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For Lease: Prime Storefront in the Beaches

2142 Queen Street E

# 2142 Queen Street E

Prime retail opportunity in Toronto's Beaches neighbourhood. This space offers an excellent location for businesses seeking high visibility and an affluent customer base.



Retail Space

**1,100 SF**

Term

**5-10 Years + Options**



Availability

**Vacant**



Net Rent

**Contact Listing Agent**

Additional Rent

**\$21.90 TMI-PSF**



Listing Agents

**Caroline Bouillet\***

Vice President Retail Services

416.915.5132

cbouillet@lennard.com

\*Sales Representative

## Property Highlights

- Glass façade provides excellent line of sight from street to interior
- Well maintained character building and professionally managed
- Current fit out includes 3 treatment rooms, staff kitchen, 2 washrooms, and excellent reception area
- Excellent co-tenancy with national brands

## Prospective Uses

- Professional & Financial Services (tax prep, financial services, business services)
- Health & Wellness (pet services/store, spa, cannabis, dental/medical)
- Restaurants without the need for extensive ventilation systems (cafes, wine bars, deli, light food prep)

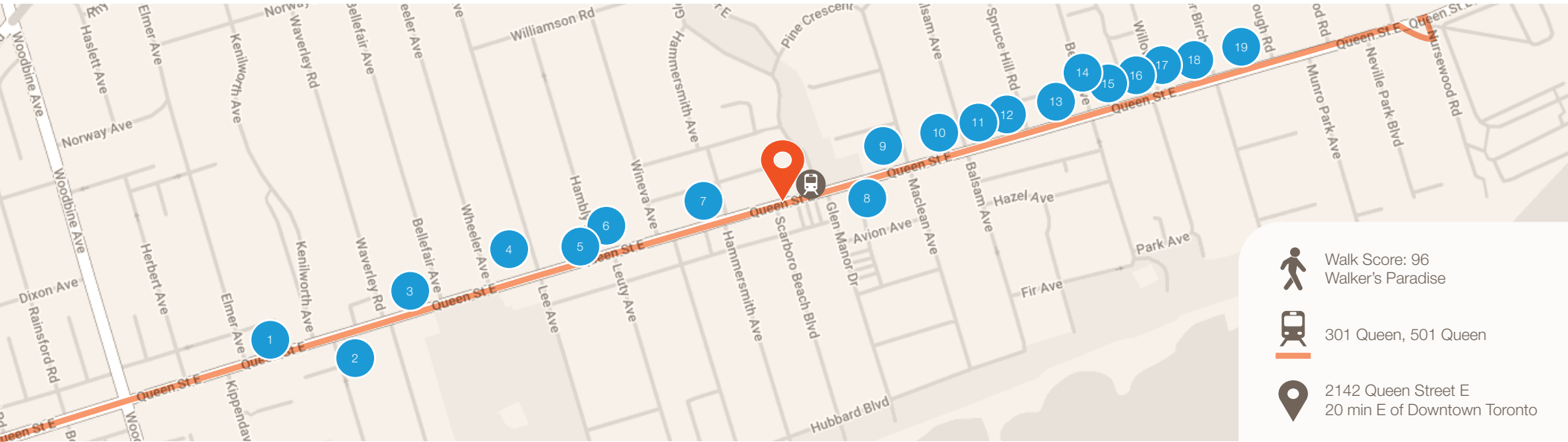


**Lennard:** Caroline Bouillet\*, Vice President Retail Services | 416.915.5132 • cbouillet@lennard.com


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# 2142 Queen Street E



 Walk Score: 96  
Walker's Paradise

 301 Queen, 501 Queen

 2142 Queen Street E  
20 min E of Downtown Toronto

## Local Amenities

- |                               |                                      |
|-------------------------------|--------------------------------------|
| 1 - The Beaches Dollar & More | 10 - Tori's Bakeshop                 |
| 2 - Mira Mira Diner           | 11 - Balsam Dental                   |
| 3 - LCBO                      | 12 - Pet Valu                        |
| 4 - Foodland                  | 13 - Ed's Real Scoop                 |
| 5 - Circle K                  | 14 - Neil's Haircutting              |
| 6 - Scotiabank                | 15 - Fox Theatre                     |
| 7 - Mehfill Indian Cuisine    | 16 - Bagels on Fire                  |
| 8 - Home Hardware             | 17 - Beach Plaza Variety             |
| 9 - The Breacher Cafe         | 18 - Sandy's Your Independent Grocer |
|                               | 19 - The Hide Out On The Beach       |

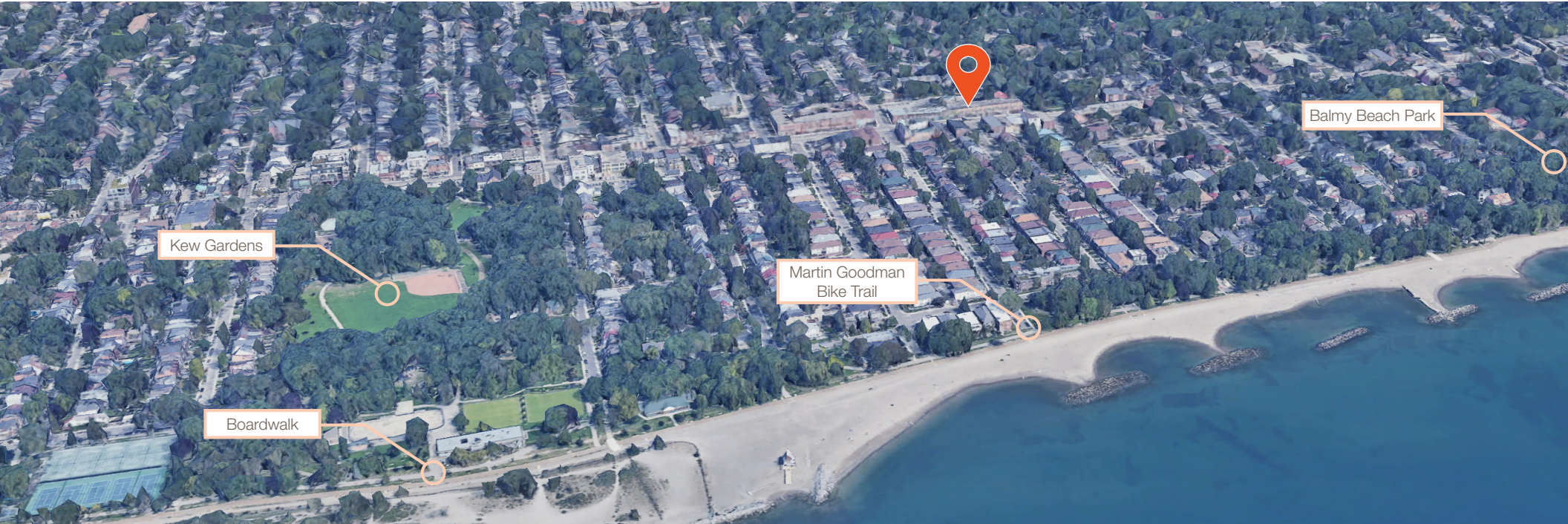


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## The Neighbourhood

The Beaches, a relaxed neighbourhood with a small-town vibe, is a top summer destination, drawing families and tourists to its sandy beaches and quaint boardwalk. Vibrant Queen Street East features colourful indie shops, intimate bistros and hip bars, along with homey bakeries and ice cream parlours. Kew Gardens park offers skating and tennis, and hosts The Beaches International Jazz Festival.

	1 km	3 km
Total Population	16,124	116,256
Total Daytime Population	8,317	87,159
Median Age	44	41
Median Household Income	\$112,753	\$97,696
Total Households	8,317	87,159

 Vehicles  
15,920

 Pedestrians  
6,534

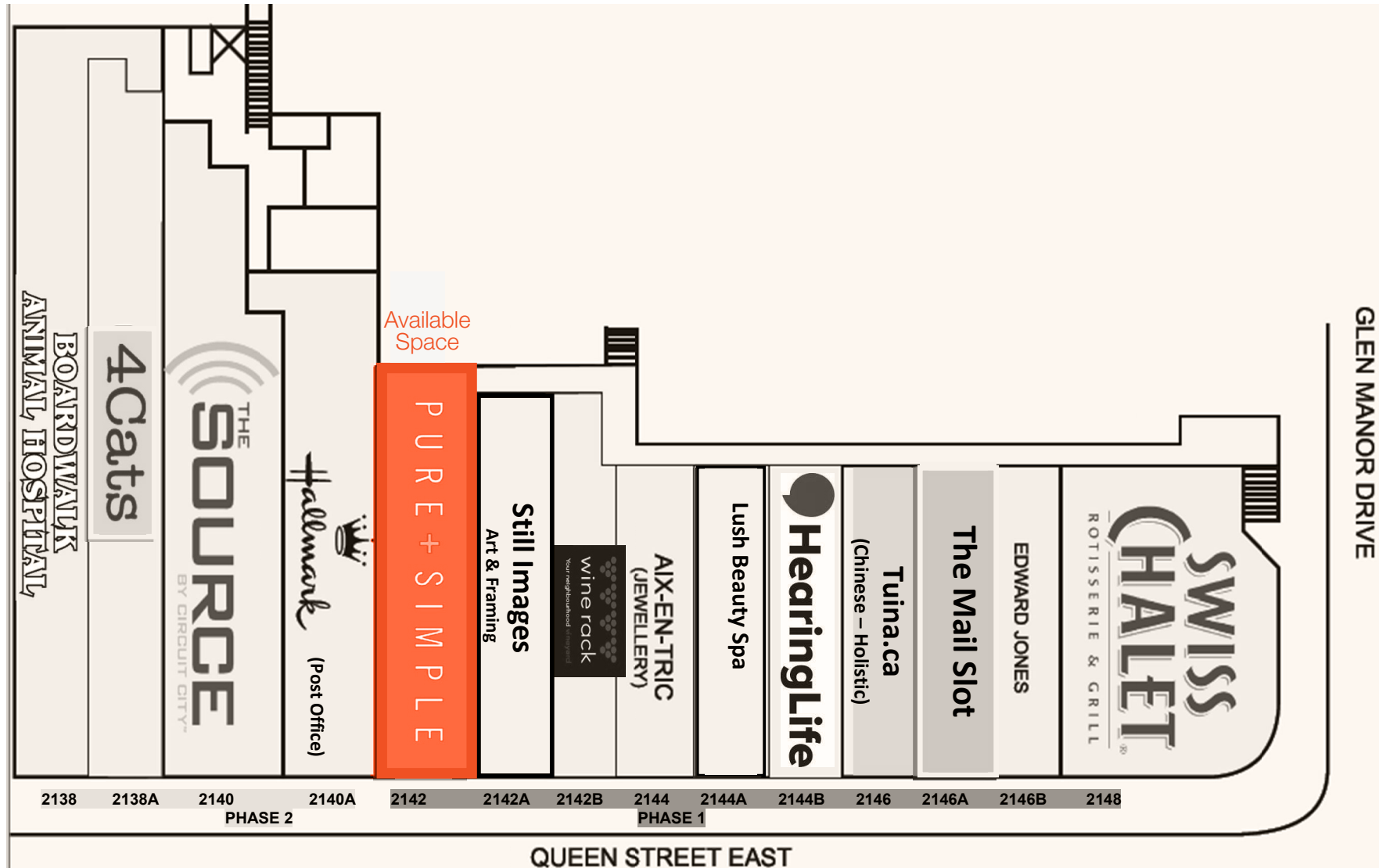
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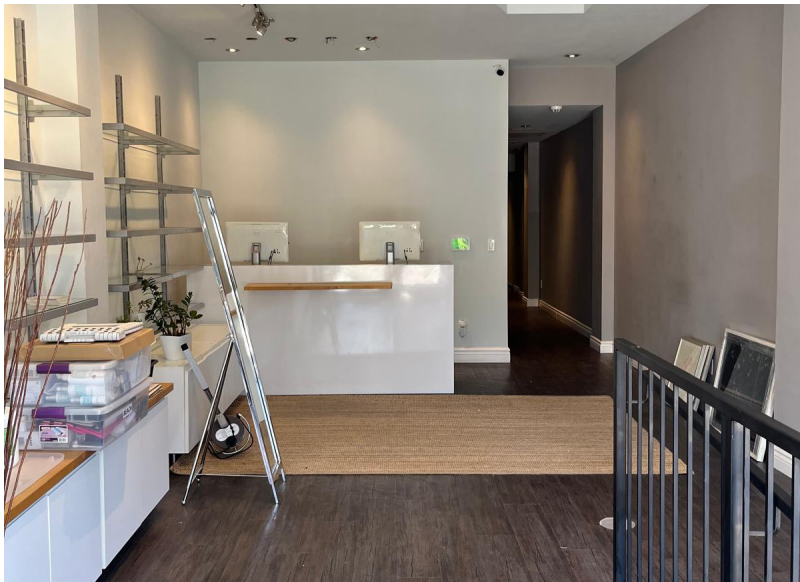
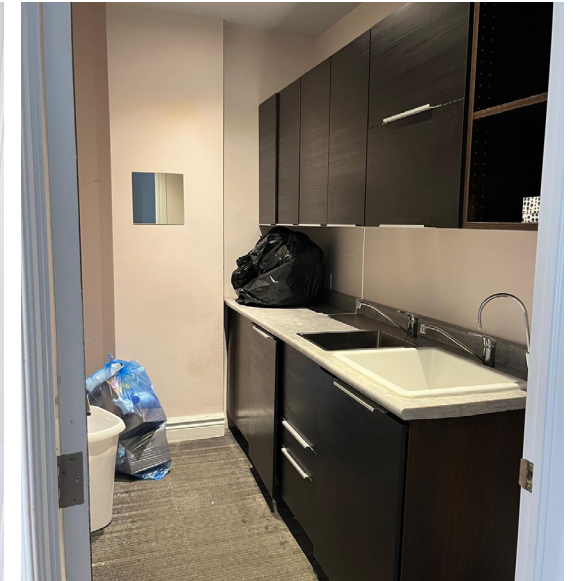
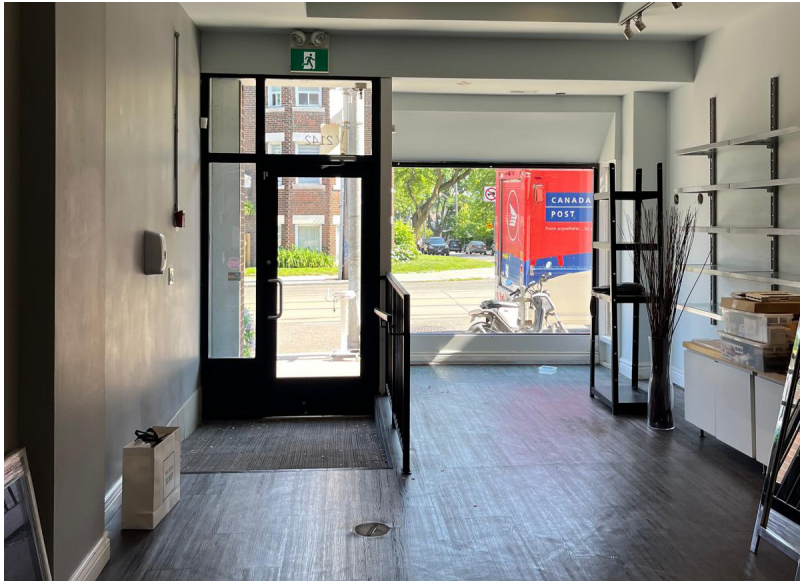
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# 2142 Queen Street E

## Site Plan



# 2142 Queen Street E



*A bright future  
for your business  
is right here.*

# Lennard:

Caroline Bouillet\*, Vice President Retail Services  
416.915.5132  
[cbouillet@lennard.com](mailto:cbouillet@lennard.com)

200-55 University Avenue, Toronto  
416.649.5920  
[lennard.com](http://lennard.com)

\*Sales Representative

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