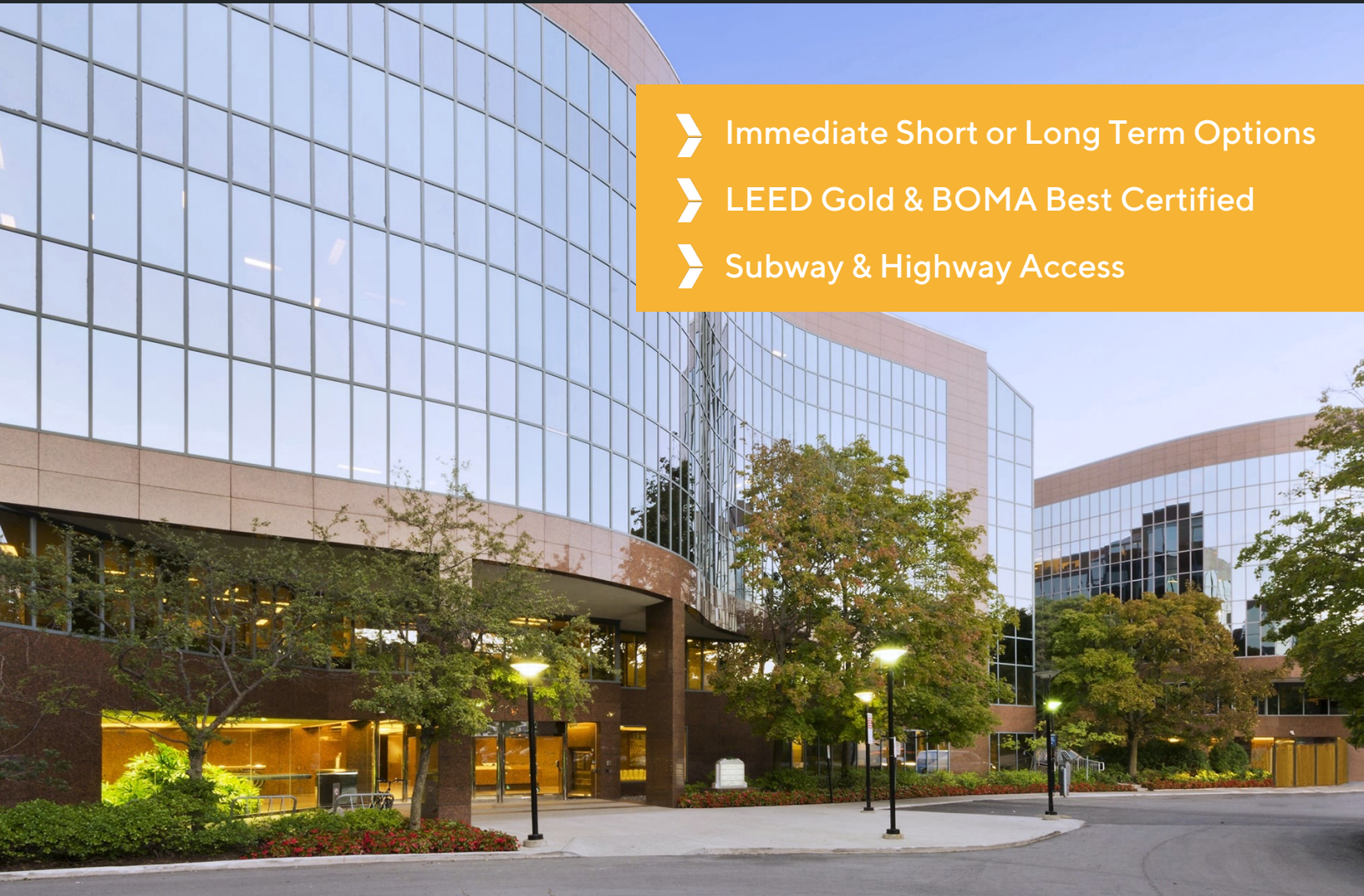


For Sublease

4110 Yonge Street, Toronto, ON
Options between 21,358 – 48,997 SF



- Immediate Short or Long Term Options
- LEED Gold & BOMA Best Certified
- Subway & Highway Access

SUBLEASE DETAILS

- Premises Suite 502– 27,639 SF
Suite 604 – 21,358 SF
Total – 48,997 SF
- Term September 30, 2026
- Asking Rent Please Contact Agents
- Additional Rent \$25.20 (2024)
- Availability Immediate

PROPERTY DETAILS

- Fully furnished, plug and play, open plan office space
- Suites can be leased together or separately
- Connected to York Mills Centre & Retail Concourse
- Approximately 830 meters to Hwy 401 onramp
- Auberge du Pommier and Tim Hortons in complex
- Modern gym with change rooms, showers, and lockers

SEAN FISET

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INTERIOR PHOTOS

5TH FLOOR - 27,639 SF



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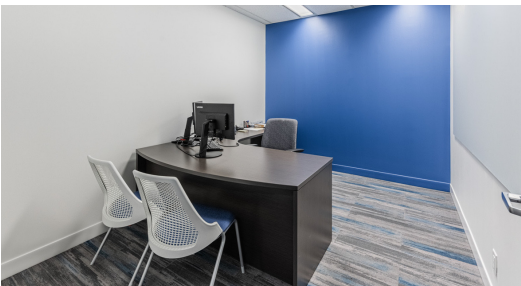
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INTERIOR PHOTOS

6TH FLOOR - 21,358 SF



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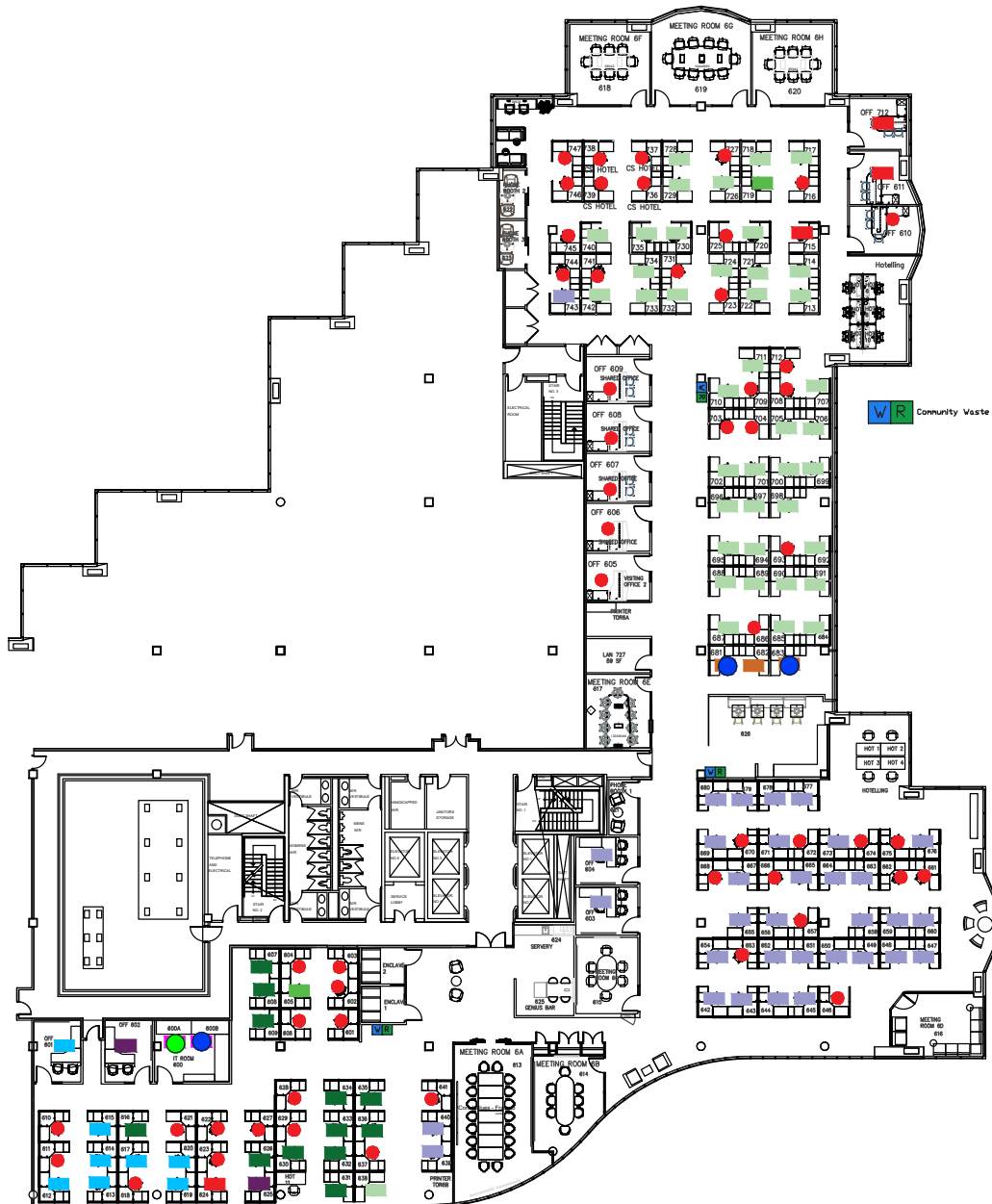
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FLOOR PLAN

6TH FLOOR - 21,358 SF



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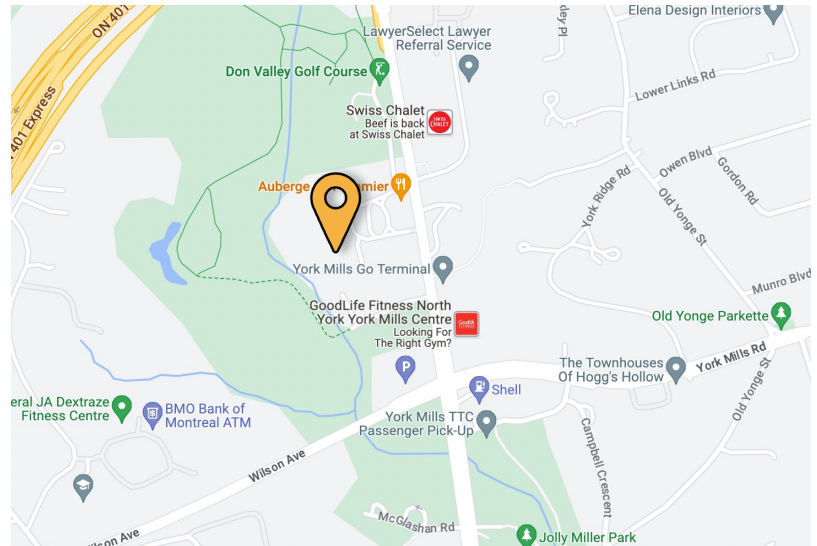


Amenities

- On site gym with change rooms, showers, and lockers
- Auberge du Pommier & Tim Hortons (in the complex)
- Connected to York Mills Centre & Retail Concourse

Yonge Corporate Center

- Overlooks the Don Valley River & Nature Trail
- Onsite 24/7 Security will accompany tenants to vehicle or public transit
- LEED Gold and BOMA Best (Level 3) Certified



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