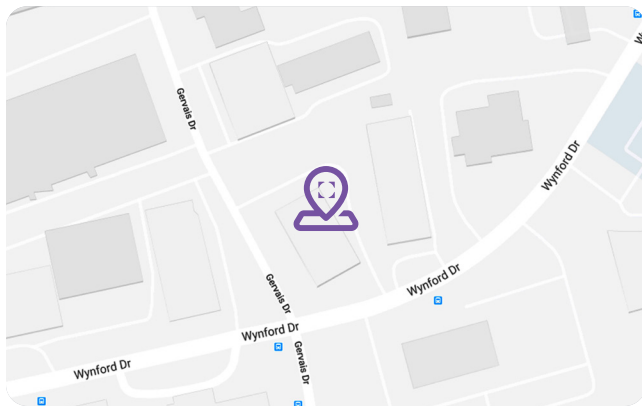




# One Medical Place

20 Wynford Drive, Toronto, Ontario



## Leasing Inquiries



**George Bitaxis**  
Leasing Manager

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E [george.bitaxis@nwhreit.com](mailto:george.bitaxis@nwhreit.com)  
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## Location Highlights



### Major Intersection

Don Mills Road and  
Eglinton Avenue East



### Nearest Hospital

4.9 km Sunnybrook Hospital  
5.4 km Michael Garron Hospital  
6.2 km Providence Health Care



### Public Transit Access

TTC - Bus 34C/100A



# One Medical Place

20 Wynford Drive, Toronto, Ontario



## Property Description

One Medical Place is a three-storey, 41,993-square-foot medical office building located between the Don Valley Parkway and Don Mills Road, in close proximity to North York General and Sunnybrook Hospital. The building is tenanted by a wide range of physicians and ancillary healthcare service providers, including family medicine, a privately-operated surgical unit, various medical specialists, a pharmacy, and a laboratory. One Medical Place is easily accessed by car or public transit, and provides ample surface parking for tenants and visitors.

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## Property Highlights

<b>Building Size</b>	41,993 sq.ft.
<b>Floors</b>	4
<b>Asking Rent</b>	Market
<b>Additional Rent (est. 2025)</b>	
Operating Costs	\$18.83
Realty Taxes	\$4.28
In Suite Cleaning Costs	\$1.56
<b>Total</b>	\$24.67 psf
<b>Bike Storage</b>	Outdoor
<b>Parking</b>	Surface
<b>Electric Vehicle Chargers</b>	No
<b>WiredScore</b>	Silver