

NORTH
AMERICAN
CENTRE

5650 & 5700 YONGE



**AVISON
YOUNG**

NORTH AMERICAN CENTRE

5650 & 5700 YONGE

North American Centre is a 1.2 million square foot, 2-building office complex built and maintained to the highest standards. The development sits on the north-west corner of Yonge Street and Finch Avenue in north Toronto and connects directly into Finch Subway Station. The location is a major transit hub which includes GO Transit, TTC bus terminal and York Region Transit connections. Employees and guests will enjoy a variety of amenities and services including a large fitness centre, daycare, food court, tenant conference centre, banking and personal service offerings. The complex has received numerous awards and certifications including LEED Gold, BOMA Best and Fitwell VRM certification.



CONNECTED TO
TTC SUBWAY



GOODLIFE
FITNESS ONSITE



LEED GOLD



LEASING OPPORTUNITIES

5650 YONGE STREET

Floor 23 – 21,350 sf

Floor 22 – 22,785 sf

Floor 21 – 24,183 sf

Floor 20 – 24,545 sf

Floor 19 – 25,663 sf

~~Floor 18 – LEASED~~

~~Floor 17 – LEASED~~

~~Floor 16 – LEASED~~

Floor 15 – 25,339 sf

Floor 14 – 25,337 sf

Floor 13 – 25,266 sf

Floor 12 – 25,319 sf

Floor 11 – 25,319 sf

Floor 10 – 25,319 sf

Floor 9 – 25,319 sf

Floor 8 – 25,319 sf

Floor 7 – 25,319 sf

Floor 6 – 25,319 sf

Floor 5 – 25,319 sf

Floor 4 – 24,955 sf

Floor 3 – 23,715 sf

Floor 2 – 16,377 sf

Mezzanine – 12,701 sf



5650 YONGE STREET TORONTO

OPPORTUNITY

| | | |
|------------------------|-----------|----------------------------|
| Suite Mezz | 12,701 sf | Floor Plan |
| Suite 205 | 4,007 sf | Floor Plan |
| Suite 206 | 12,370 sf | Floor Plan |
| Suite 209 | 6,032 sf | Floor Plan |
| 3 rd Floor | 23,715 sf | Floor Plan |
| 4 th Floor | 24,955 sf | Floor Plan |
| 5 th Floor | 25,319 sf | Floor Plan |
| 6 th Floor | 25,319 sf | Floor Plan |
| 7 th Floor | 25,319 sf | Floor Plan |
| 8 th Floor | 25,319 sf | Floor Plan |
| 9 th Floor | 25,319 sf | Floor Plan |
| 10 th Floor | 25,319 sf | Floor Plan |
| 11 th Floor | 25,319 sf | Floor Plan |
| 12 th Floor | 25,319 sf | Floor Plan |

| | | |
|------------------------|-----------|----------------------------|
| 13 th Floor | 25,266 sf | Floor Plan |
| 14 th Floor | 25,337 sf | Floor Plan |
| 15 th Floor | 25,339 sf | Floor Plan |
| 19 th Floor | 25,663 sf | Floor Plan |
| 20 th Floor | 24,545 sf | Floor Plan |
| 21 st Floor | 24,183 sf | Floor Plan |
| 22 nd Floor | 22,785 sf | Floor Plan |
| 23 rd Floor | 21,350 sf | Floor Plan |

NET RENT

\$23.00 psf

ADDITIONAL RENT (2025)

\$21.10 psf

5700 YONGE STREET TORONTO

OPPORTUNITY

| | | |
|-------------|----------|----------------------------|
| Suite 1100A | 3,898 sf | Floor Plan |
| Suite 1103 | 2,733 sf | Floor Plan |

NET RENT

\$23.00 psf

ADDITIONAL RENT (2025)

\$21.50 psf

PROPERTY HIGHLIGHTS

- 60,000 sf of retail concourse including food court, Goodlife Fitness centre, retail and service establishments
- Underground access to Finch subway station, TTC bus terminal and GO bus terminal
- EV charge stations
- Newly completed tenant lounge and conference centre
- 5-level underground parking garage (1.75 per 1,000 SF) with designated EV charging stations
- Bicycle storage and end-of-trip facilities
- 24/7 onsite security
- LEED® Gold certified and BOMA Best® certified



AMENITIES & TRANSIT AT YOUR CONVENIENCE



NORTH AMERICAN CENTRE
9650 & 5700 YONGE

FINCH BUS TERMINAL

YORK REGION TRANSIT

- VIVA Pink
- VIVA Blue
- 2 - Milliken
- 5 - Clark
- 23 - Thornhill Woods
- 77 - Highway 7
- 88 - Bathurst
- 91 - Bayview
- 98/99 - Yonge
- 300 - Business Express
- 301 - Markham Express
- 302 - Unionville Express
- 303 - Bur Oak Express
- 304 - Mount Joy Express
- 305 - Box Grove Express

FINCH BUS TERMINAL

GO

- 19 - Mississauga-North York
- 27 - Milton-North York
- 34 - Pearson-North York
- 67 - Keswick-North York
- 96 - Oshawa Finch Express
- 32 - Brampton Trinity Common-North York

FINCH STATION

YORK REGION TRANSIT

- 36 - Finch West
- 39 - Finch East
- 42 - Cummer
- 53 - Steeles East
- 60 - Steeles West
- 97 - Yonge
- 125 - Drewry
- 939 - Finch Express
- 953 - Steeles East Express
- 960 - Steeles West Express
- 320 - Yonge
- 336 - Finch West
- 339 - Finch East



FINCH STATION



DIRECT CONNECTION TO FINCH STATION



PASSENGER DROP-OFF / PICK-UP FACILITY

NORTH YORK TRANSIT HUB

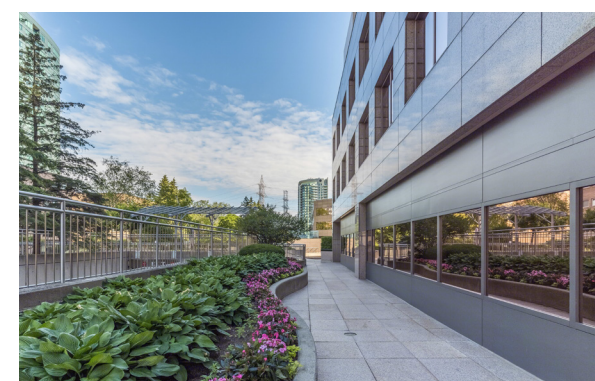
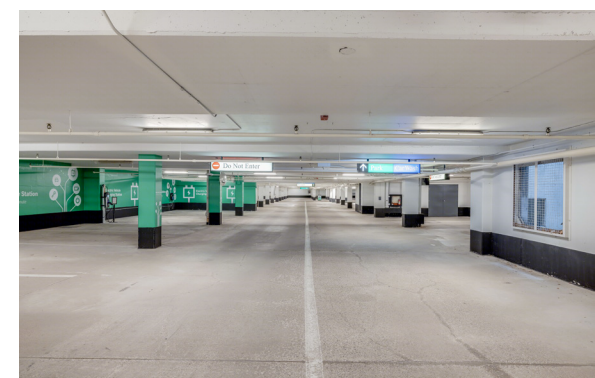


FINCH BUS TERMINAL

EXPAND YOUR WORKSPACE TENANT LOUNGE & CONFERENCE CENTRE

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Updated 04/01/25