



For Sublease: Retail

450 Dupont Street

Spacious Retail Corner Unit in Prime Location

Lennard:

Here is where your business will *grow*.

lennard.com

450 Dupont Street



Flexible retail space available for sublease in sleek modern building at Dupont Street and Howland Avenue.



Available Space

2,200 - 3,200 SF



Rent

\$31.00 PSF

Taxes

\$16.50 TMI-PSF (2024)



Availability

Immediate



Listing Agents

Ariel Stern**

Vice President

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Joseph Wise*

Executive Vice President

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*Sales Representative **Broker

Property Highlights

- Floor-to-ceiling windows & high ceilings
- Corner unit perfect for art galleries, boutique car dealerships, or fashion and furniture stores
- Landlord is open to unique ideas
- Opportunity to get creative with store-within-a-store or pop-up concepts
- High traffic area with lots of potential
- Lots of amenities nearby
- Approximately 5 minute walk to Dupont Station
- Close proximity to George Brown College and Casa Loma



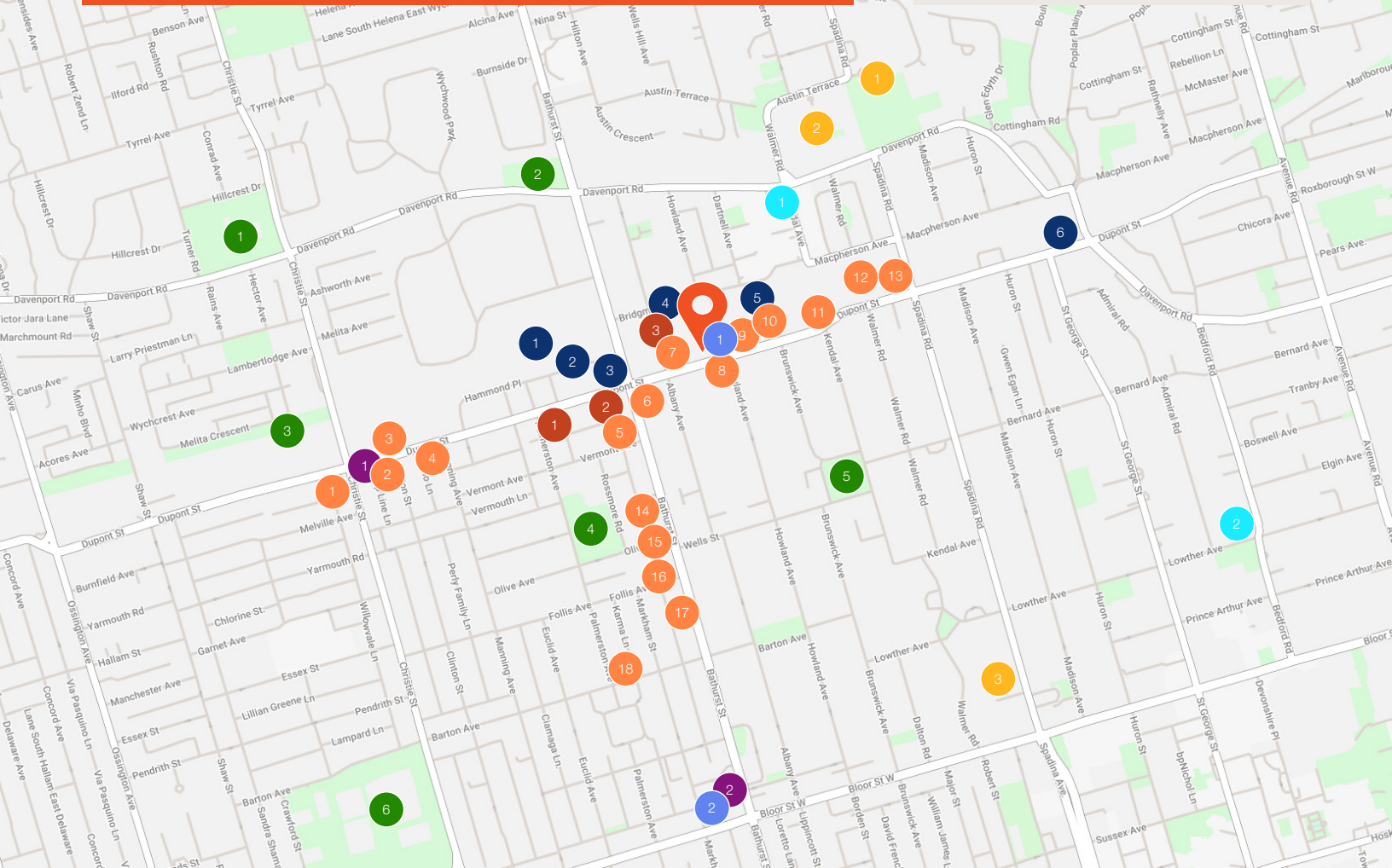
450 Dupont Street



Walk Score

93

Walker's Paradise



Nearby Amenities

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| <ul style="list-style-type: none"> Hillcrest Park The Tollkeeper's Park Frankel-Lambert Park Vermont Square Park Jean Sibelius Square Christie Pits Park | <ul style="list-style-type: none"> Parking Lot Sisca's Auto Service Esso Parking Lot Dupont Auto Repair Esso | <ul style="list-style-type: none"> A&W Thai Mango Starbucks Papamio's Kos Cafe & Restaurant Detroit Pizzeria Creeds Coffee Bar Chadwick's Craft Kitchen & Bar Fat Pasha Typist Studios & Coffee First & Last Coffee Shop | <ul style="list-style-type: none"> Roti Cuisine of India Krispy Kreme Cafe Summerhill Market Chaveta Coffee El Pocho Antojitos Bar Domino's Pizza Karma Co-op Grocery Store Spadina Museum Casa Loma Toronto Public Library | <ul style="list-style-type: none"> Scotiabank TD Canada Trust Loblaw Pharmacy IDA Vive Fitness MyoCare Massage Therapy F45 Training The Annex Casa Loma Child Care Centre Friends Day Care |
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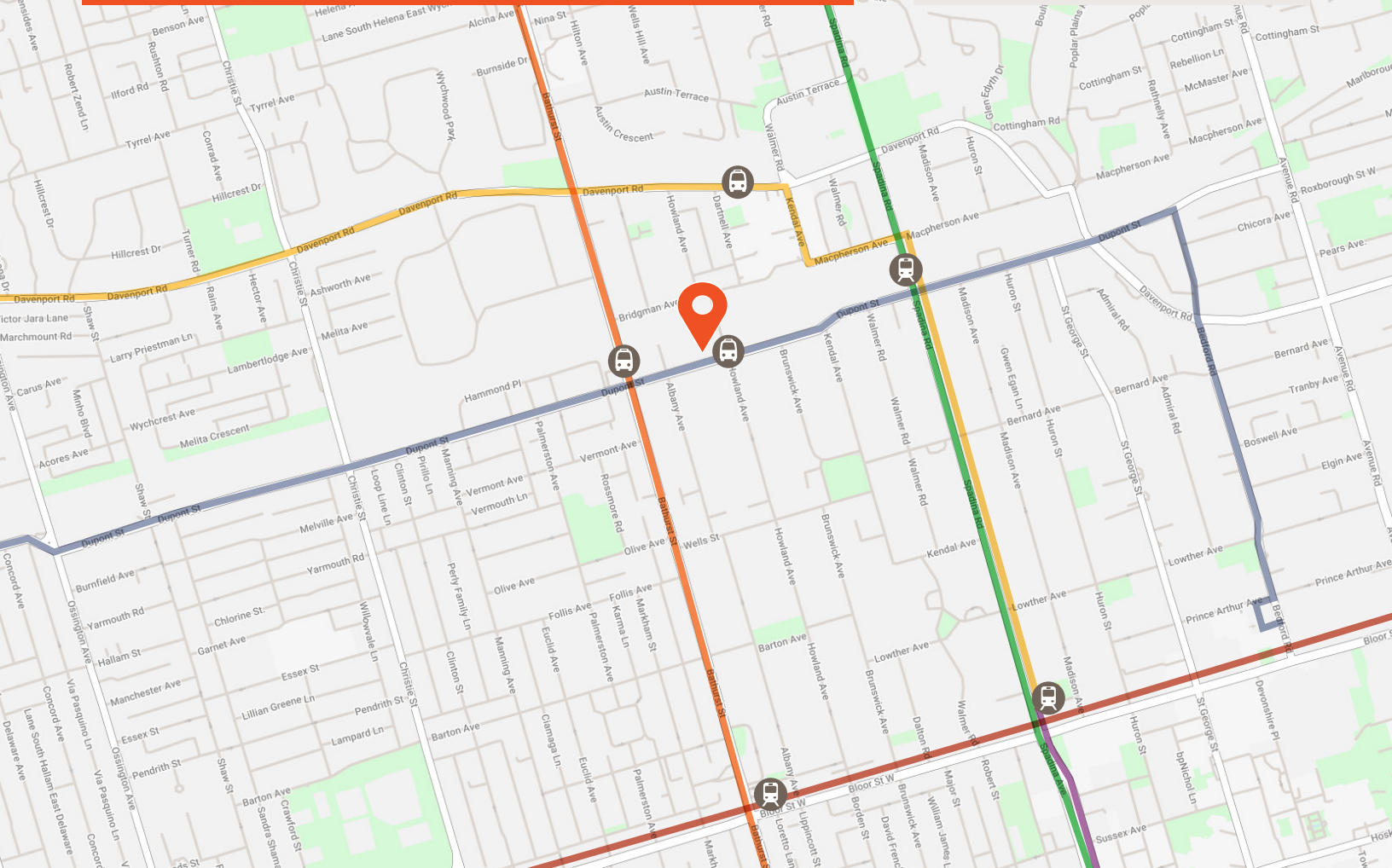
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Transit Score
90
Excellent Transit



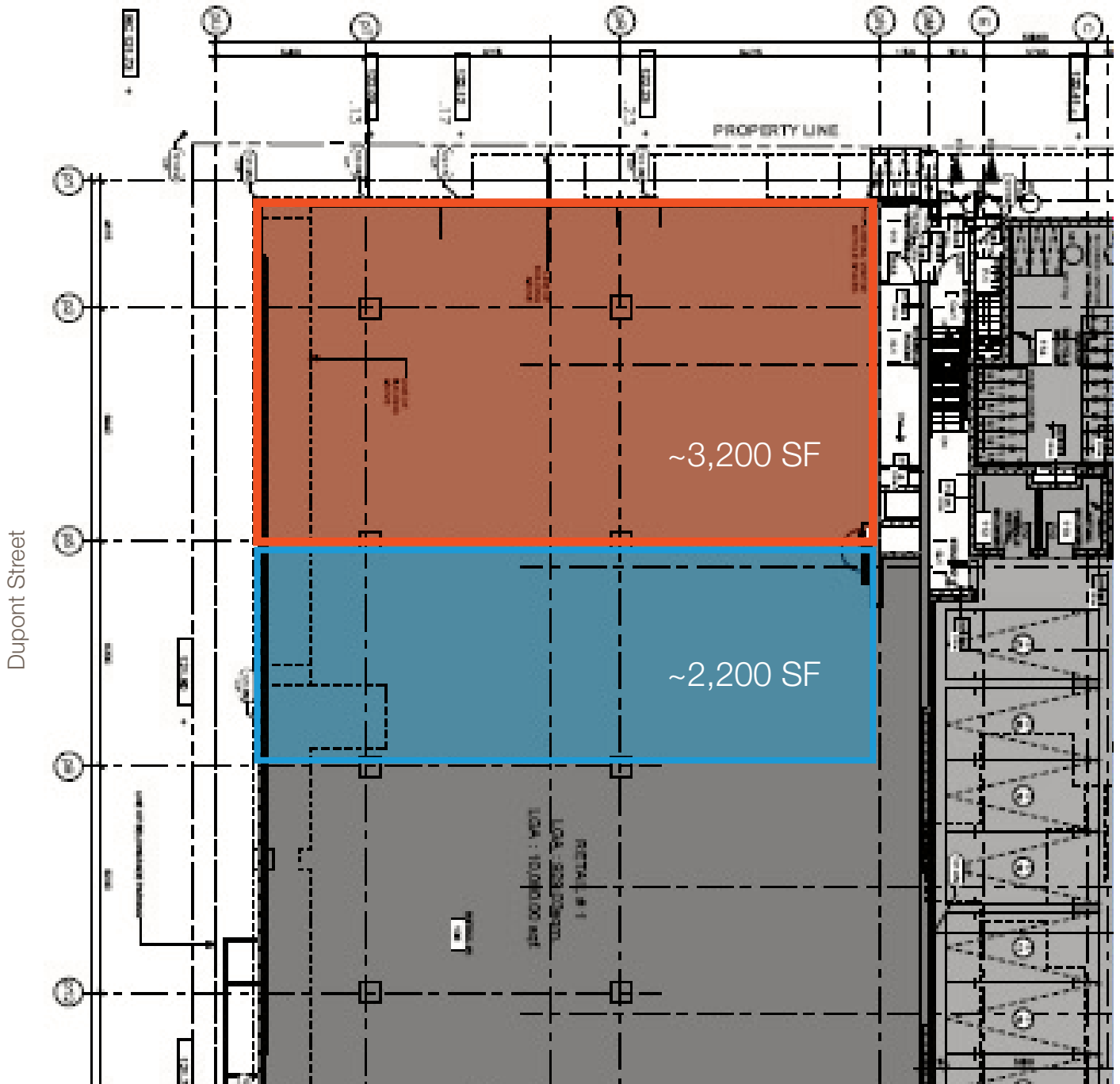
Nearby Transit

- Line 1
- Line 2
- 310 Spadina, 510 Spadina
- 26 Dupont
- 127 Davenport
- 7 Bathurst, 307 Bathurst Night Bus

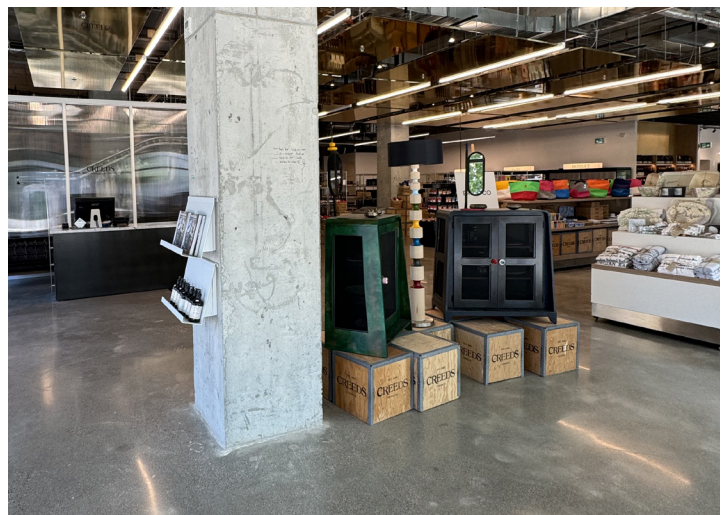
Commute to Downtown Toronto

- 7 min
- 18 min
- 13 min

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Statements and information contained are based on the information furnished by principals and sources which we deem reliable but for which we can assume no responsibility. Lennard Commercial Realty, Brokerage.