

**AVISON
YOUNG**



ADGAR
CANADA

Retail for Lease
Toronto, ON

170 University Avenue

University Avenue & Adelaide Street West



**Get more
information**

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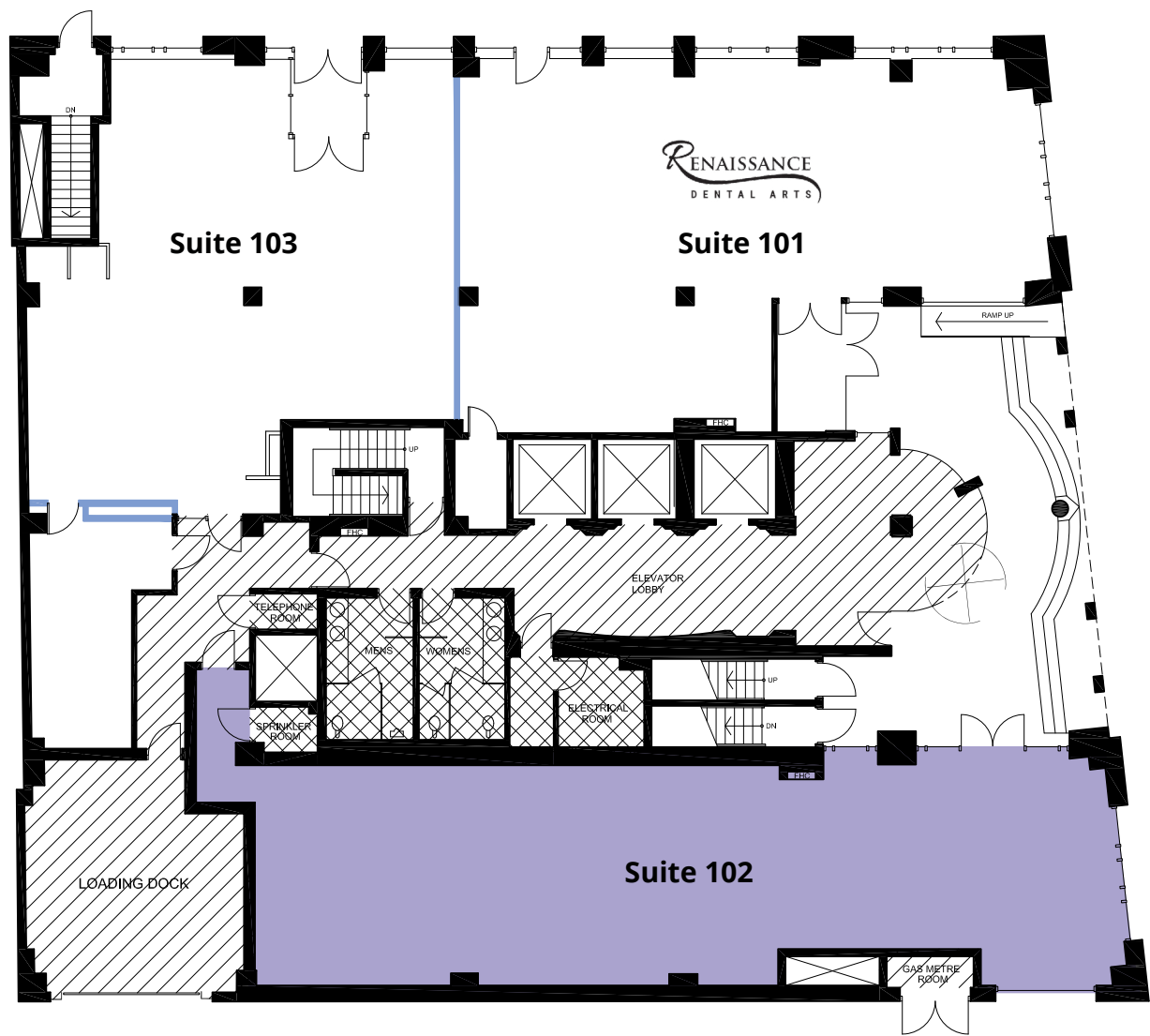
Suite 102 | 1,919 sf

Availability	Net Rent	TMI
Immediate	Contact listing agent	\$26.92 psf

Highlights

- Former quick service restaurant space.
- Prime corner location in Toronto’s financial core.
- Located in a highly dense residential and office node.
- High foot and vehicular traffic area along University Avenue.

Adelaide Street West



170
University
Avenue



University Avenue

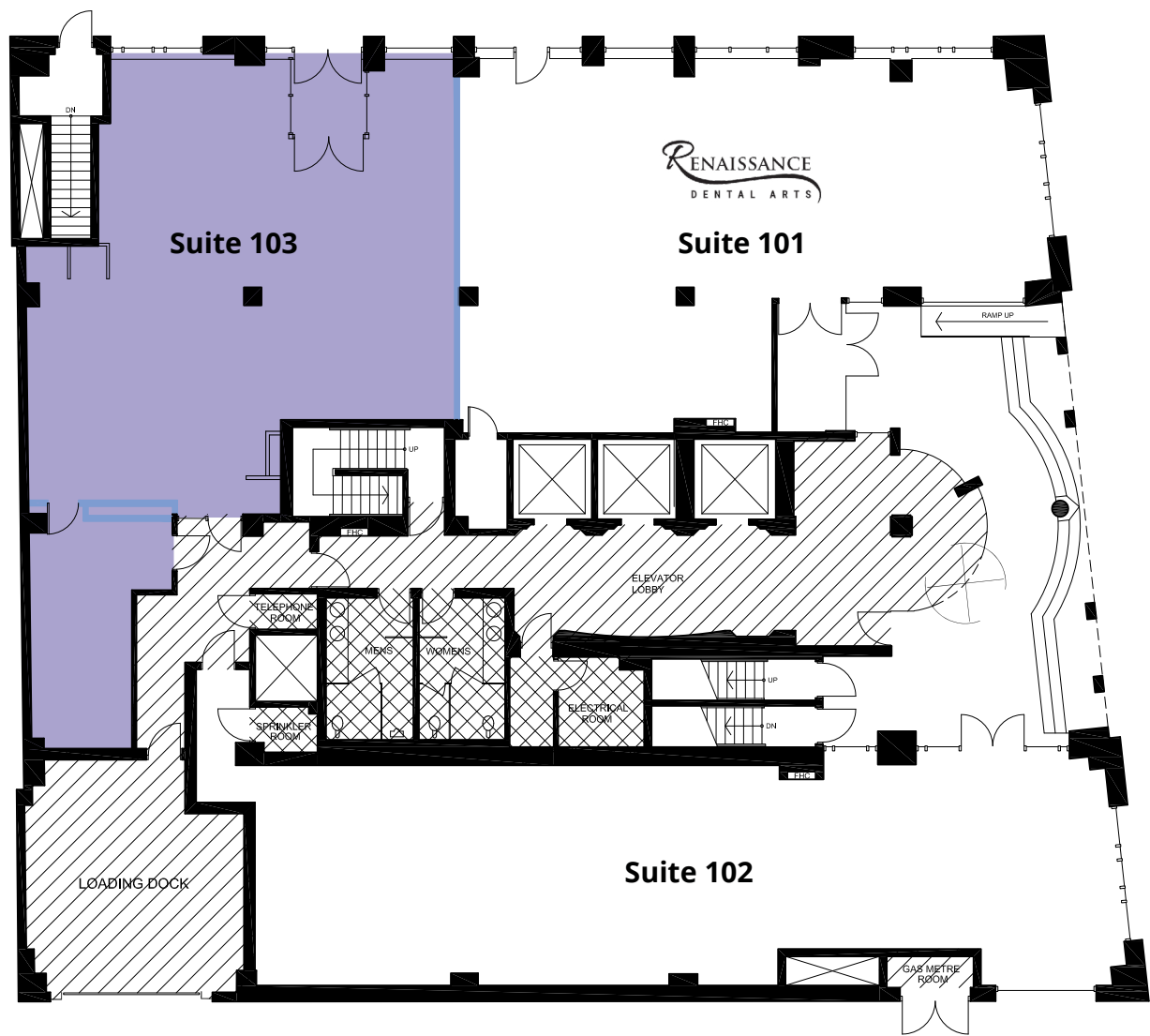
Suite 103 | 1,661 sf

Availability	Net Rent	TMI
Immediate	\$35 psf	\$26.92 psf

Highlights

- Former quick service restaurant space.
- Frontage onto Adelaide St W.
- Located in a highly dense residential and office node.

Adelaide Street West



University Avenue



170
University
Avenue

In the area



An established retail node in the financial core

Transit

100

WALK SCORE

100

TRANSIT SCORE

92

BIKE SCORE

Demographics - 2024

\$134,252

AVERAGE HOUSEHOLD INCOME

31.9

MEDIAN AGE

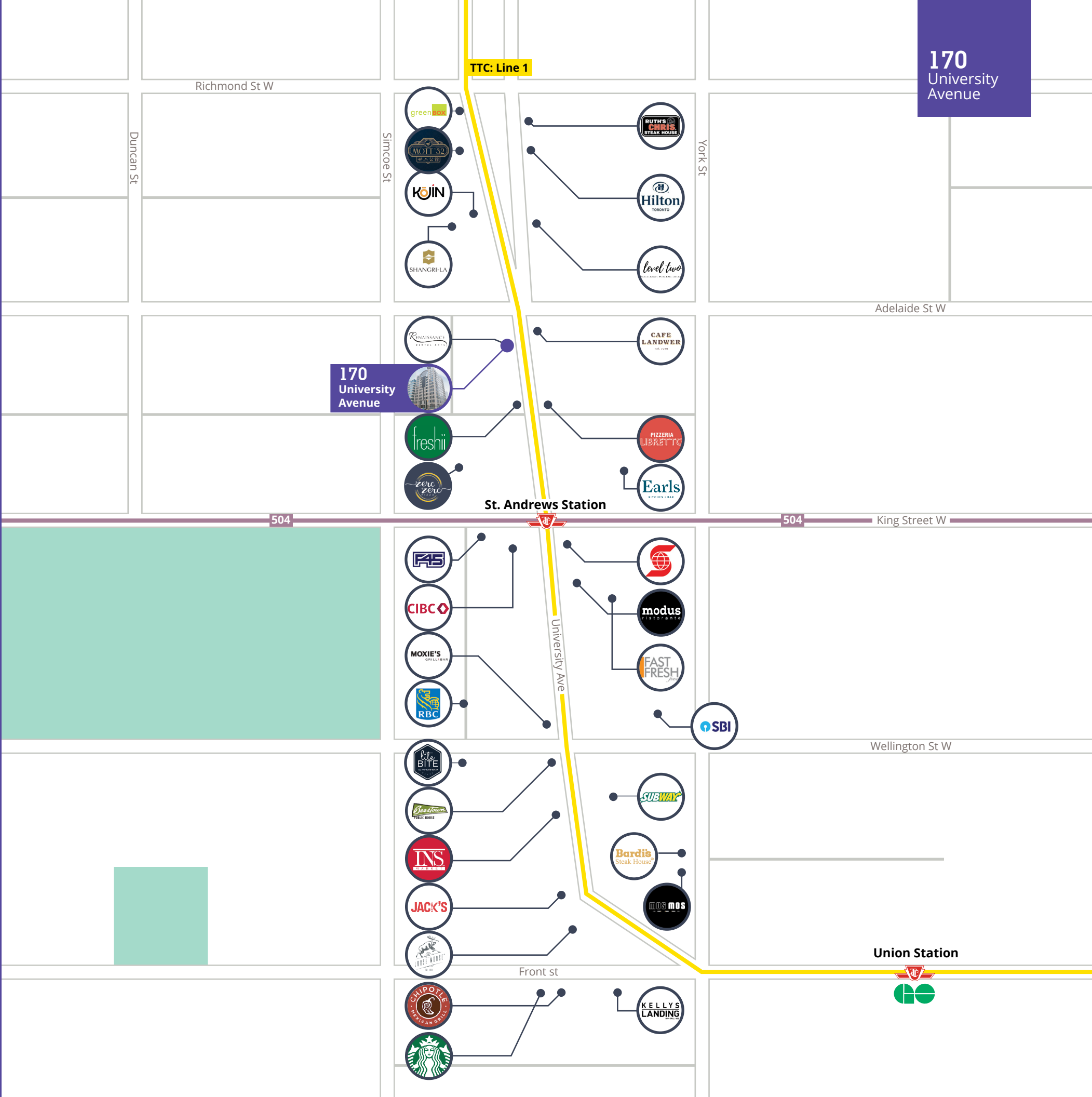
73,338

TOTAL POPULATION

327,927

TOTAL DAYTIME POPULATION

**1km radius
Source: Stats Canada, Esri



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