

130 Merton Street

4,500–18,692 SF Premier Midtown Office Space Available for Lease

For Lease: Office



Lennard:

200-55 University Avenue, Toronto
416.649.5920

lennard.com

130 Merton Street

Office Space available for lease at Merton Street & Yonge Street in Midtown Toronto.



Available Space

4,500 – 18,692 SF

Suite 200: 9,346 SF

Suite 300: 9,346 SF (Divisible)



Net Rent

\$16.84 PSF

Additional Rent

\$23.16 PSF

Gross Rent

\$40.00 PSF



Availability

Immediately



Listing Agents

Cole Soprovich
Sales Representative

416.915.5275
csoprovich@lennard.com

*Sales Representative **Broker

William J. Dempsey**
Partner

416.649.5940
wdempsey@lennard.com

Peter DeGuerre*
Senior Vice President

416.649.5903
PDeGuerre@lennard.com

Property Highlights

- Excellent built-out space opportunity spanning across two floors with a separate private entrance and interconnecting staircase included.
- Building amenities include on-site property management, underground and surface parking (with heated ramp & EV charging stations), newly modernized elevator cabs, KEYSCAN security card access system, and more.
- Bustling street with a mix of commercial, retail, and residential properties that offers great potential for branding exposure with building signage.
- Only minutes away from the Davisville subway station and proximity to other public transportation.

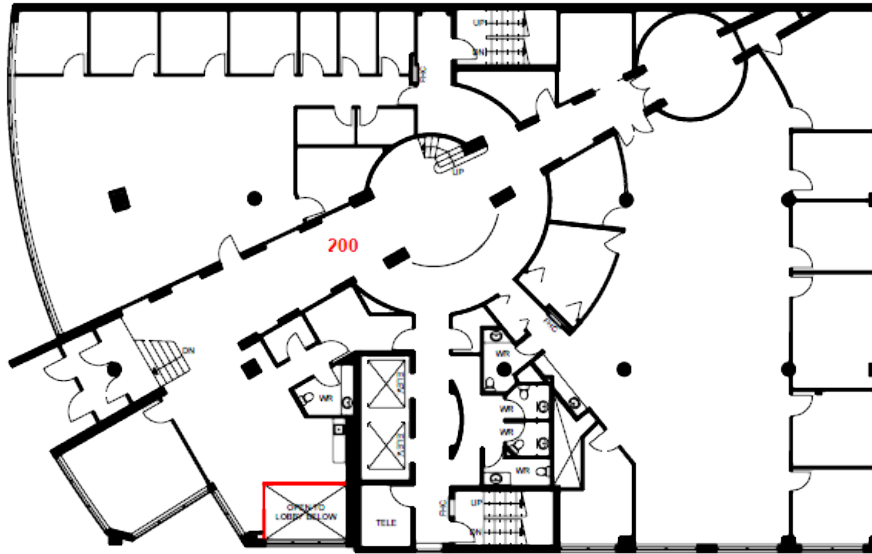
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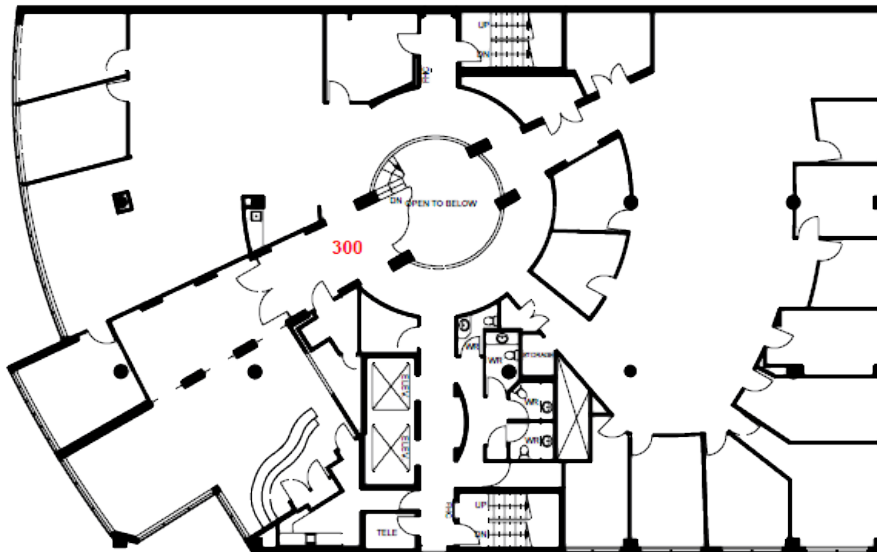
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Floor Plans

2nd Floor: 9,346 SF



3rd Floor: 9,346 SF (Divisible)



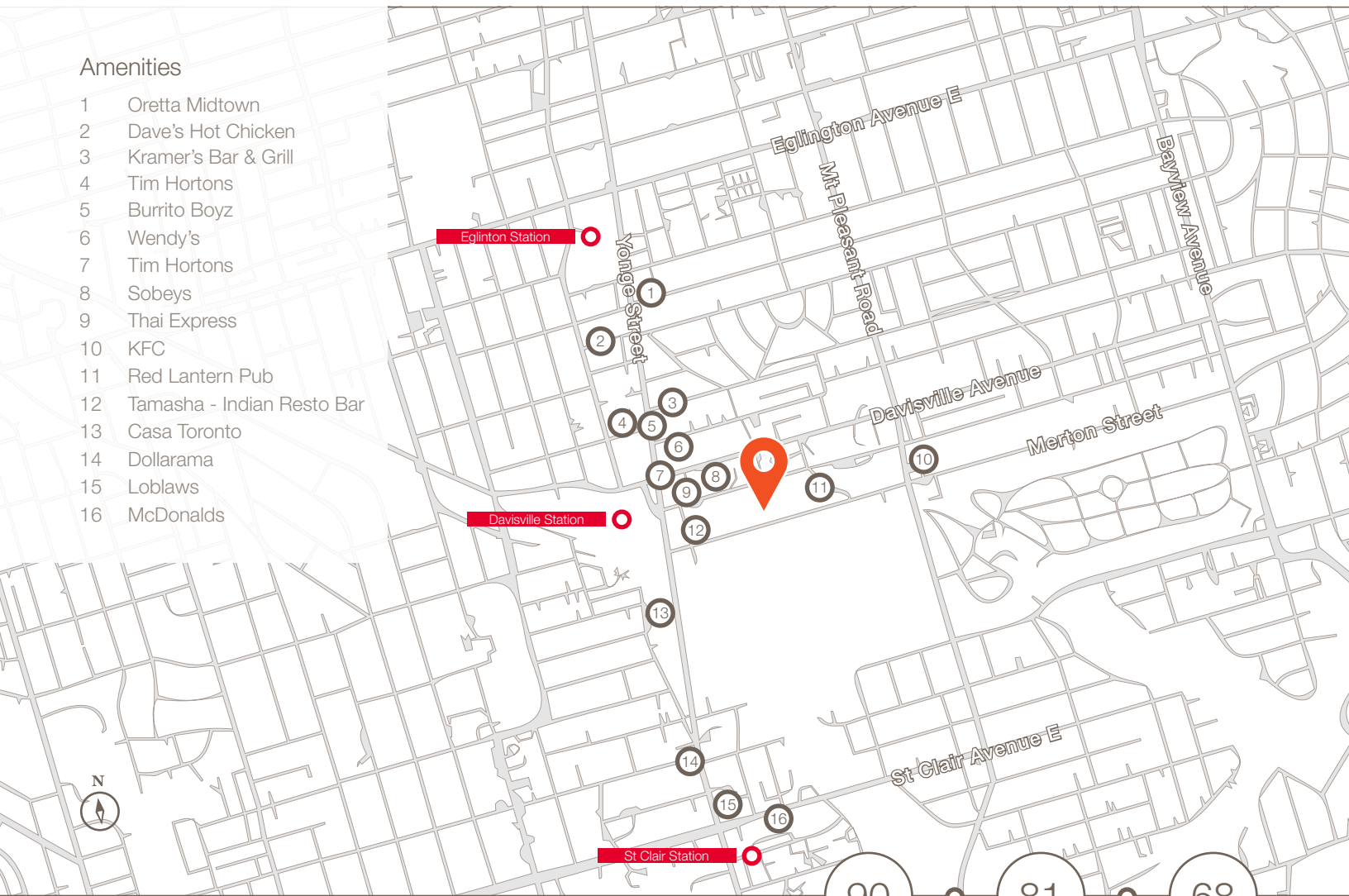
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The Area

The area around 130 Merton Street provides a well-rounded blend of residential and commercial amenities. Along Merton Street, the neighborhood offers a range of essential services and local shops, contributing to the convenience of residents. Davisville's residential character ensures a comfortable living environment, with nearby access to grocery stores, fitness facilities, pharmacies and more. Meanwhile, Yonge Street, as a major thoroughfare, adds a dynamic urban flavor to the area. Lined with diverse commercial establishments, including shops, restaurants, and cafes, it fosters a vibrant atmosphere. The presence of parks and green spaces enhances the overall quality of life for residents, providing recreational opportunities within the community.

Amenities

- 1 Oretta Midtown
- 2 Dave's Hot Chicken
- 3 Kramer's Bar & Grill
- 4 Tim Hortons
- 5 Burrito Boyz
- 6 Wendy's
- 7 Tim Hortons
- 8 Sobeyes
- 9 Thai Express
- 10 KFC
- 11 Red Lantern Pub
- 12 Tamasha - Indian Resto Bar
- 13 Casa Toronto
- 14 Dollarama
- 15 Loblaws
- 16 McDonalds



 130 Merton Street

90

Walk Score

81

Transit Score

68

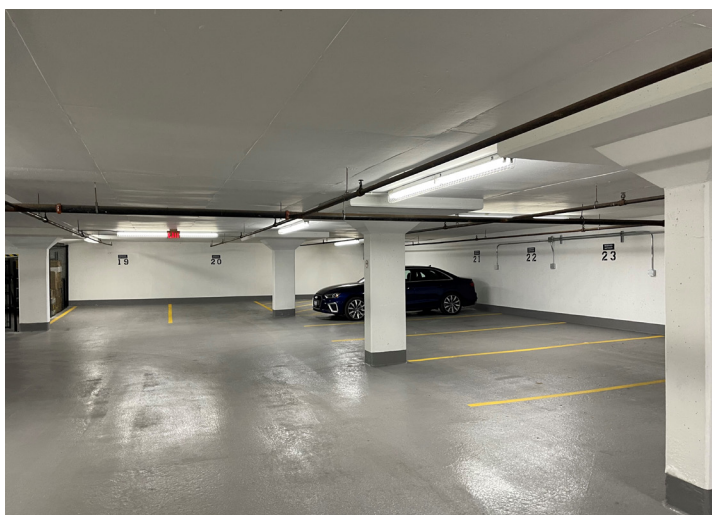
Bike Score

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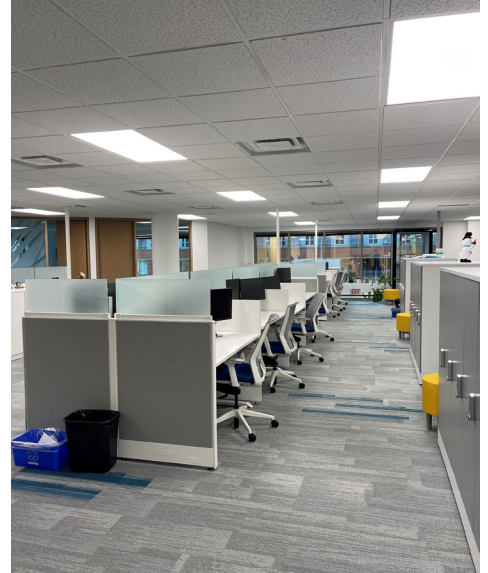


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Conceptual Renderings





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