



For Lease: Showroom or Office

# 160 Pears Avenue

Showroom of office Space in the Premier Building at Designers Walk

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# 160 Pears Avenue

Showroom or office available for lease at the corner of Pears Avenue & Bedford Road in the Annex neighborhood.



Suite

**215**

Available Space

**2,042 SF**



Net Rent

**\$26.00 PSF**

Additional Rent

**\$19.50 PSF\*\***

\*\*Hydro Included, Tenant Pays  
For In-Suite Janitorial



Availability

**30 Days**



Listing Agents

**Carolyn Laidley Arn\***

Senior Vice President

416.649.5923

claidleyarn@lennard.com

\*Sales Representative

## Property Highlights

- Spectacular showroom space in the premier building at Designers Walk
- Corner unit with abundance of natural light
- Recently renovated, open, beautiful unit
- Ideal for showroom, trade retail, office for design/architectural related company
- Beautiful shared tenant amenities include common boardroom, meeting room and outdoor patio
- Very convenient for public transit users, with multiple options available for getting around the city quickly and easily
- 9-10 Minutes walk from Dupont or St. George Station.

## Important Property Details

- Tenant/Use Are Subject To Approval By Landlord, Designers Walk
- Building Is Primarily Occupied By Showrooms, Interior Designer, Fashion, Architect Offices
- Rate Subject To Escalations

# 160 Pears Avenue

## Transit

160 Pears Avenue is well-served by public transit, making it easy to get around the city without a car. The Toronto Transit Commission (TTC) operates numerous bus and streetcar routes in the area, with several stops located within walking distance of 160 Pears Avenue.

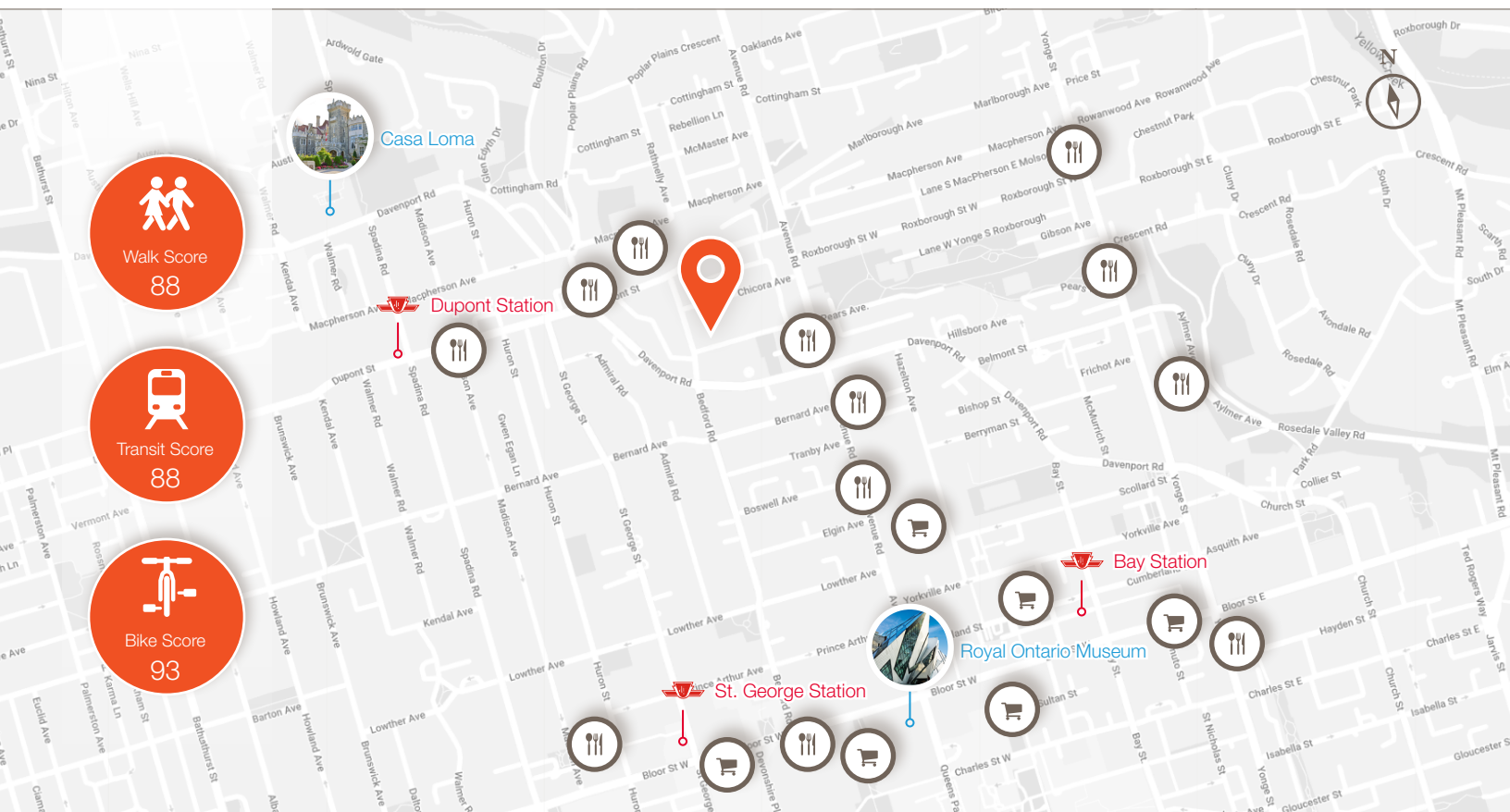
In addition to public transit, the area is also bike-friendly, with numerous bike lanes and bike-sharing programs available. There are also several car-sharing programs in the area, providing an alternative to car ownership for those who need occasional access to a vehicle.

## Amenities

160 Pears Avenue is located in the Annex neighborhood of Toronto, Ontario, Canada. The area is known for its beautiful historic architecture, tree-lined streets, and proximity to numerous shops, restaurants, and cultural attractions.

The area surrounding 160 Pears Avenue is characterized by a mix of residential and commercial properties. There are numerous restaurants, cafes, and shops within walking distance, including several along Bloor Street West, which is just a few blocks south of 160 Pears Avenue.

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.



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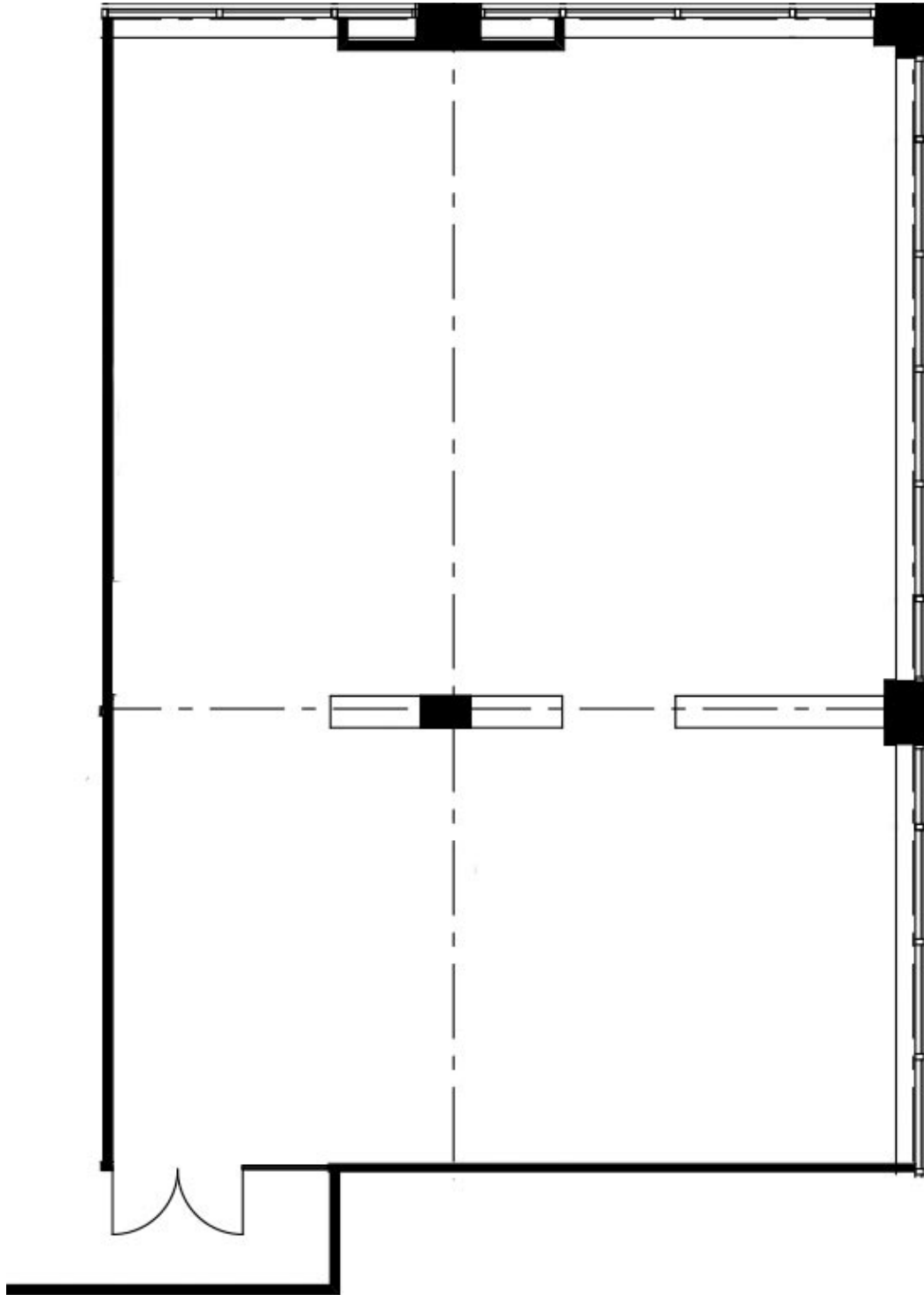
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*A bright future  
for your business  
is right here.*

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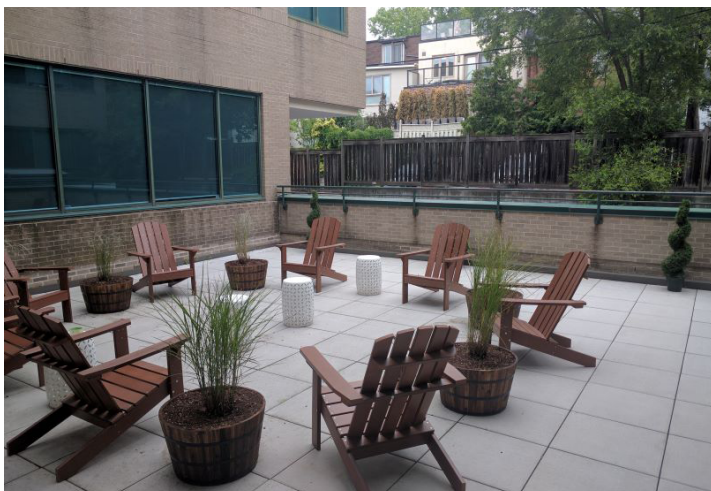
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## Common Area Amenities



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[lennard.com](http://lennard.com)

# Lennard:

Carolyn Laidley Arn\*, Senior Vice President  
416.649.5923  
[claidleyarn@lennard.com](mailto:claidleyarn@lennard.com)

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

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