

19 DUNCAN STREET

FLAGSHIP RESTAURANT SPACE FOR LEASE IN
ENTERTAINMENT DISTRICT

welcome to 19 DUNCAN STREET

19 Duncan Street is an opportunity to secure a full service restaurant space inside the new mixed use office, retail, residential and hotel development in the heart of Toronto's Entertainment District.

The existing 5.5 story heritage structure retains the visual integrity of the building, while integrating a fully leased office building to the flagship media conglomerate, Thomson Reuters. The space will benefit from up to 1,500 employees working in the building daily, as well as traffic from transient hotel patrons throughout the work week and weekends. The coffee shop Simit & Chai operate on the southwest end of the building.

This area of the Entertainment District embodies some of the densest residential buildings, boasting strong daytime and overall population demographics. Nestled in between boutique office buildings, and steps from King West, the Theatre District, and Queen West, 19 Duncan Street is an ideal location looking for a unique character space in the heart of the city - and one who is able to provide a meeting place for employees, a workplace for area residents, and to capitalize on the opportunity for a consistent stream of customers.

welcome to

19 DUNCAN STREET

Highlights

- Entranceway off Adelaide Street West in between the office lobby entrance and the residential lobby
- Serviced for full-service restaurant, including upgraded HVAC, power, and kitchen exhaust
- 19 foot ceilings slab to slab
- Both residential and office access to restaurant

For Lease - Details

Availability:	2,281 SF
Net Rent:	Negotiable
Additional Rent:	\$25.00 PSF (Est. 2023)
Occupancy:	Immediately
Term:	5-10 Years



POPULATION
18,629



**AVERAGE
HOUSEHOLD INCOME**
\$137,327



MEDIAN AGE
33



WALK SCORE
99



BIKE SCORE
97

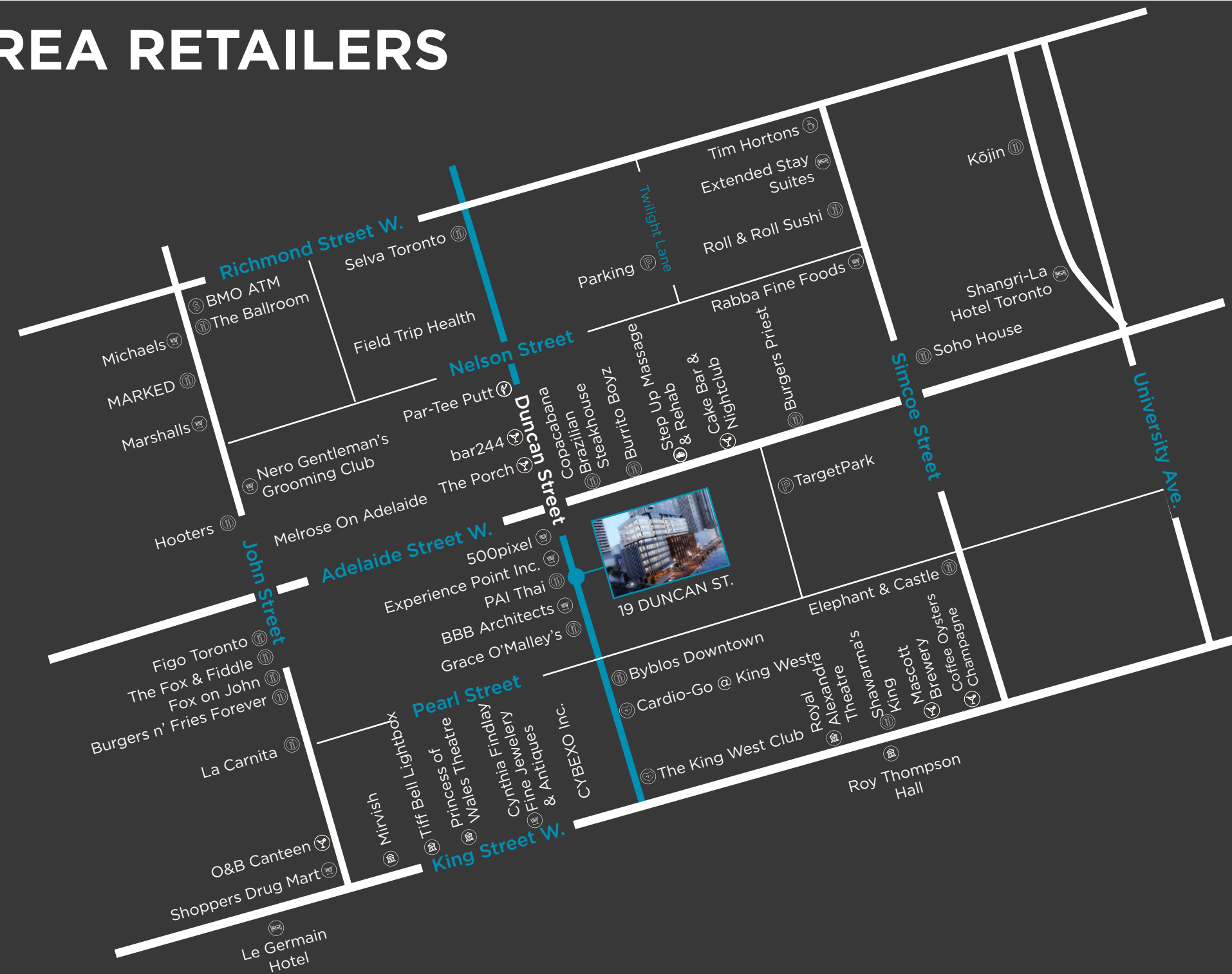


TRANSIT SCORE
100

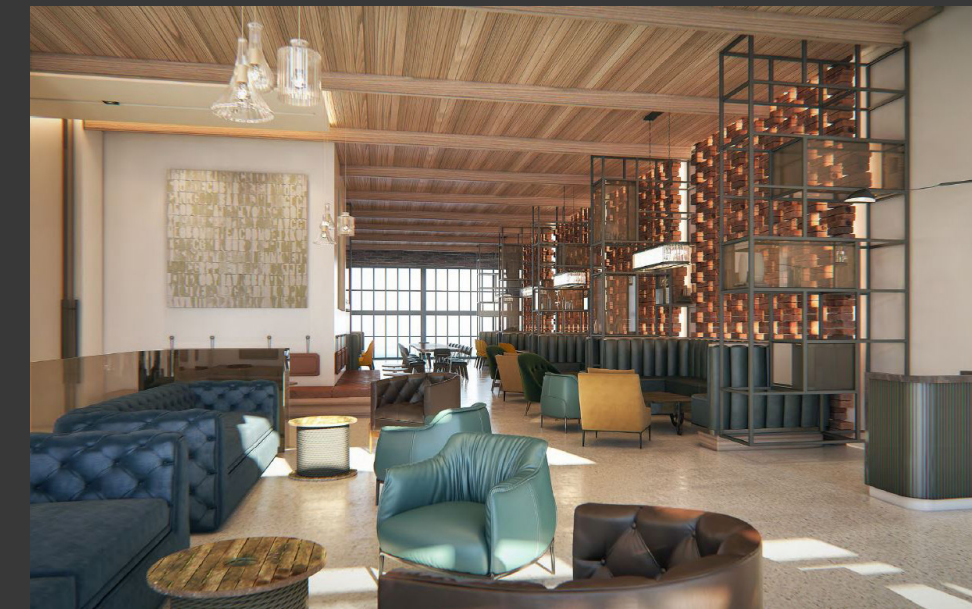
WITHIN 0.5KM RADIUS
Source: Piiipoint

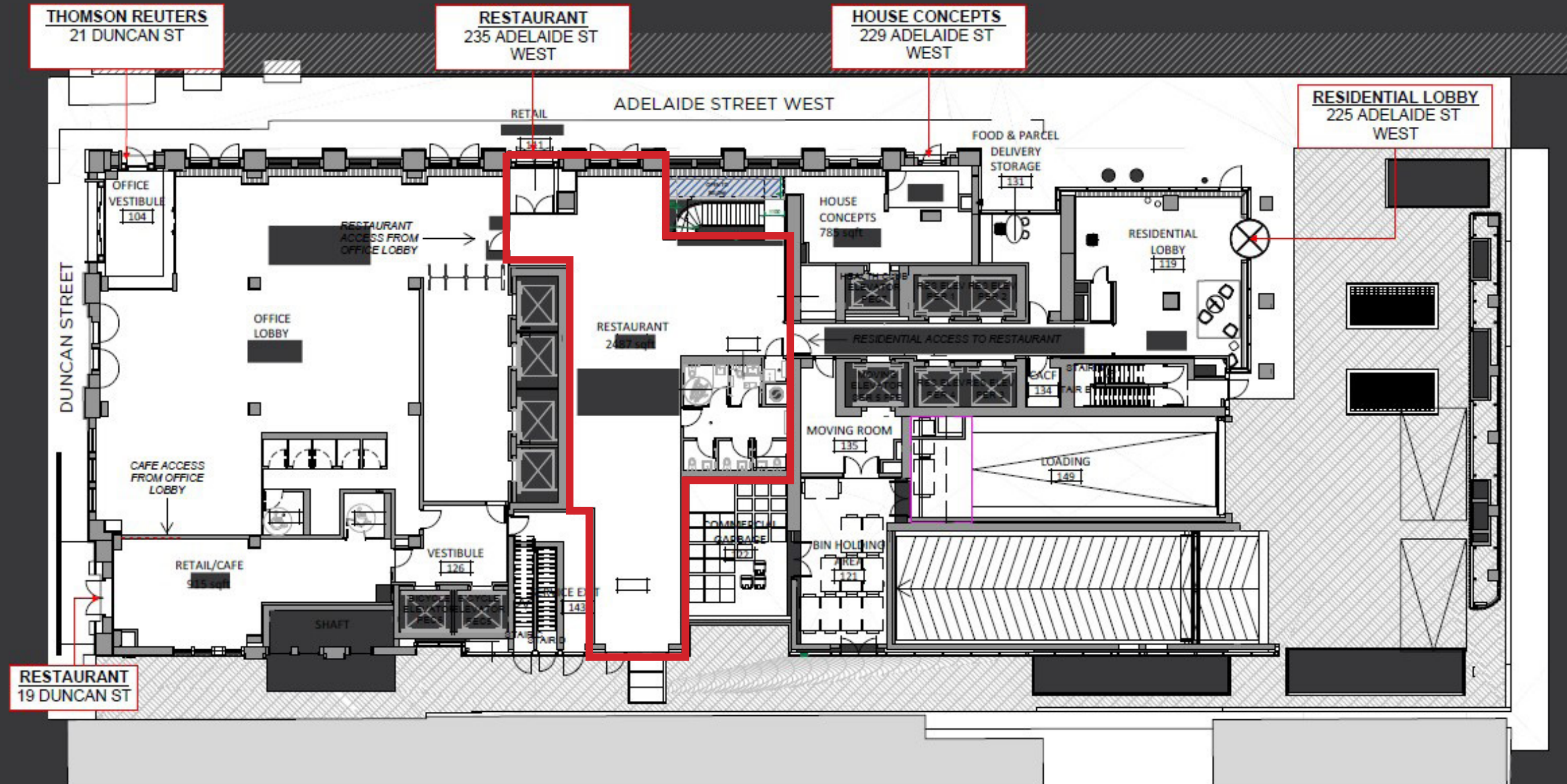


AREA RETAILERS



INTERIOR OFFICE LOBBY DESIGNS







161 Bay Street, Suite 1500
Toronto, ON M5J 2S1 | Canada

LEASING ENQUIRIES

Carmen Siegel*

Associate Vice President
Retail Services
+1 416 359 2365
carmen.siegel@cushwake.com

Hannah Kinney*

Associate
Retail Services
+1 416 359 2390
hannah.kinney@cushwake.com

©2023 Cushman & Wakefield ULC. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE. *Sales Representative