

RETAIL PLAZA

FOR SALE

3181-3205 Bathurst St, Toronto, ON, M6A 2B2



Exceptional opportunity to acquire a prominent strip plaza along a rapidly evolving stretch of Bathurst Street in the heart of Lawrence Manor.



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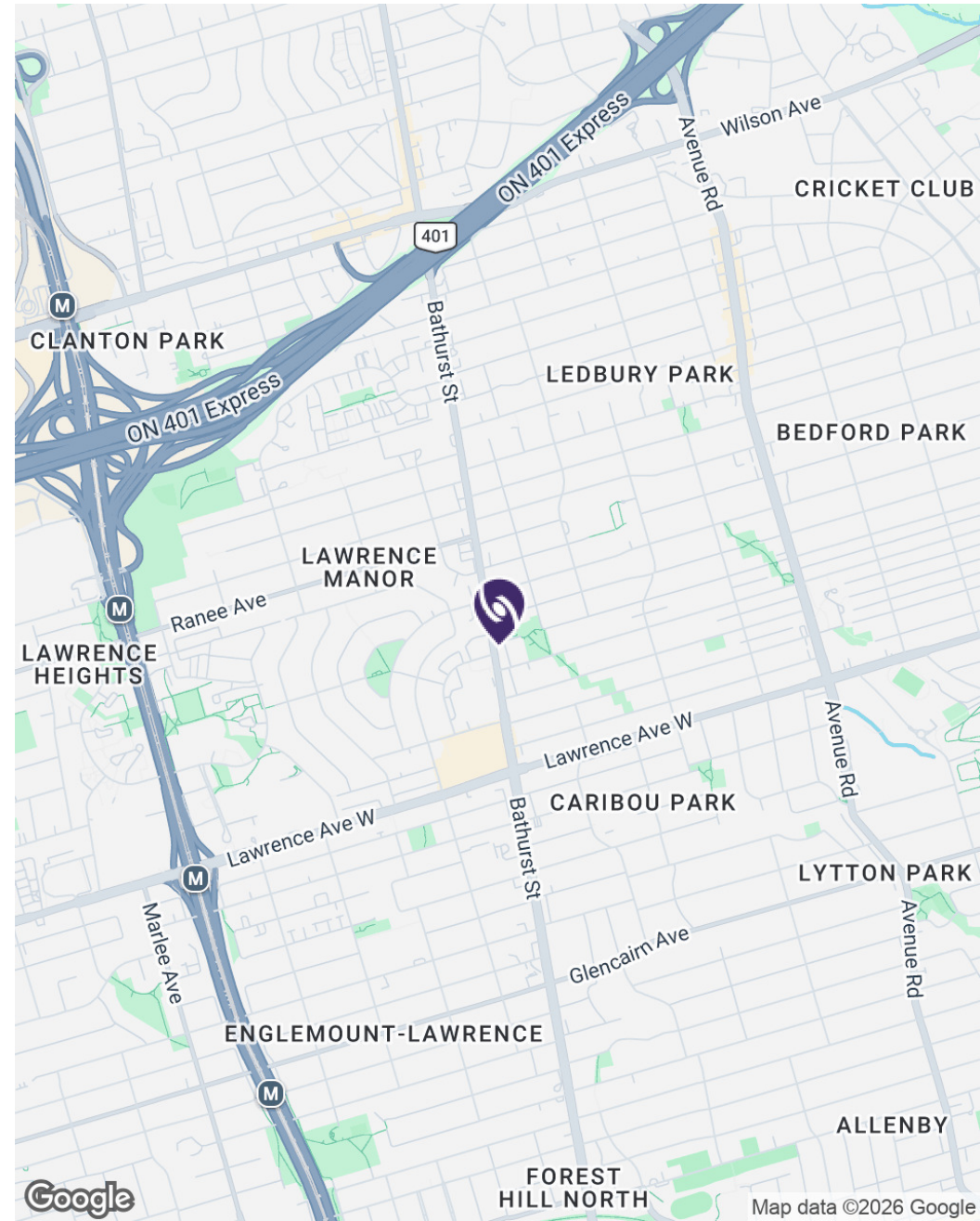
PROPERTY DETAILS

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Size	33,562 SF
Sale Price	\$16,499,000
Annual Property Taxes	\$184,285.72

HIGHLIGHTS

- Offering approximately 240 feet of frontage on a major arterial corridor, the property provides outstanding exposure and long-term positioning within a high-demand urban node.
- Featuring approximately 33,562 sq. ft. of above-grade leasable area plus an additional 2,040 sq. ft. of leasable basement space, the asset comprises a diverse mix of retail, office, and residential tenancies, generating stable in-place income with significant upside through lease-up of existing vacancies and market-to-market potential.
- Situated within a Mixed Use designation, the property benefits from strong underlying land value and ongoing intensification in the surrounding area.
- Excellent connectivity to Highway 401, Allen Road, and public transit further supports tenant demand and long-term viability.
- The offering provides scale and a strategic presence in a high-demand North Toronto node.



KEY MAP



DEMOGRAPHICS (BATHURST & RANEE)	1 KM	3 KM	5 KM
Total Population	21,973	149,387	450,055
Daytime Population	18,206	134,696	430,960
Total Households	7,535	55,618	182,499
Average Household Income	\$227,403	\$236,375	\$197,898

Data Source: Environics Estimates 2025

ADDITIONAL PHOTOS



CONTACTS

All listing inquiries should be directed to the Designated Representative(s)

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As of December 1, 2023, new legislation has come into effect (TRESA -phase 2). These changes affect how you interact with real estate agents and brokerages.

Please read the Information guide published by RECO. Click here: [RECO Information Guide](#)

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