



2 Bloor Street W

Prime 1,163 SF Sublease on the Corner Bloor & Yonge

Bridger Hunt, Sales Representative

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*Sales Representative

Lennard:

200-55 University Avenue, Toronto
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2 Bloor Street W

Property Overview



Suite

1503

Available Space

1,163 SF



Net Rent

Contact Listing Agent

Additional Rent

\$31.59 (2026)



Availability

Q3 2026

Term

February 28, 2027



Listing Agents

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Property Highlights

- Equipped with 10 Armour gearless high-speed elevators, each with a capacity of 3,500 lbs (approximately 22 passengers).
- Strategically positioned in the heart of the Bloor office district, within a prominent complex featuring three levels of retail spanning from Yonge to Bay Street.
- Offers direct underground pedestrian access to the Yonge–Bloor subway station via the Hudson Bay Centre, as well as to the Bay subway station through 1240 Bay Street.
- The building has undergone significant upgrades, including extensive renovations to the main lobby and common areas.



2 Bloor Street W



Floor Plan

Available Space

1,163 SF



Suite Features

Landlord Built-Out Suite

Reception Area (directly off elevators)

2 Offices

1 Boardroom

IT & Storage Room

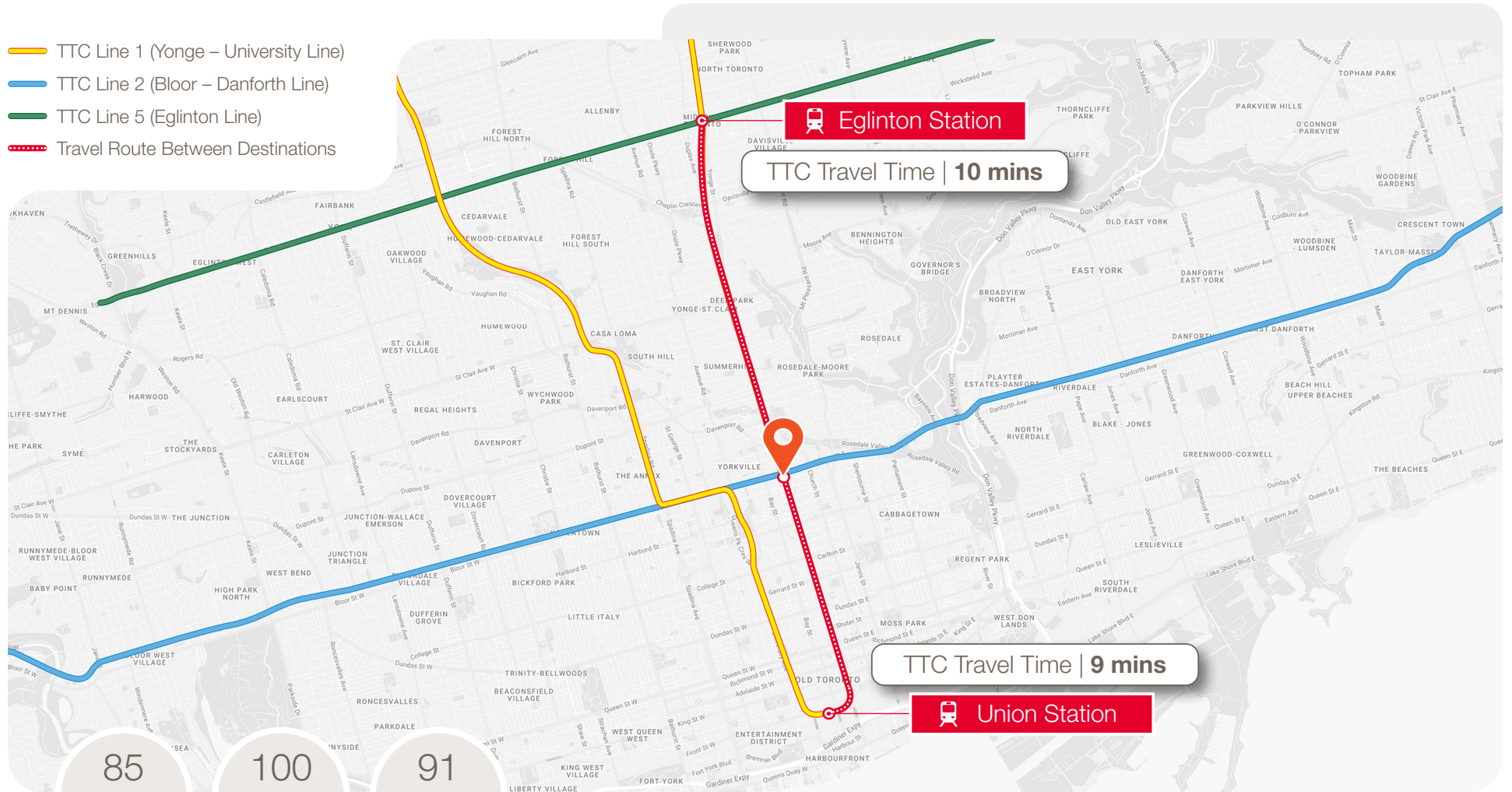
Kitchenette



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Centre Ice Accessibility

- TTC Line 1 (Yonge – University Line)
- TTC Line 2 (Bloor – Danforth Line)
- TTC Line 5 (Eglinton Line)
- Travel Route Between Destinations



85
Transit Score

100
Walk Score

91
Bike Score

2 Bloor Street W

Surrounding Amenities

Restaurants

- | | | |
|----------------------------|---------------------------|----------------------------------|
| 1 Jack Astor's Bar & Grill | 15 BBQ Express | 29 Earls Kitchen + Bar |
| 2 A&W | 16 Sassafras | 30 Oklahoma Burgers |
| 3 Tim Hortons | 17 KOKO Share Bar | 31 Bingz Crispy Burger |
| 4 PLANTA | 18 EPOS Cafe & Restaurant | 32 Cafe Landwer |
| 5 Pi Co. Pizza Bar | 19 STK Steakhouse | 33 Tahini's |
| 6 The Pilot | 20 Joni Restaurant | 34 The Salad House |
| 7 Miznon | 21 Jade Yorkville | 35 Twilight Cafe & Bar |
| 8 Café Boulud | 22 Ristorante Sotto Sotto | 36 Okonomi House Restaurant |
| 9 Buca Osteria & Bar | 23 Osteria Giulia | 37 Sushi Umi Toronto |
| 10 Poppadum | 24 Joso's | 38 Awesome Tteokbokki |
| 11 Kiro Sushi | 25 McDonald's | 39 Miss Fu In Chengdu |
| 12 Crown & Dragon | 26 Amal Toronto | 40 Bumpkin's Restaurant & Lounge |
| 13 Robot Boil House | 27 Enigma Yorkville | 41 Lao Lao Bar |
| 14 Trattoria Nervosa | 28 Eataly Toronto | 42 Bao House |

Shopping

- 43 2 Bloor East Shopping Mall
- 44 Holt Renfrew Centre Mall
- 45 Manulife Centre Mall
- 46 Canadian Tire
- 47 Charles St. Promenade
- 48 Bay Convenience
- 49 Independent City Market
- 50 Indigo

Hotels

- 51 Four Seasons Hotel
- 52 W Toronto
- 53 The Hazelton Hotel
- 54 Windsor Arms Hotel
- 55 Park Hyatt Toronto
- 56 JDV by Hyatt
- 57 Courtyard by Marriott
- 58 Holiday Inn

Banks

- 59 Scotiabank

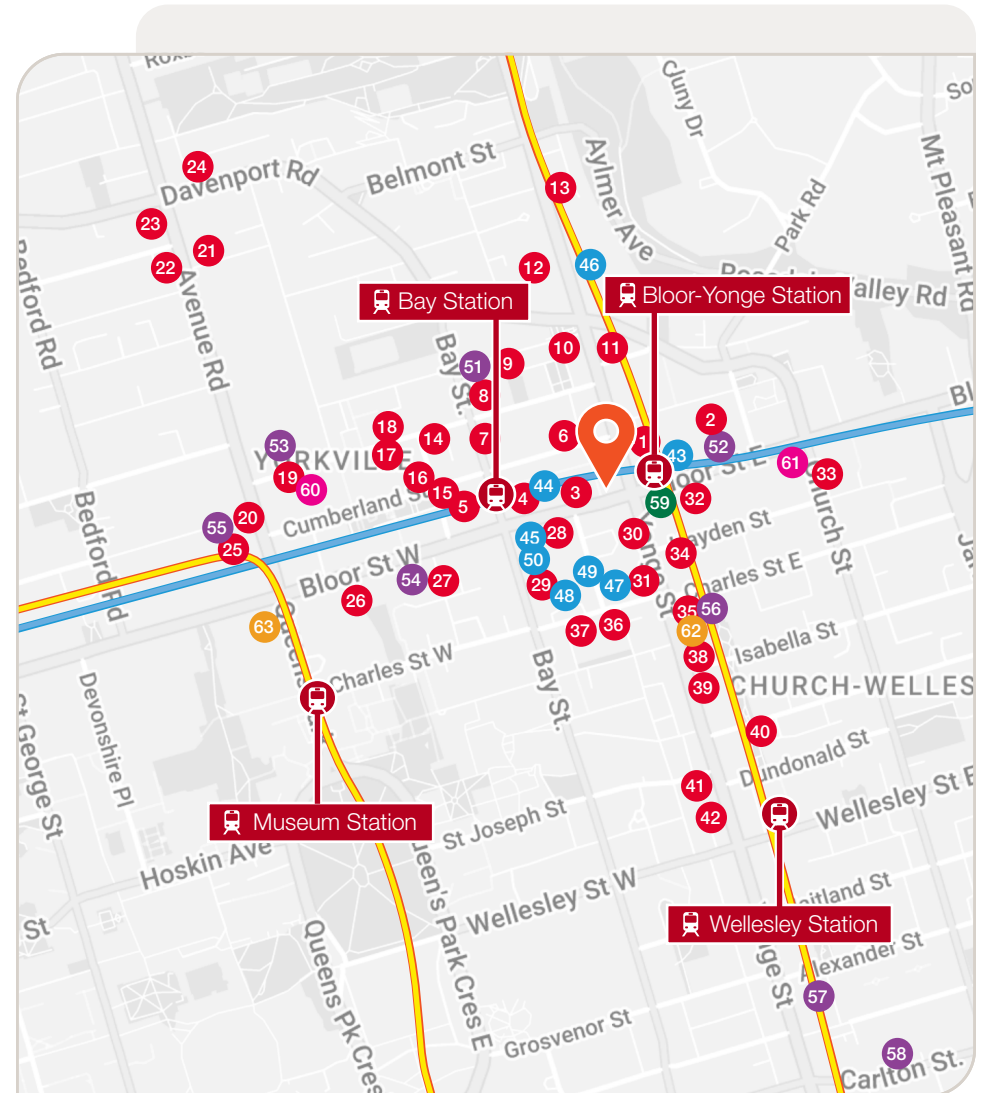
Medical

- 60 Care & Family Health Yorkville
- 61 The Salvation Army Toronto Grace Health Centre

Additional

- 62 CAA Theatre
- 63 Royal Ontario Museum

— TTC Line 1 (Yonge – University Line)
 — TTC Line 2 (Bloor – Danforth Line)





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