

**General Information**

Number of Floors	4
Year Built	1991
Year(s) of Expansion (where applicable)	N/A
Building Modernization / Major Upgrades	2018 Building Mechanical System and Controls / 2019 Ground Floor Washroom / 2020 Roof Replacement / 2021 2nd & 3rd floor washroom upgrade; Building Common Area upgrade (ground floor lobby/corridor and west stairs) / 2022 Elevator Modernization
Building Size (sq.ft.)	29,775
Floor Plate (sq.ft.)	7,286
Additional Rent Total (p.s.f.)	\$24.74
Realty Taxes (p.s.f.)	\$7.04
Operating Costs (p.s.f.)	\$17.70
Hydro Costs (p.s.f.)	N/A
In-Suite Cleaning Costs (p.s.f.)	N/A
Building Access Information (# of Access Points)	4
Heating, Ventilation, & Air Conditioning	Rooftop Units
Heat	Rooftop Units
Air Conditioning	Rooftop Units
HVAC Hours	7:00 am - 7:00 pm
Building Security Information	Safeguard Security
Washrooms	7
# Per Floor	2 per floor (1 on 1st floor)
# of Designated Male and Female Washrooms	2 per floor (1 on 1st floor)
Anchor Tenants	Shoppers Drugmart, Children's After Hours Clinic, City of Toronto
AODA	No
Life Safety / Fire Panel Information	Edwards (located in basement)
NWHPService	Yes
Building Automation Systems	Priva System

**Electricity**

General Information	800 amp/120/208 Volt 3 Phase
Building Emergency Power	No
Tenant Back-Up Generator	No
Base Building Lights	Yes
Lighting Control	No
Electricity Closet	3
Telephone Closet	3

**Passenger Elevators**

Number of Elevators	1
Year Elevators Modernized	1991
Elevator Capacity / Type	Hydraulic
Elevator Speed	16.2
Passenger Cab Size	19 Passenger

**Parking**

Basic Details / Parking Ratio	0.23 Stalls /1000 sq. ft.
Accessible Parking Spaces	No
Parent and Caregiver / Courtesy Parking	No
Paid Parking System Type	None
Number of Spaces	23
Number of Reserved / Unreserved Spaces	All Reserved
Parking Facility - Year Built / Modernized / Resurfaced	N/A
Number of Levels	1
Parking Type	Underground

### Amenities

Fitness Centre	No
Bicycle Storage (Indoor & Outdoor)	No
Shipping & Receiving	No
Electric Car Charging	No
Meeting Rooms	No
Meeting Room Costs	N/A
Food Services / Café	No
Security Specifications (Onsite, Video, Patrols, etc.)	Video/Patrols
Public Transit Information	TTC - Broadview Station and 113 Danforth Bus
Shared Meeting / Social Space (Indoor & Outdoor)	No
On-Site Building Management	No
Management Office Suite Number and Contact Information	Property Manager: Kasandra Donaldson (416) 366-2000 Ext 2217 180 Dundas Street West, Suite 1100 Toronto, ON M5G 1Z8

### Environmental Initiatives

Energy Savings	HVAC, LED Lighting (lobby & stairs)
Additional Environmental Initiatives	N/A
Sustainability Initiatives	N/A
Recycling Program	Cardboard
Conservation and Carbon Footprint Initiatives	Yes

### Additional Information

Hospital Proximity (1km, 1-3km, 3-5km, 5km+)	3-5km
Hospital	3.9km Toronto General Hospital, 3.6km Michael Garron Hospital, 4.7km Mount Sinai Hospital, 4.1km Women's College Hospital
Building Wi-Fi	No
WiredScore	Certified
Building Hours	Mon to Fri: 7:00 am – 9:00 pm Sat: 8:00 am – 5:00 pm Sun: 8:30 am – 4:30 pm