

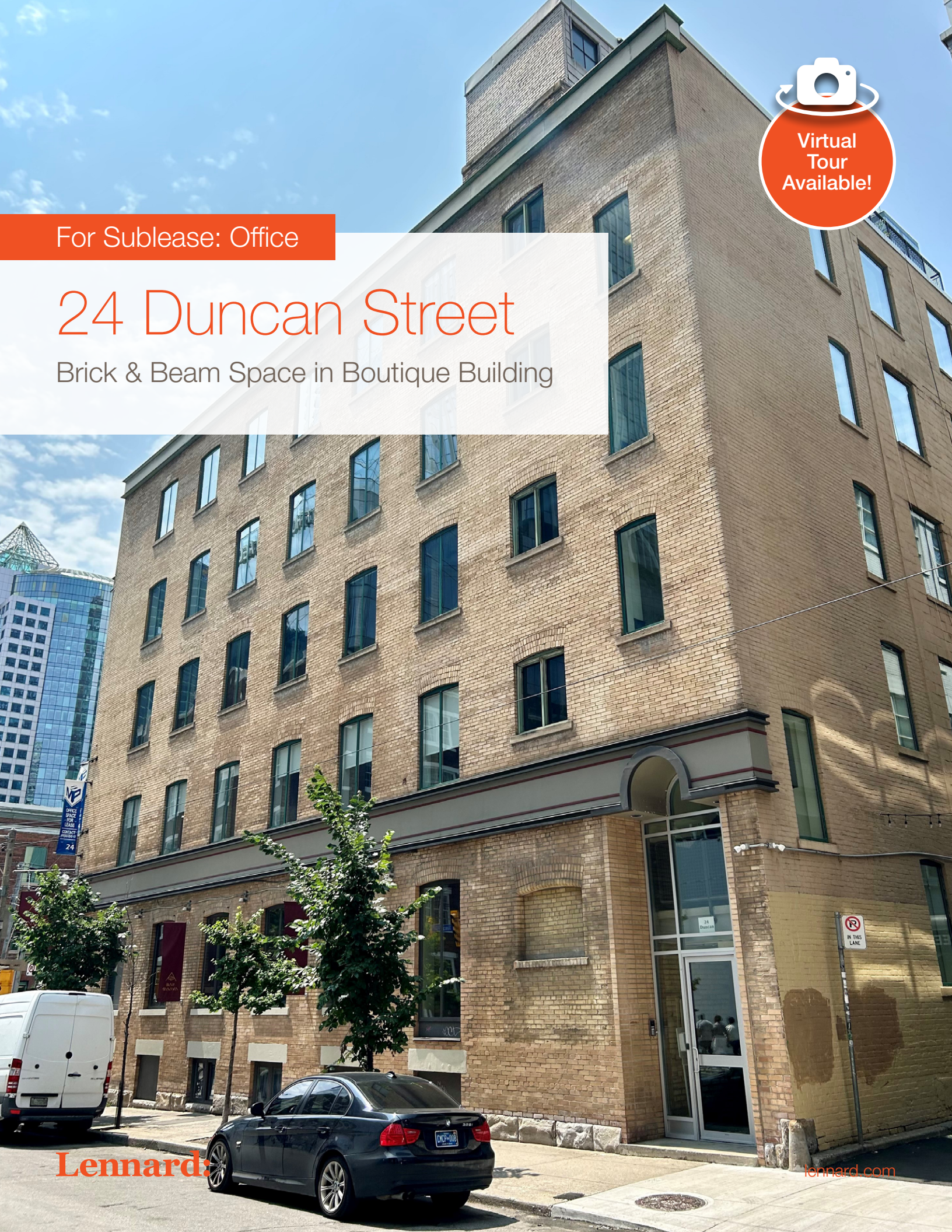


Virtual
Tour
Available!

For Sublease: Office

24 Duncan Street

Brick & Beam Space in Boutique Building



Lennard

lennard.com

24 Duncan Street



2,770 SF office available for sublease at Duncan Street & Adelaide Street W in the heart of Toronto's financial core.



Suite

400

Available Space

2,770 SF



Net Rent

Call Agents to Discuss

Additional Rent

\$25.19 (2024 Estimate)

Commission Fee

\$2.00 PSF/annum



Availability

Immediate

Term

November 30, 2025



Virtual Tour

Available



Listing Agents

Dillon Stanway*

AVP

416.649.5904

dstanway@lennard.com

William J. Dempsey, SIOR*

Partner

416.649.5940

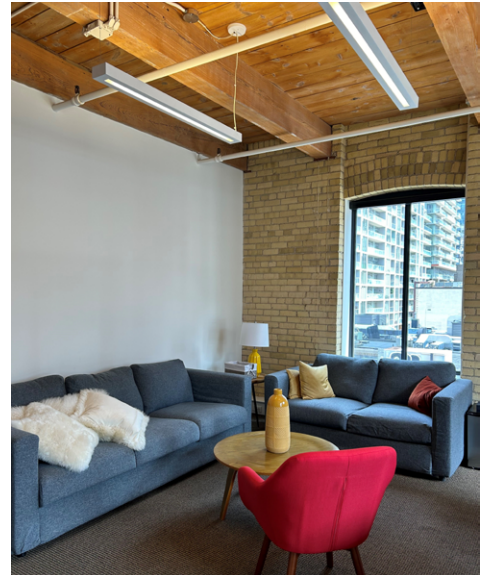
wdempsey@lennard.com

*Broker

Property Highlights

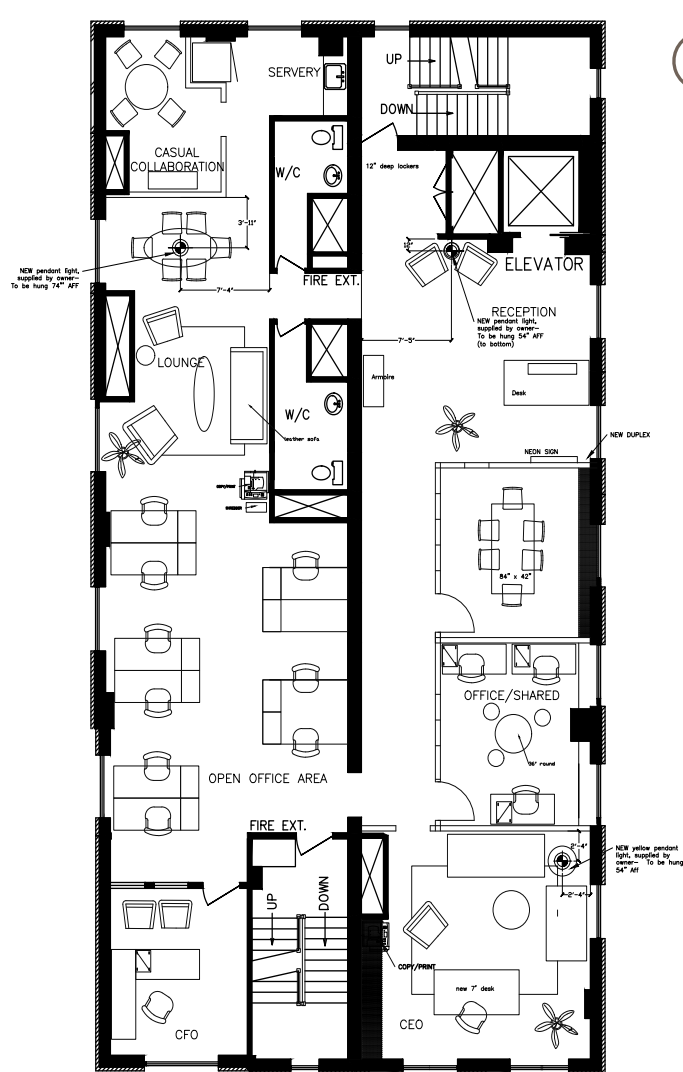
- Full Floor – Brick and Beam Sublease in boutique building
- Furniture available!
- Great South and East views (CN Tower and Financial Core views)
- Mix of open areas and private offices / meeting rooms
- Exposed circular duct work, renovated with new design, paint, and new carpet tile
- Located steps from the financial core and the PATH at Metro Hall!

24 Duncan Street

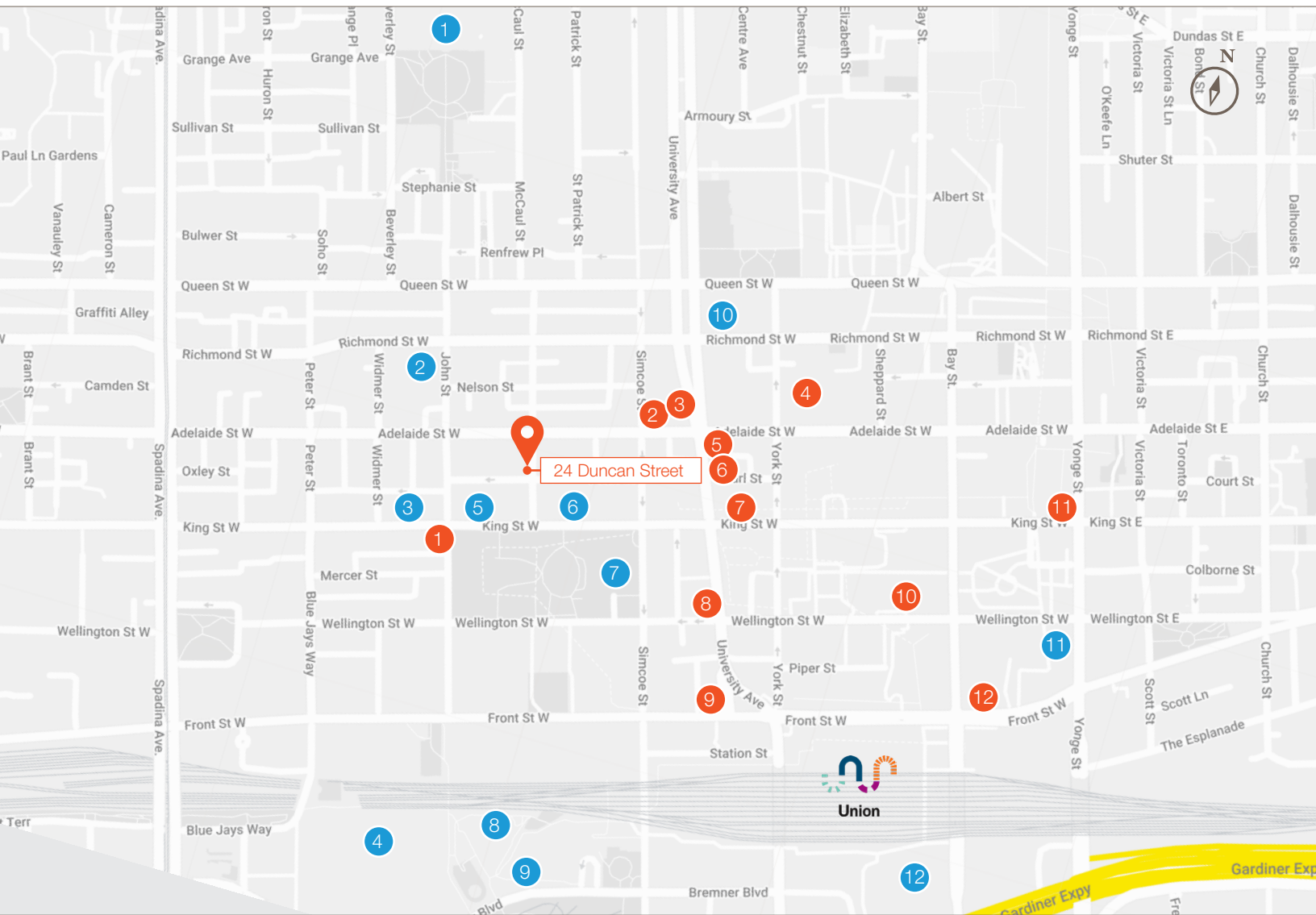


24 Duncan Street

Floor Plan Suite 400



24 Duncan Street



Restaurants

- | | |
|---------------------|-----------------------|
| 1 Second Cup Café | 7 Earls Kitchen & Bar |
| 2 Soho House | 8 Moxies |
| 3 Bosk | 9 Jack Astor's |
| 4 The Keg | 10 Canoe |
| 5 Cafe Landwer | 11 Starbucks |
| 6 Pizzeria Libretto | 12 Chotto Matte |

Entertainment

- | | |
|--------------------------|------------------------|
| 1 Art Gallery of Ontario | 7 Roy Thomson Hall |
| 2 Scotiabank Theatre | 8 CN Tower |
| 3 TIFF Lightbox | 9 Ripley's Aquarium |
| 4 Rogers Centre | 10 Four Seasons Centre |
| 5 Princess of Wales | 11 Hockey Hall of Fame |
| 6 Royal Alexandra | 12 Scotiabank Arena |

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