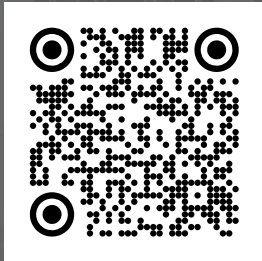




# 400 University Ave Toronto



LEASING AVAILABILITIES

# BUILT FOR SUCCESS

Located on the west side of University Avenue, between Dundas Street and Queen Street West, 400 University is a twenty-five storey building with quick access to St. Patrick Station and streetcars. The building's lobby, exterior facade and common areas have been transformed to make a lasting impression to tenants and visitors alike! Take this opportunity to join some of Toronto's best and brightest organizations.

Renovated Lobby, Exterior & Common Areas

Collaborate By Crown

Outstanding City Views

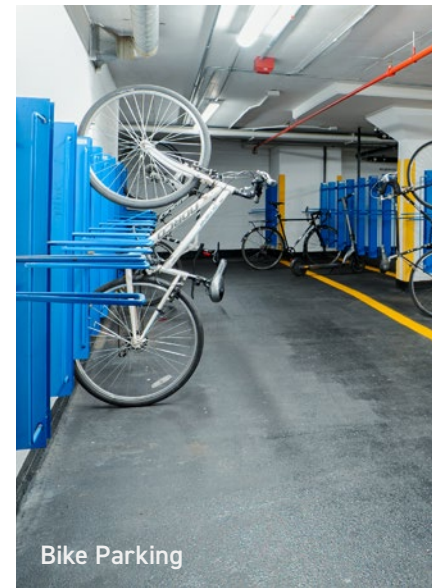
Underground Bike Storage

EV Charging Stations

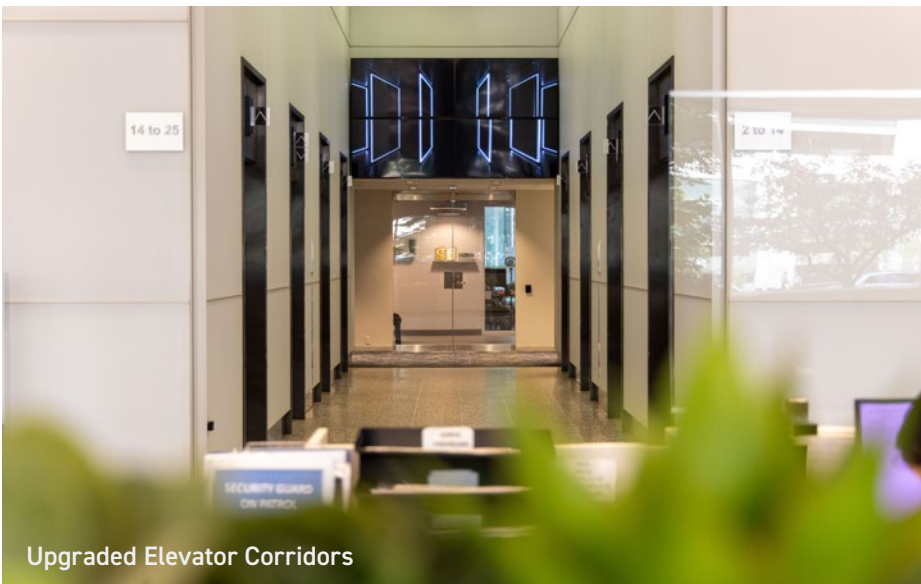
Underground Parking

24/7 Staffed Security

The Duke Of Cornwall Pub On-Site



Bike Parking



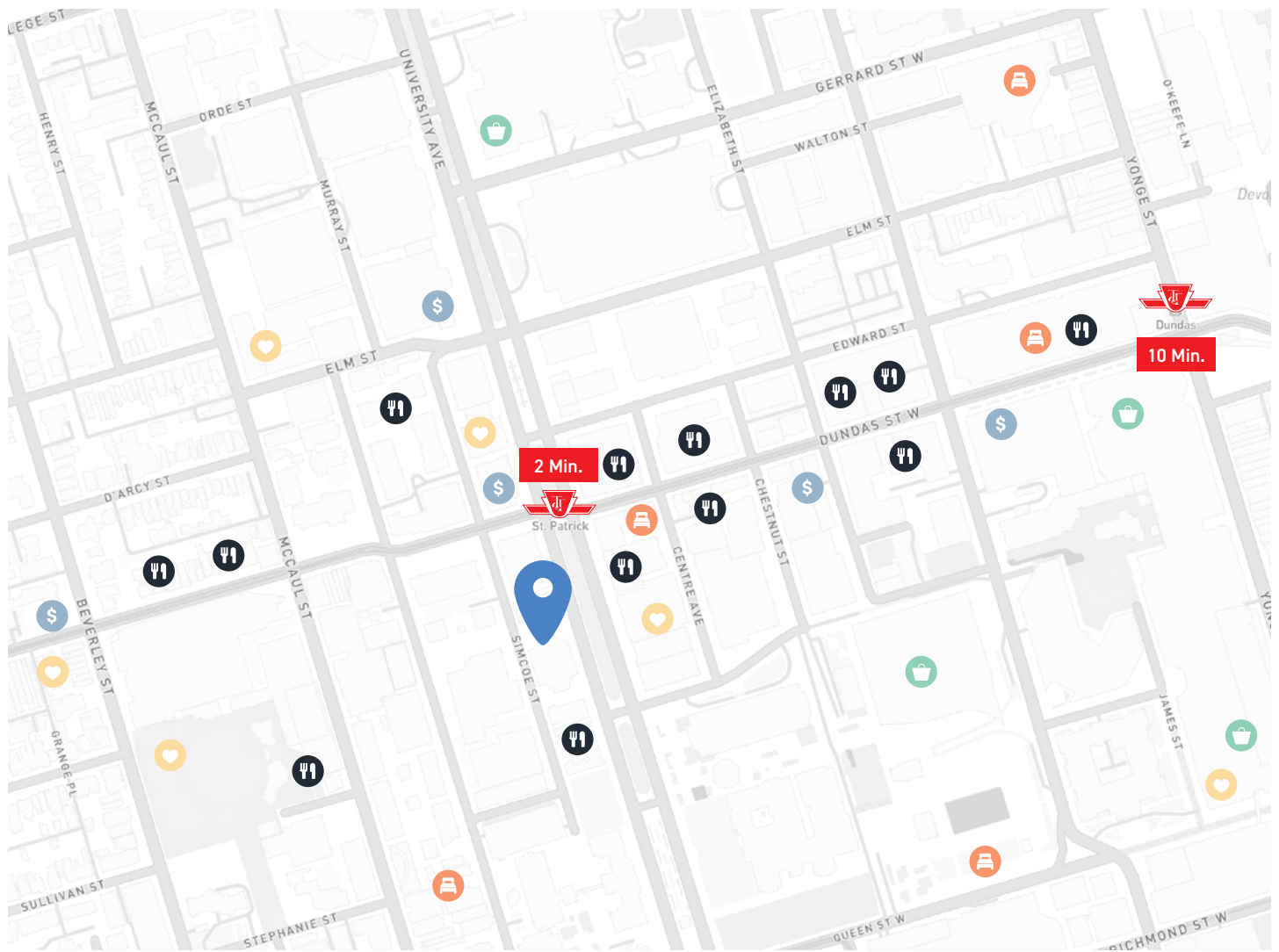
Upgraded Elevator Corridors



EV Charging Stations



## AREA & AMENITIES



- Dining
- Retail
- Wellness
- Hotels
- Banks

## AWARDS & CERTIFICATIONS



This certification recognizes buildings that operate with exceptional energy efficiency, reducing consumption and lowering utility costs. It reflects our commitment to sustainable performance, providing a comfortable, environmentally responsible workspace that benefits both tenants and the planet.



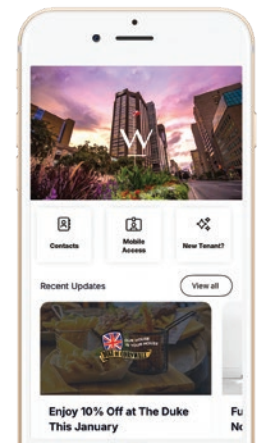
This certification recognizes sustainable, efficient buildings that reduce energy and water use, improve air quality, and support overall wellness. It reflects our commitment to a cleaner, healthier, and more resilient workspace through strong custodial practices and effective waste-reduction efforts.

On-Site: Duke of Cornwall Pub



### TAKE CONTROL OF YOUR WORKDAY.

The **Connect by Crown** mobile app gives tenants on-demand access to amenities, communication with property management, and the office community.



For more information about the property or to arrange a tour, please contact:

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