

NEW FOR LEASE | OFFICE SPACE | 5,000 SF FLOOR PLATES

196 SPADINA AVENUE



- New space to the market!
- Ideal for 5,000 SF full floor Tenants
- Fully Renovated Building
- Direct access to two streetcar lines
- Fantastic natural light

NET RENT: -

ADDITIONAL RENT: -

TERM: -

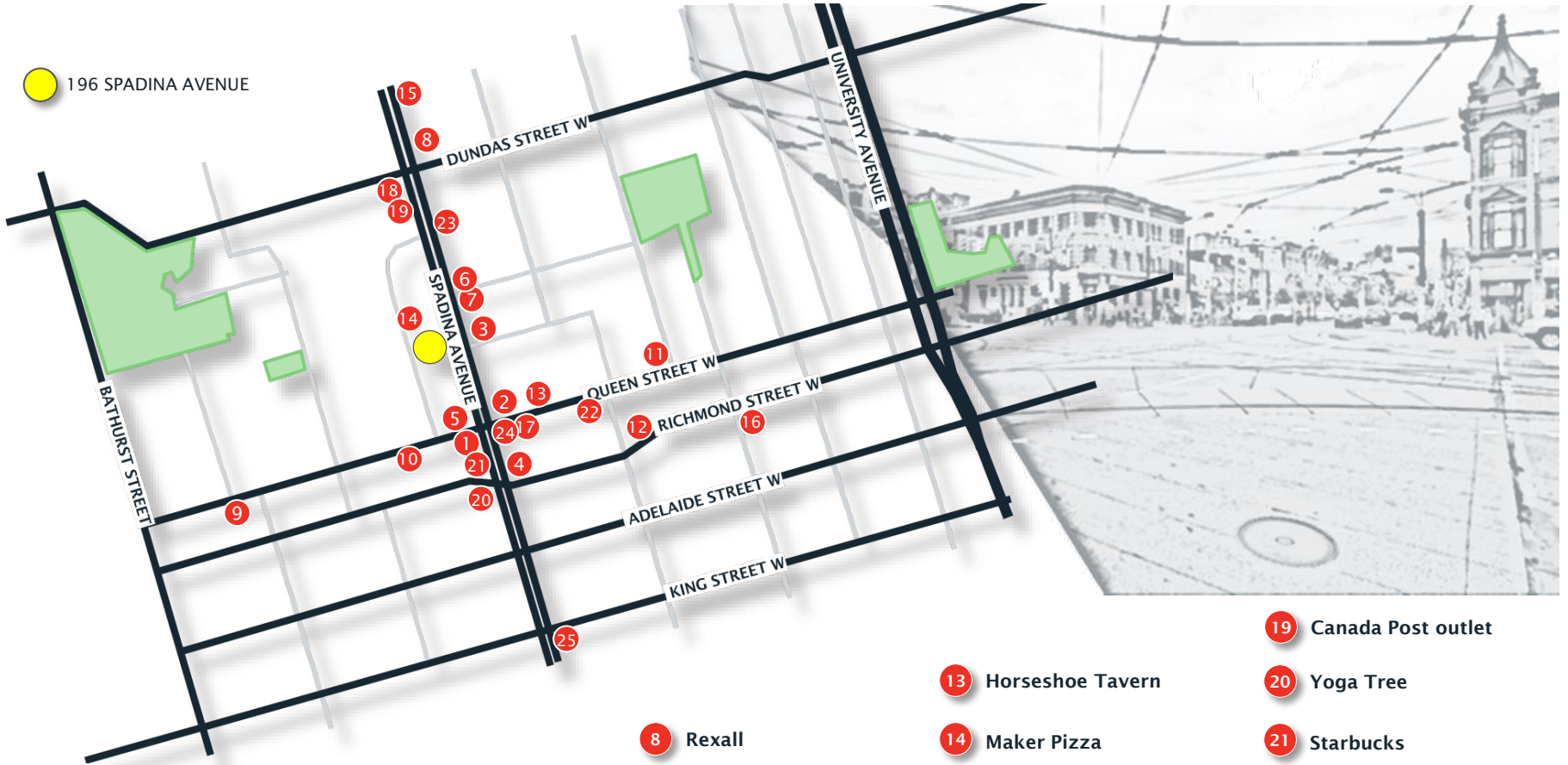
AVAILABILITY: -

AVAILABLE SPACE:	Lower Level:	4,469 SF
	1 st Floor:	4,951 SF
	2 nd Floor:	5,060 SF
	3 rd Floor:	5,060 SF
	4 th Floor:	<u>5,060 SF</u>
Full Building:		24,600 SF

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LENNARD

AREA/AMENITIES MAP



196 SPADINA AVENUE

1 TD Canada Trust

2 CIBC

3 SnapChat HQ

4 Fresh on Spadina

5 McDonald's

6 Sonic Boom

7 Dark Horse Coffee

8 Rexall

9 Loblaws

10 The Burger's Priest

11 Shoppers Drug Mart

12 Bar Hop

13 Horseshoe Tavern

14 Maker Pizza

15 People's Eatery

16 Jack Astor's Bar & Grill

17 Get Outside

18 Dairy Queen

19 Canada Post outlet

20 Yoga Tree

21 Starbucks

22 The Gap

23 Sam James Coffee Bar

24 Basil Box

25 LCBO

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.