

Free Rent
Negotiable



For Lease: Office

Click [Here](#) for
a Virtual Tour
of 4th Floor

24 Duncan Street

Renovated Brick & Beam Building - Steps to the PATH!

Lennard:

Here is where your business will *grow*.

lennard.com

24 Duncan Street

Boutique Brick and Beam Building located at the northwest corner of Adelaide Street W and Duncan Street.



Suite

4th Floor

Available Space

2,770 SF



Net Rent

Negotiable

Additional Rent

\$26.24 PSF (2025 Est.)

Includes in suite hydro



Availability

Immediately



Virtual Tour

[Click Here to View](#)



Listing Agent

Noah Freeman

Sales Representative

416.649.5946

nfreeman@lennard.com

Paul Cheevers**

Senior Vice President

416.649.5949

pcheevers@lennard.com

**Broker

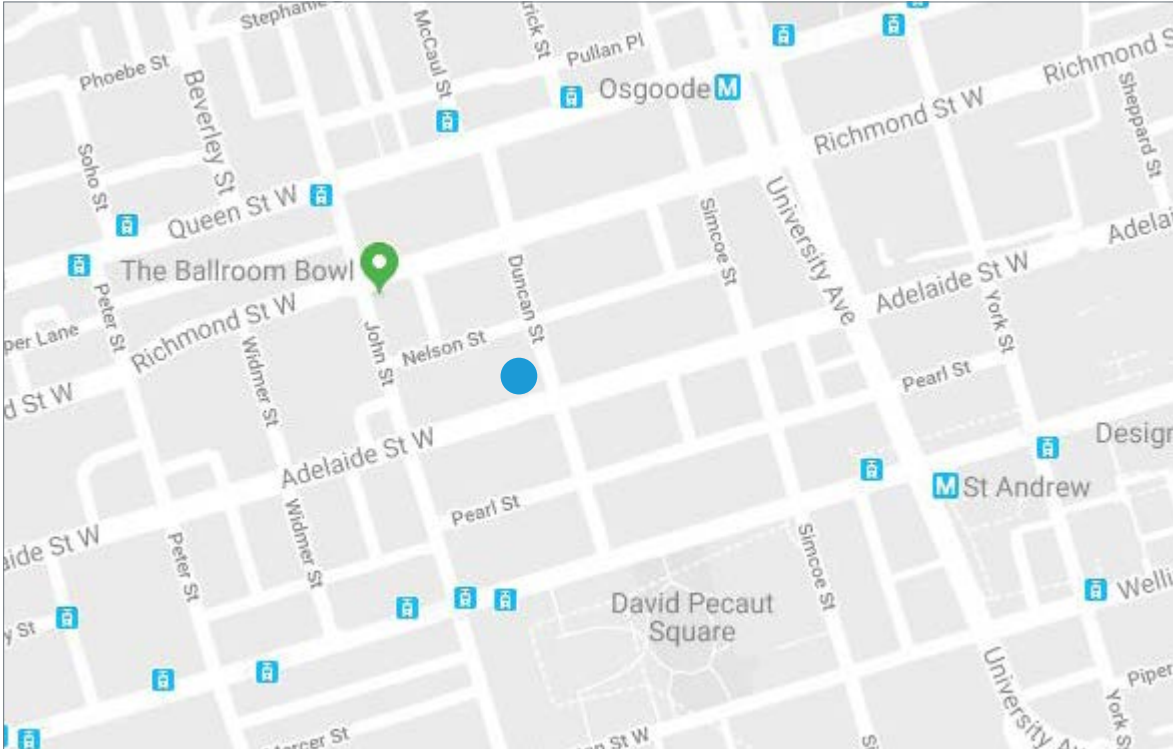
Property Highlights

- Full floor opportunity
- Lots of windows
- Built out with 4 private offices and boardroom, large open area and kitchen
- Renovated lobby and elevator
- Boutique, very attractive and quiet building
- Video intercom entry
- Circular ducts, exposed hard wood ceilings and exposed brick
- Furniture is available

24 Duncan Street

What's Near By

24 Duncan Street is located at the northwest corner of Adelaide Street W and Duncan Street. The building is within walking distance to an abundance of restaurants, bars, shops and steps to public transit. Close proximity to the city's Financial and Fashion Districts.



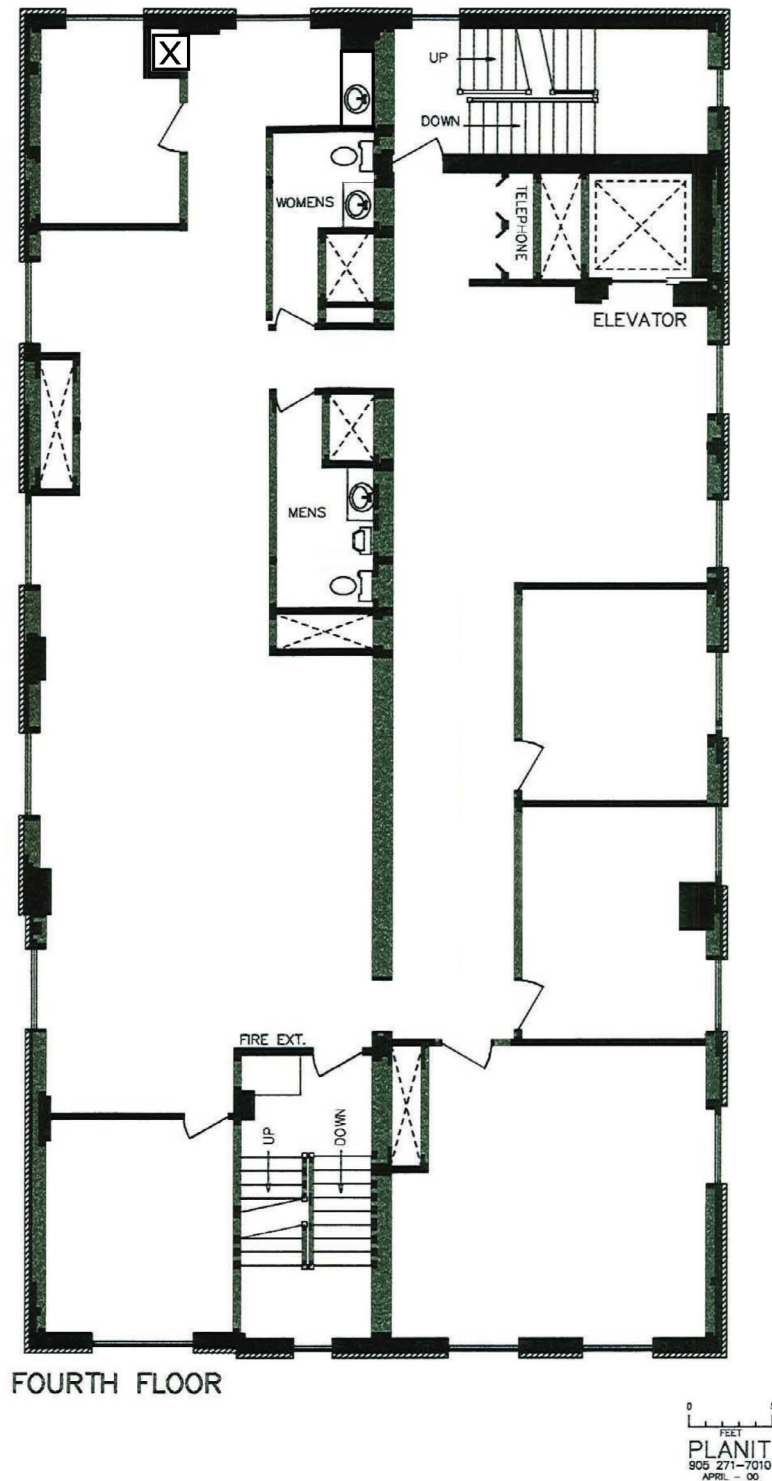
Walk Score

- Walk Score: 99 Walker's Paradise
- Transit Score: 100 Rider's Paradise
- Bike Score: 95 Bikeable

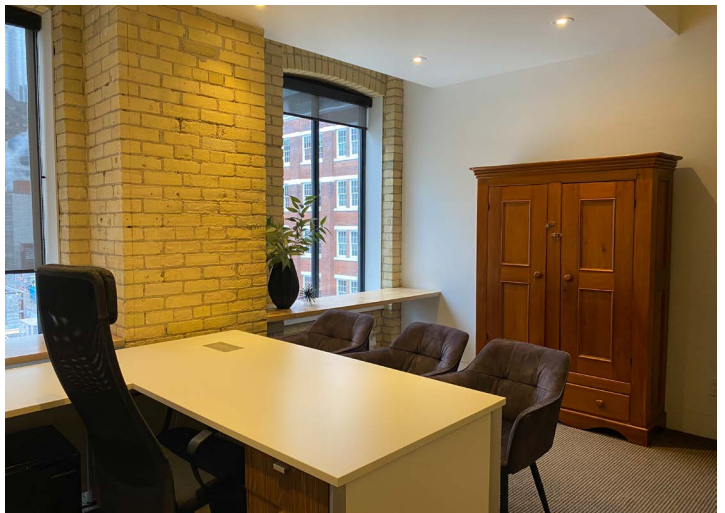
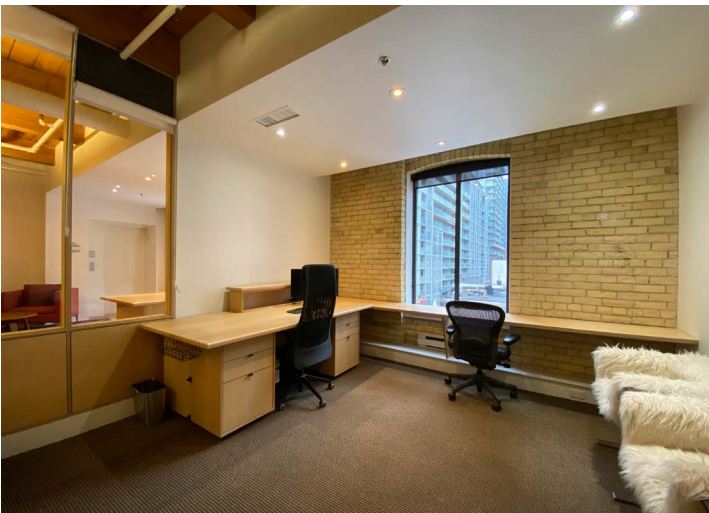
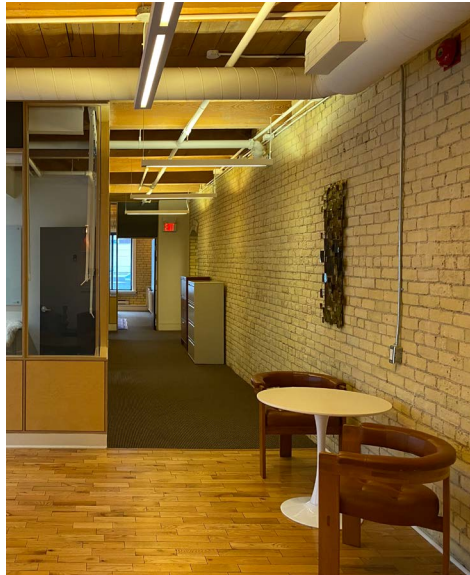
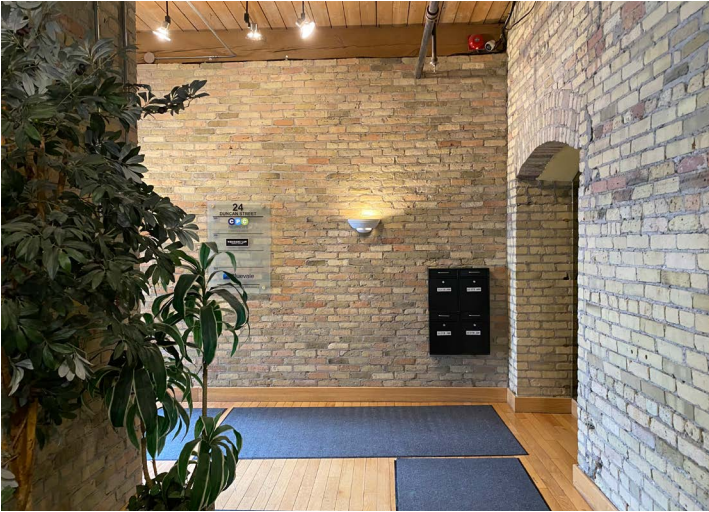
Statements and information contained herein are based on information furnished by principals and sources we deem reliable; however, we make no representation or warranty as to the accuracy, completeness or current status of such information and assume no responsibility for any errors, omissions, or misstatements. All information should be independently verified by the recipient. Lennard Commercial Realty, Brokerage.

24 Duncan Street

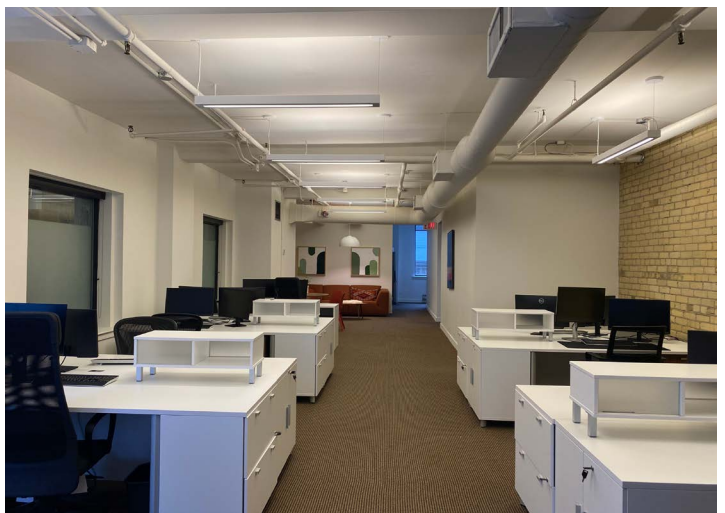
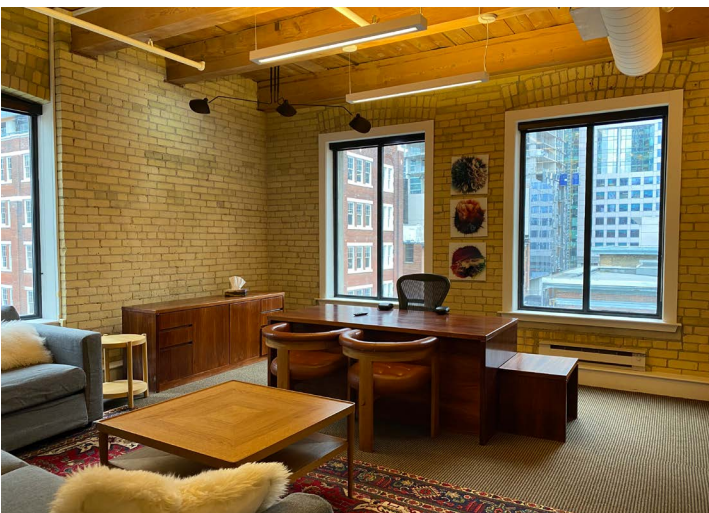
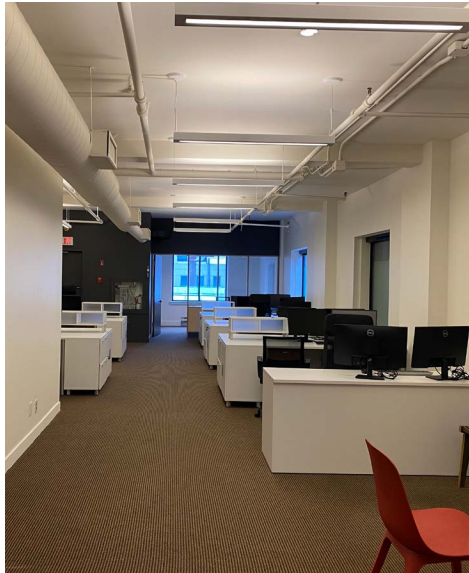
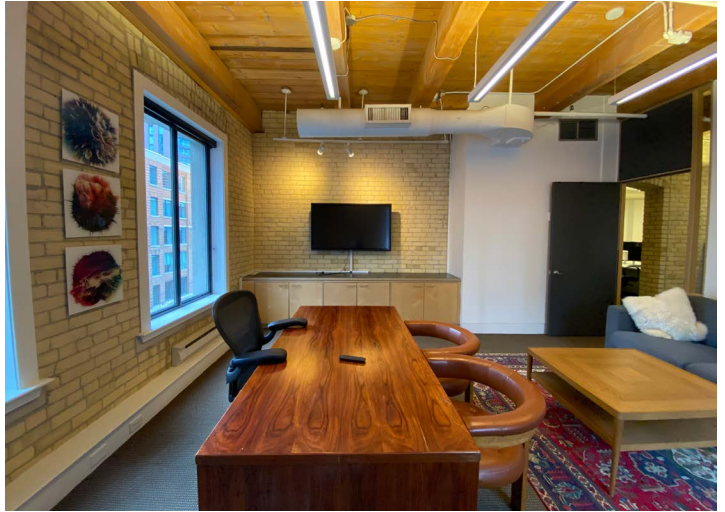
4th Floor - 2,770 SF



24 Duncan Street



24 Duncan Street



Lennard:

lennard.com

Lennard:

Noah Freeman
Sales Representative
416.649.5946
nfreeman@lennard.com

Paul Cheevers**
Senior Vice President
416.649.5949
pcheevers@lennard.com

200-55 University Avenue, Toronto
416.649.5920
lennard.com

*Sales Representative **Broker

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 2022.