEASED

2026

2027

GORGEOUS SKYLINE VIEWS



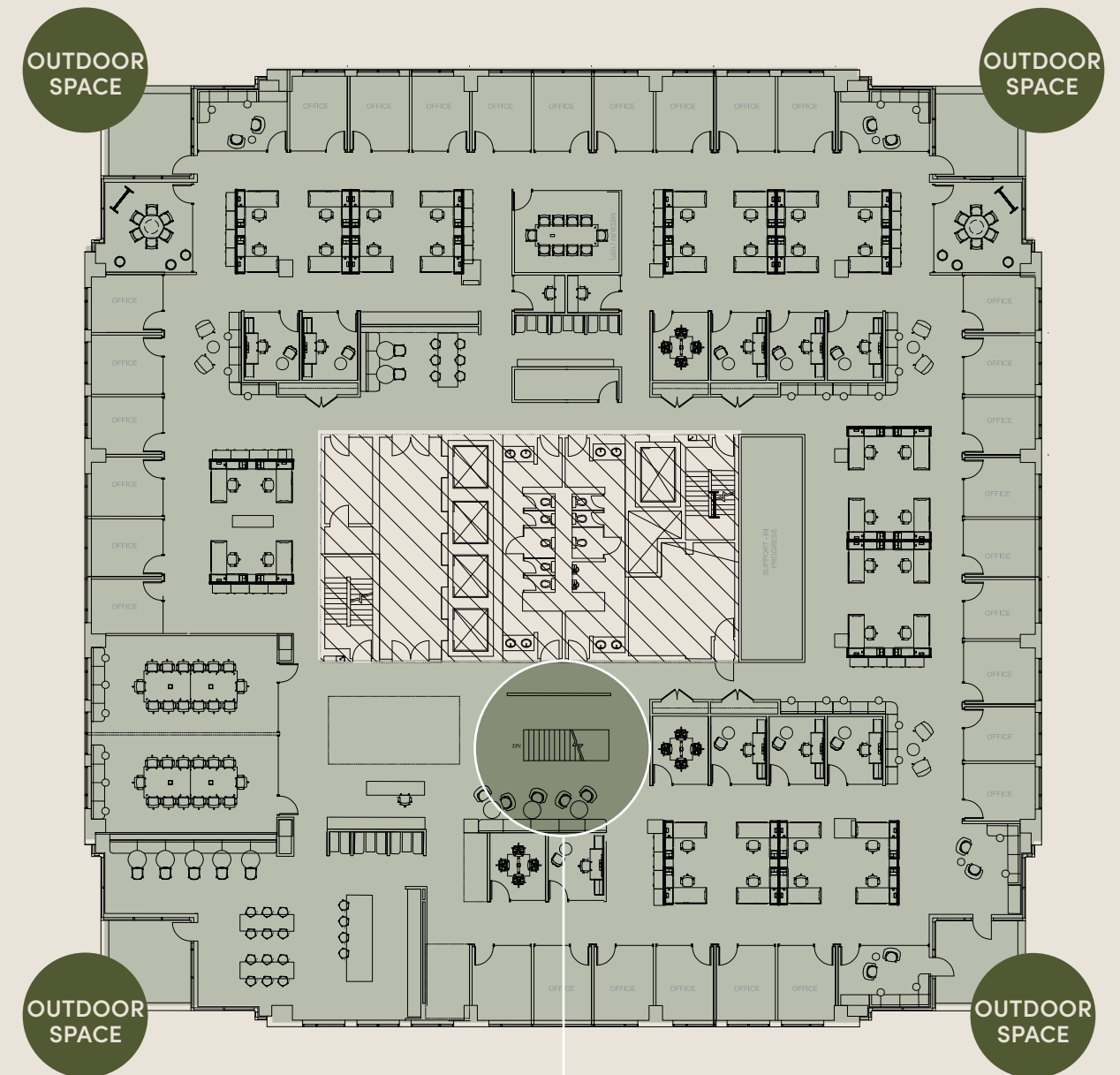
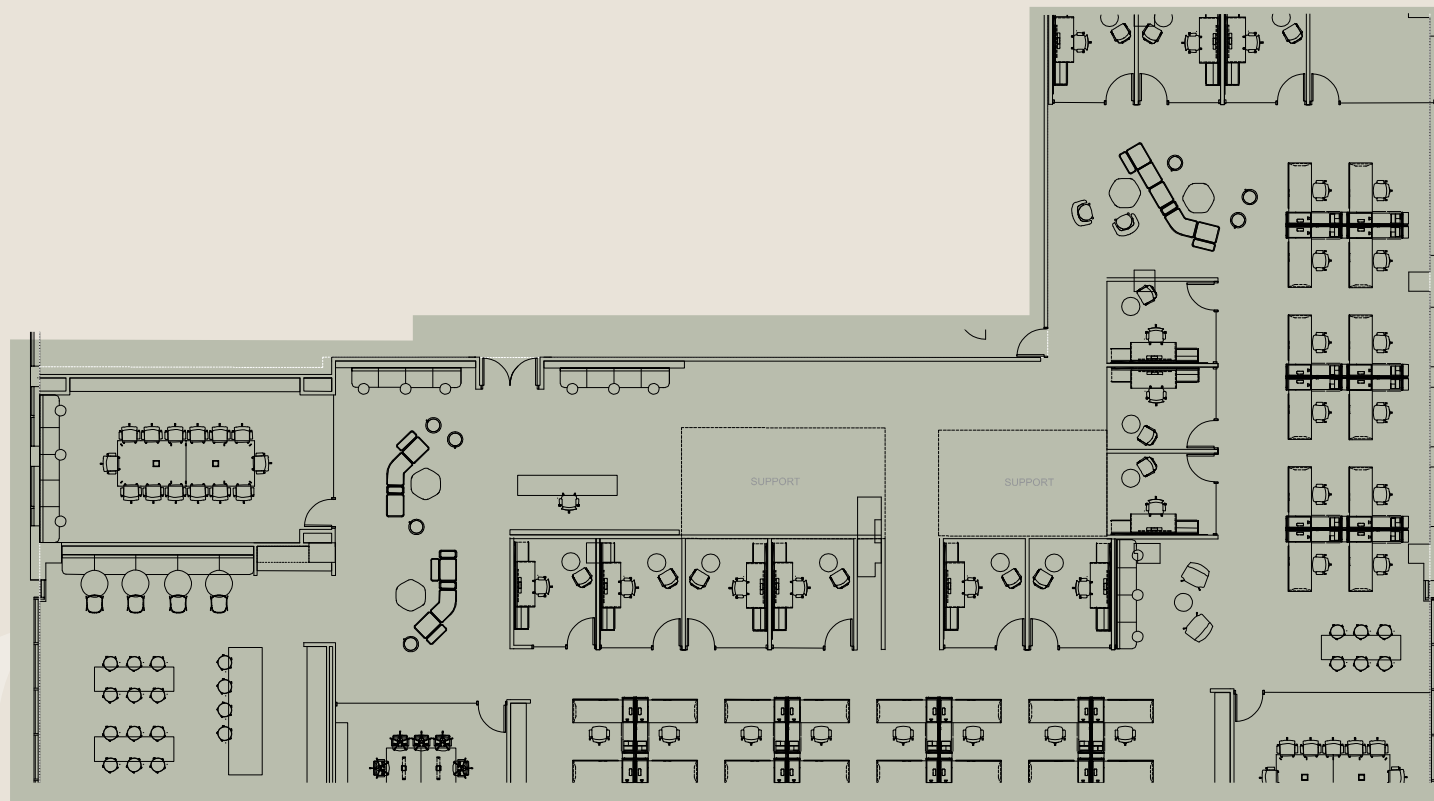
SAMPLE HALF

FLOOR SPACE PLAN

SUITE 1500

23,104 SF

SAMPLE SPACE PLAN | TRADITIONAL

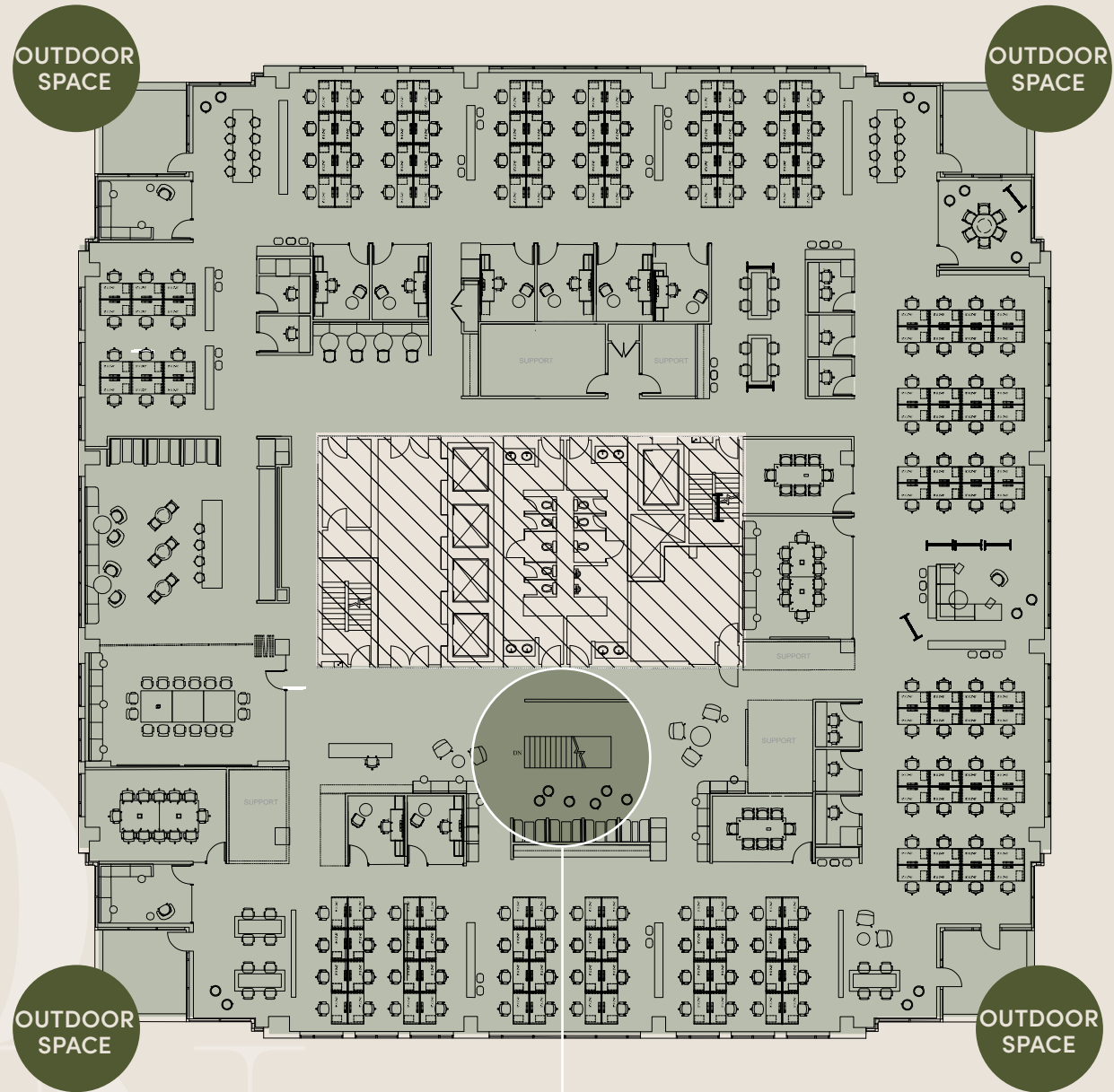


STAIRCASE
CONNECTED
TO 1300 & 1400

SUITE 1500

23,104 SF

SAMPLE SPACE PLAN | CREATIVE



STAIRCASE
CONNECTED
TO 1300 & 1400

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*Use of outdoor space needs to be approved
by code consultants and the City of Toronto





ONE

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