

**AVISON  
YOUNG**

**4141 Yonge Street**

**Exceptional Location in  
North York Corridor**



**Ideal use for smaller  
tenants, including  
medical.**

**For further information**

**Patrick Wilson**

Associate

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**Carson Lambert**

Principal, Sales Representative

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**Available**

Suite 103 | 3,120 SF

Suite 104 | 1,853 SF

Suite 300 | 7,680 SF

**Net Rent:**

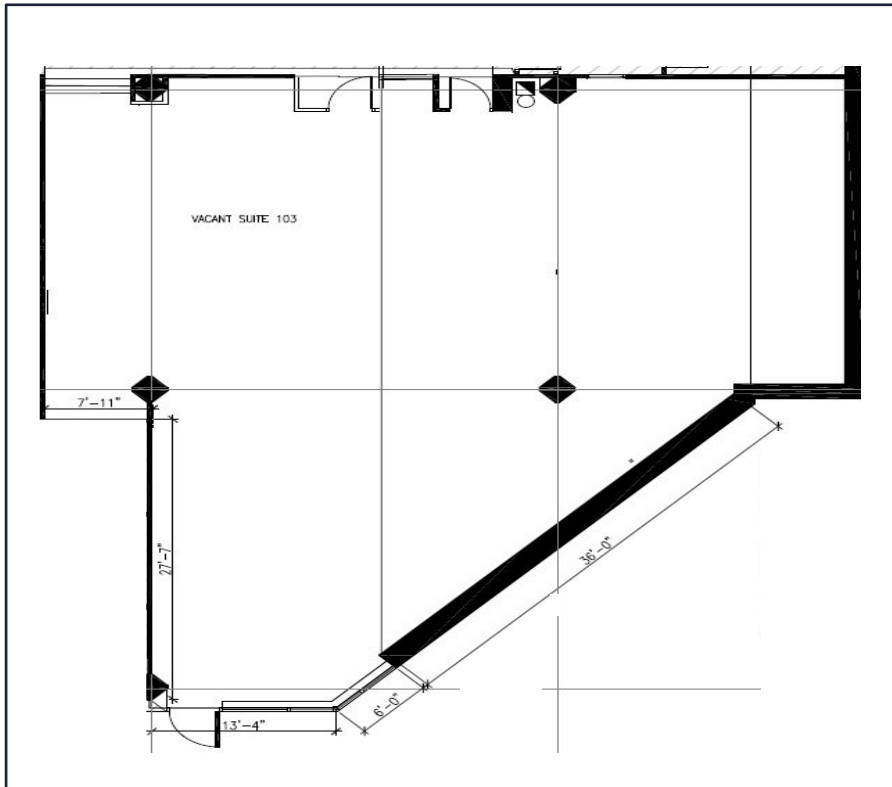
Contact Listing Agents

**Additional Rent:**

\$22.50 psf (2025 est.)

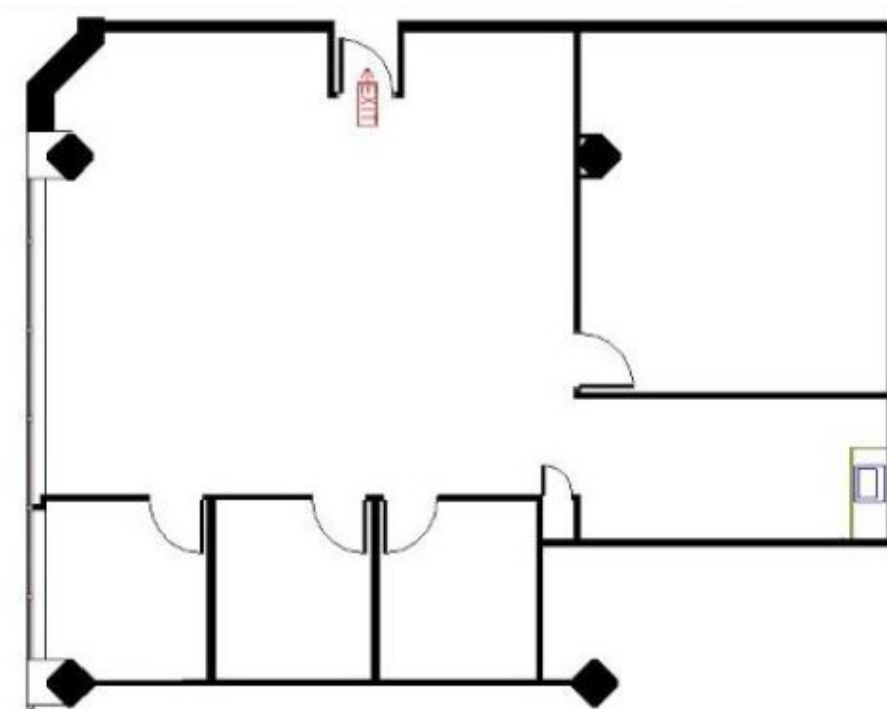
**Available Suite 103 | 3,120 SF**  
**Available Suite 104 | 1,853 SF**

4141 Yonge Street  
North York, ON M2P 2A6



## Suite 103

- Ground floor space
- Office or retail use permitted
- Ability to convert to many uses
- Centrally located for commuters
- Proximity to TTC and Go Bus
- York Mills Station and Highway 401
- Onsite restaurant and conference facility
- Underground parking available
- Recent upgrades to the building

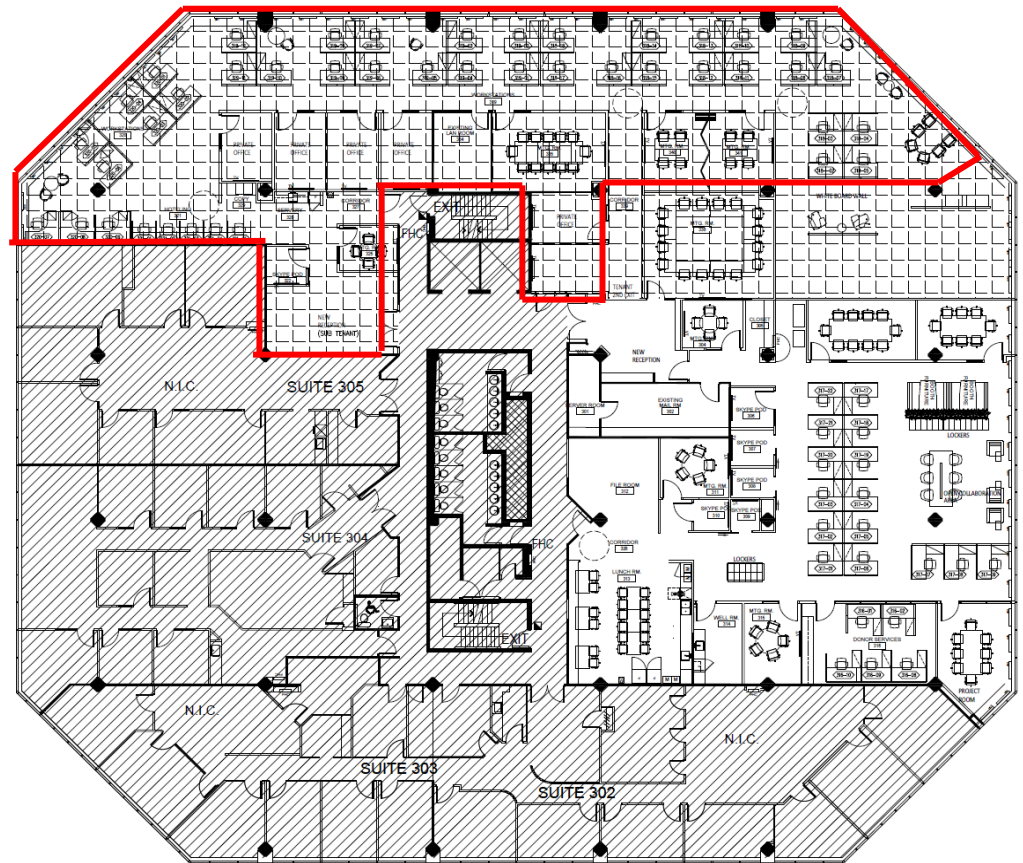


## Suite 104

- Ground floor office space
- Built out with 3 offices, boardroom, and kitchenette
- Direct access off building lobby
- Ample natural lighting

## Suite 300

- Built out furnished space
- Interior offices and boardrooms
- Option to demise to approx. 4,000 SF



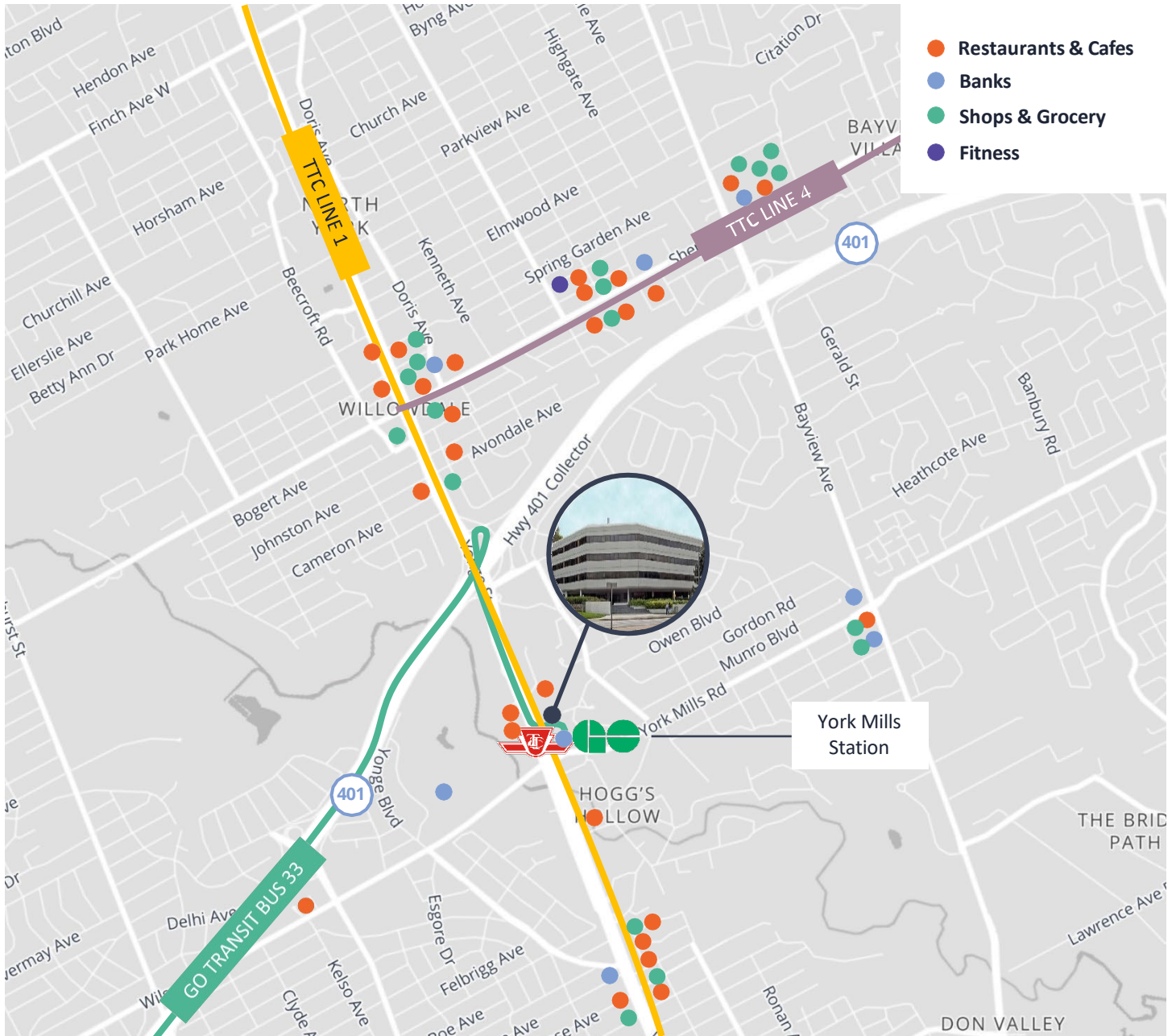
## Transit & Amenities

4141 Yonge Street  
North York, ON M2P 2A6

**81** Walk  
score

**85** Transit  
score

**26** Bike  
score



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