



CUBECOM  
FULL SERVICE REALTY

6  5

Rogers Road  
RETAIL FOR LEASE



**CORY ROSEN**  
SENIOR VICE PRESIDENT  
SALES REPRESENTATIVE  
416-523-7749  
CROSEN@CUBECOM.CA

**COOPER BLUME**  
SALES REPRESENTATIVE  
M: 416-566-8217  
CBLUME@CUBECOM.CA

Cubecom Commercial Realty Inc. Brokerage | #101-212 King St W, Toronto, ON, M5H 1K5 | cubecom.ca

Cubecom Commercial Realty Inc. Brokerage. The contents of this package are based on the information furnished by principals and sources which we deem reliable, but for which we can assume no responsibility, which may change at any time. \* Sales Representative



# Property Overview

Located in the bustling West Toronto Submarket, 605 Rogers Rd is a cornerstone of the local community. This freestanding retail shopping centre stands as a beacon of commercial activity in the area anchored by a 55,000 sf grocery store, with many national and local retailers.

## KEY FEATURES

- Diverse tenant mix, including notable brands like Bank of Montreal, A&W, Ample Food Market and Dollarama, ensuring consistent foot traffic and vibrant commercial activity
- Strategically designed retail space offering excellent visibility with frontage on Keele St and convenient access with ample parking (220 surface spaces)
- Complemented by essential amenities such as transit accessibility, with several transit stops within walking distance, and proximity to major commuter routes and airports



91  
WALK SCORE

74  
TRANSIT SCORE



## DEMOGRAPHICS



POPULATION  
2 KM 76,720  
5 KM 488,273



DAYTIME POPULATION  
2 KM 62,881  
5 KM 374,300



AVG. HOUSEHOLD INCOME  
2 KM \$83,748  
5 KM \$116,237



MEDIAN AGE  
2 KM 39.6  
5 KM 40.1





# Neighbourhood Highlights

1

### VIBRANT COMMUNITY

The surrounding area epitomizes a community characterized by diverse residential options, bustling commercial activity, and a rich tapestry of amenities. Residents enjoy access to retail outlets, dining establishments, and recreational facilities, fostering a sense of belonging and vitality within the area.

2

### STRATEGIC LOCATION

Nestled in West Toronto, the neighborhood has excellent connectivity with well-established transit routes and easy access to major highways. This prime location facilitates seamless commutes to work, school, and leisure destinations across the city, enhancing the neighborhood's appeal as a desirable residential hub for urban dwellers.



## Area Developments

PRECONSTRUCTION		
Name	Address	# of Units
Starklands	119 Benny Stark St	1,818
126 Union	126 Union St	588
100 Union	100 Union St	603
77 Union	77 Union St	1,951
611 Keele	611 Keele St	352
6 Lloyd	6 Lloyd Ave	555
1799 St Clair West	1799 St Clair Ave W	1,151
1745 St Clair West	1745 St Clair Ave W	69
UNDER CONSTRUCTION / COMPLETE		
Reunino Crossing	383 Old Weston Rd	345
Scout Condos	1779 St.Clair Ave W	269
Scoop Condos	1771 St.Clair Ave W	72
St.Clair Village Condos	177 Caledonia Rd	41
Stockyards District Condos	2306 St.Clair Ave W	242

Total Units: 8,056



# New & Proposed Area Developments

UNDER CONSTRUCTION







# Unit Details

UNIT B1:  
APPROX. 2,280 SQFT

UNIT E4:  
APPROX. 1,136 SQFT

STARTING NET RENT:  
CONTACT LISTING BROKER

ESTIMATED TMI:  
\$11.60 PER SF.FT (ESTIMATE)







# CUBECOM

FULL SERVICE REALTY

**CORY ROSEN**  
SENIOR VICE PRESIDENT  
SALES REPRESENTATIVE  
416-523-7749  
CROSEN@CUBECOM.CA

**CUBECOM COMMERCIAL REALTY INC. BROKERAGE.**

**#101-212 KING ST W, TORONTO. ON, M5H 1K5 | CUBECOM.CA**

Cubecom Commercial Realty Inc. Brokerage. The contents of this package are based on the information furnished by principals and sources which we deem reliable, but for which we can assume no responsibility, which may change at any time.

**COOPER BLUME**  
SALES REPRESENTATIVE  
M: 416-566-8217  
CBLUME@CUBECOM.CA

