

3D Tour  
Available



*For Lease | Office | Unit 200*

# 170 Bedford Road

Toronto, Ontario

Boutique Building with Open Space in Central Midtown

**Lennard:**

*For Lease | Office | Unit 200*

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5,122 SF of gorgeous office built out character space in a great central midtown location.



Suite

**Unit 200**

Available Space

**5,122 SF**



Net Rent

**\$26.00 PSF**

Additional Rent

**\$18.25 PSF**



Availability

**Sept 1, 2022**



3D Tour

[Click Here to  
View the Tour](#)

## Property Highlights

- Nearly new and renovated just before the pandemic with \$100,000 spent!
- Second floor walkup with bright open space
- Includes 6 meeting rooms, boardroom, large double kitchen & ensuite bathrooms
- Space has high ceilings, hardwood flooring and natural light



Listing Agent

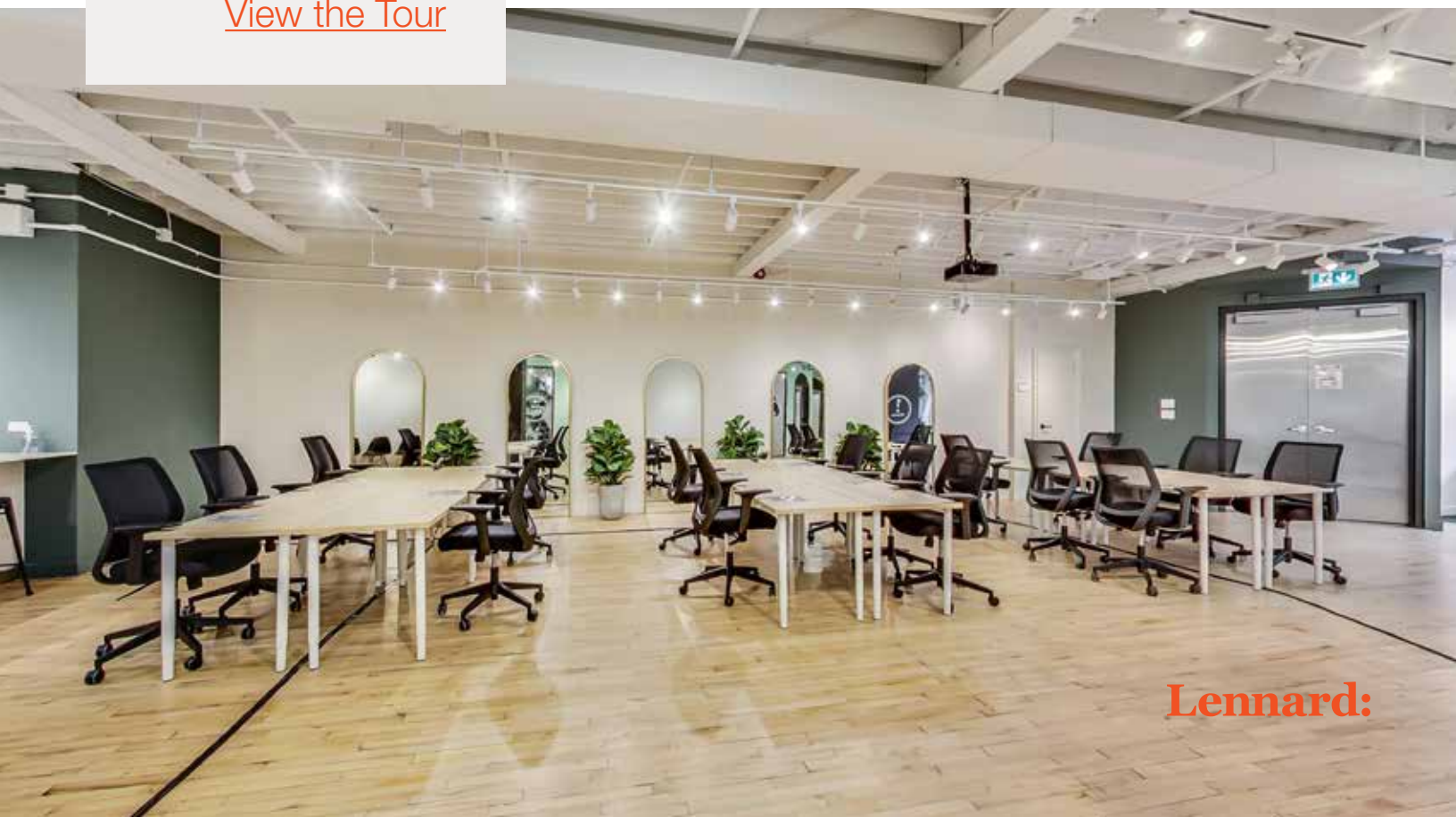
**Carolyn Laidley Arn\***

Senior Vice President

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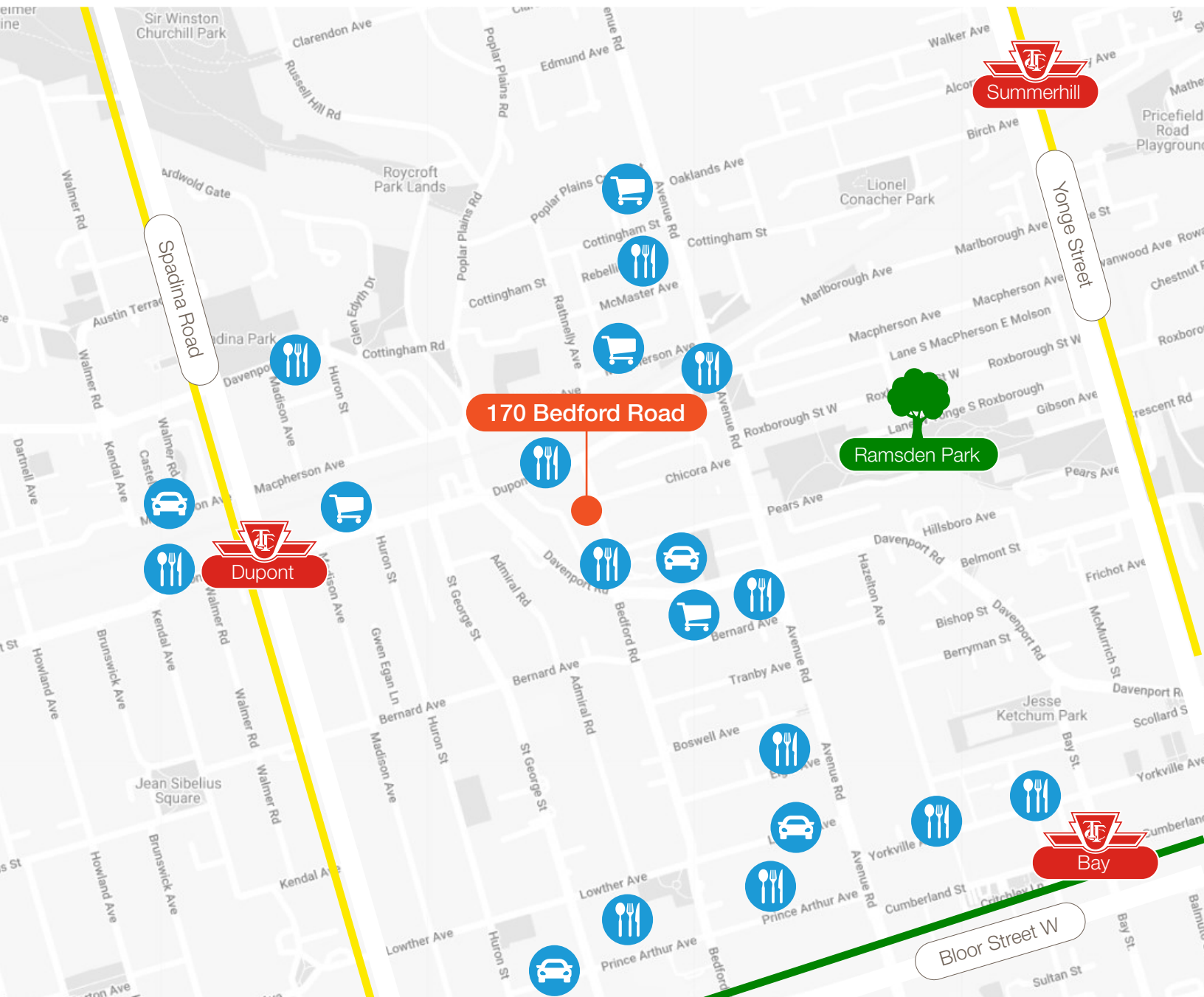
\*Sales Representative



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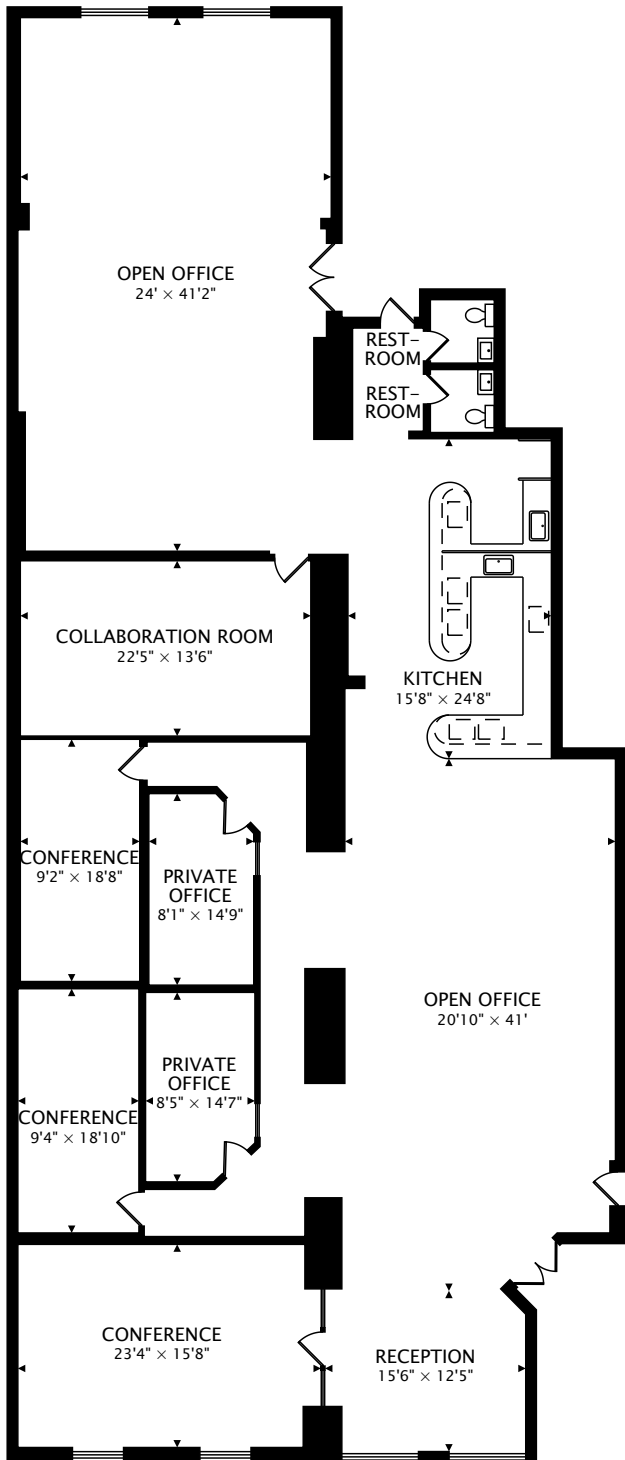
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Floor Plan: Unit 200 - 5,122 SF



## Room Dimensions

Dimensions are approximate and should be considered illustrative only.

Reception	15'6" x 12'5"
Open Office	20'10" x 41"
Kitchen	15'8" x 24'8"
Open Office	24' x 41'2"
Collaboration Room	22'5" x 13'6"
Conference	23'4" x 15'8"
Private Office	8'1" x 14'9"
Private Office	8'5" x 14'7"
Conference	9'4" x 18'10"
Conference	9'2" x 18'8"

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Property Photos



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