



GITALIS
REAL
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MEMNON

TRADITIONAL OFFICE SPACE
AT CARLTON & YONGE ST.



**27 CARLTON STREET
FOR LEASE**

DETAILS

YONGE AND CARLTON SMALL OFFICE

- Located across from Maple Leaf Gardens (TMU), Imagine Cinemas, and the Holiday Inn
- Secure lobby with signage and passenger elevator
- Few remaining surface parking spaces
- Landlord will build to suit
- Water available in suite
- Common-area washrooms
- Steps to numerous amenities
- Across from College Station
- Location: ([map link](#)).

Suite Number	Size	
LL100	1,000 sqft	Available
200	845 sqft	Available
203	672 sqft	Available
204	540 sqft	Available
205	990 sqft	Available
207	360 sqft	Available
303	610 sqft	Available
407	1,130 sqft	Available
500	1,100 sqft	Available
502	1,125 sqft	Available
505	1,093 sqft	Available
506	660 sqft	Available
507	(combined 505-506) - 1,850 sqft	Available

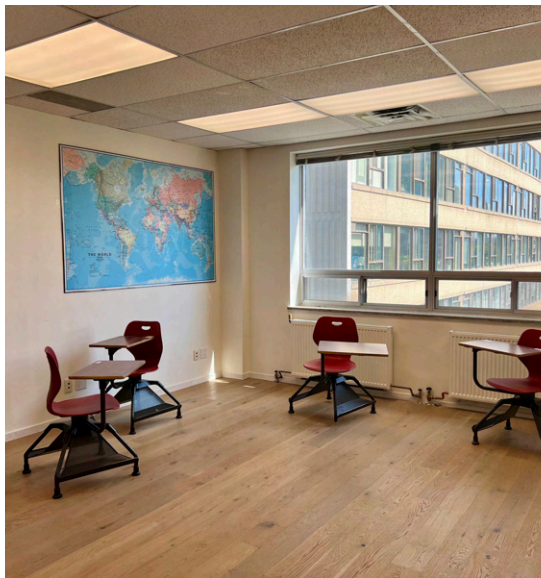
CONTACT FOR RATES: Chris Walasek
 Broker
 647-407-8728
chris@gitalis.com



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PHOTOS

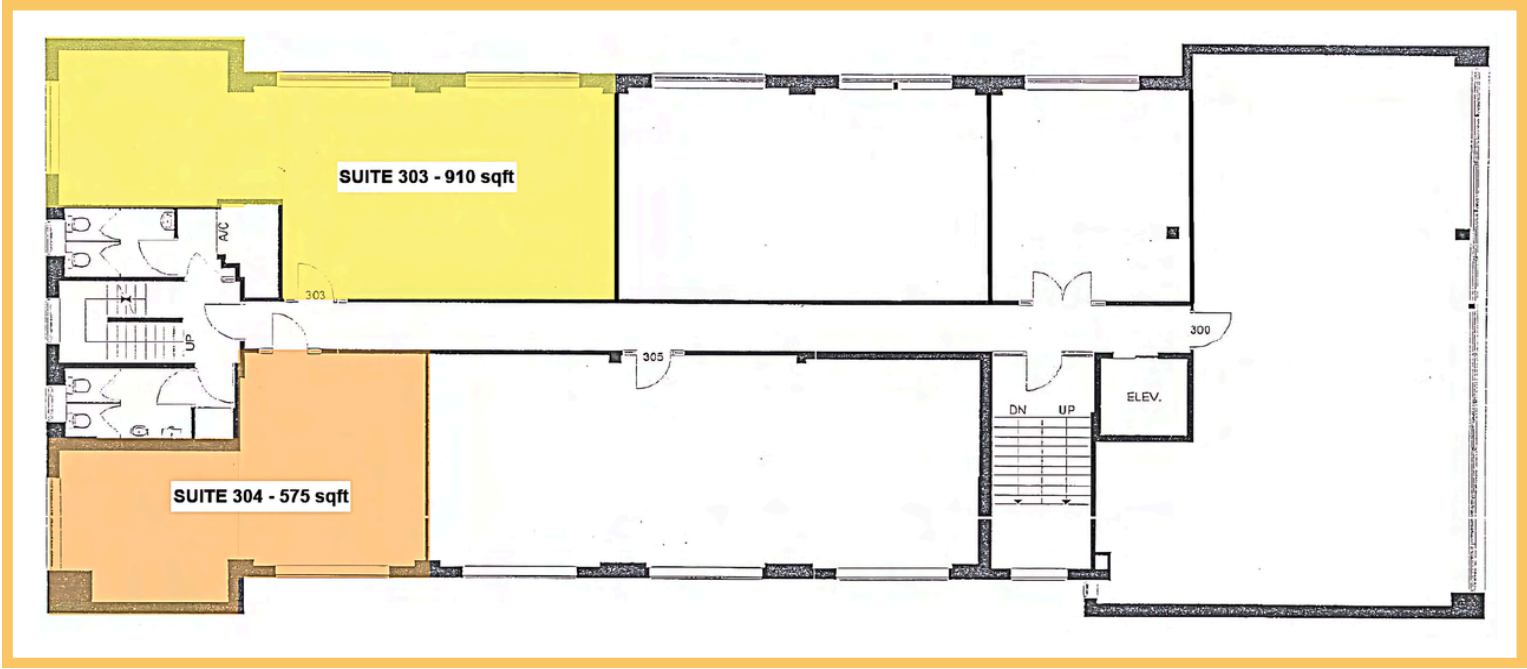


FLOOR PLANS

SECOND FLOOR

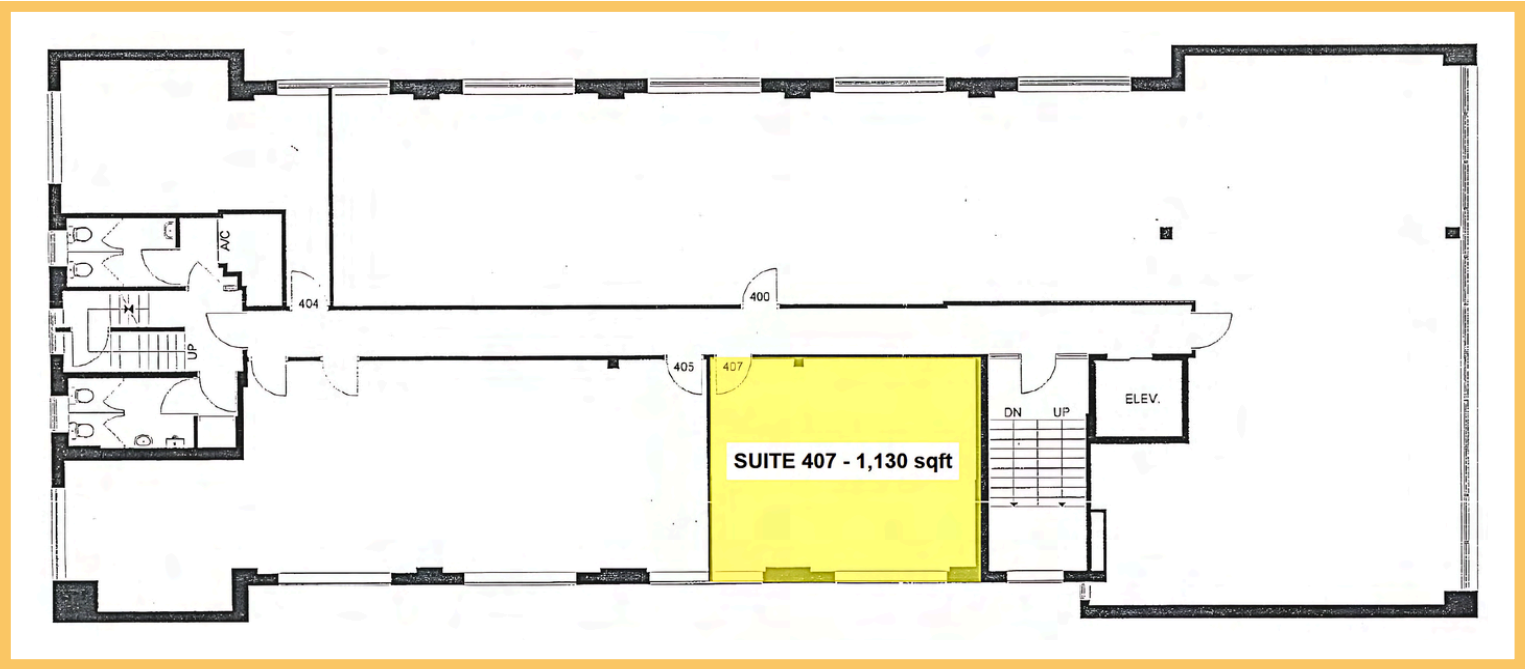


THIRD FLOOR

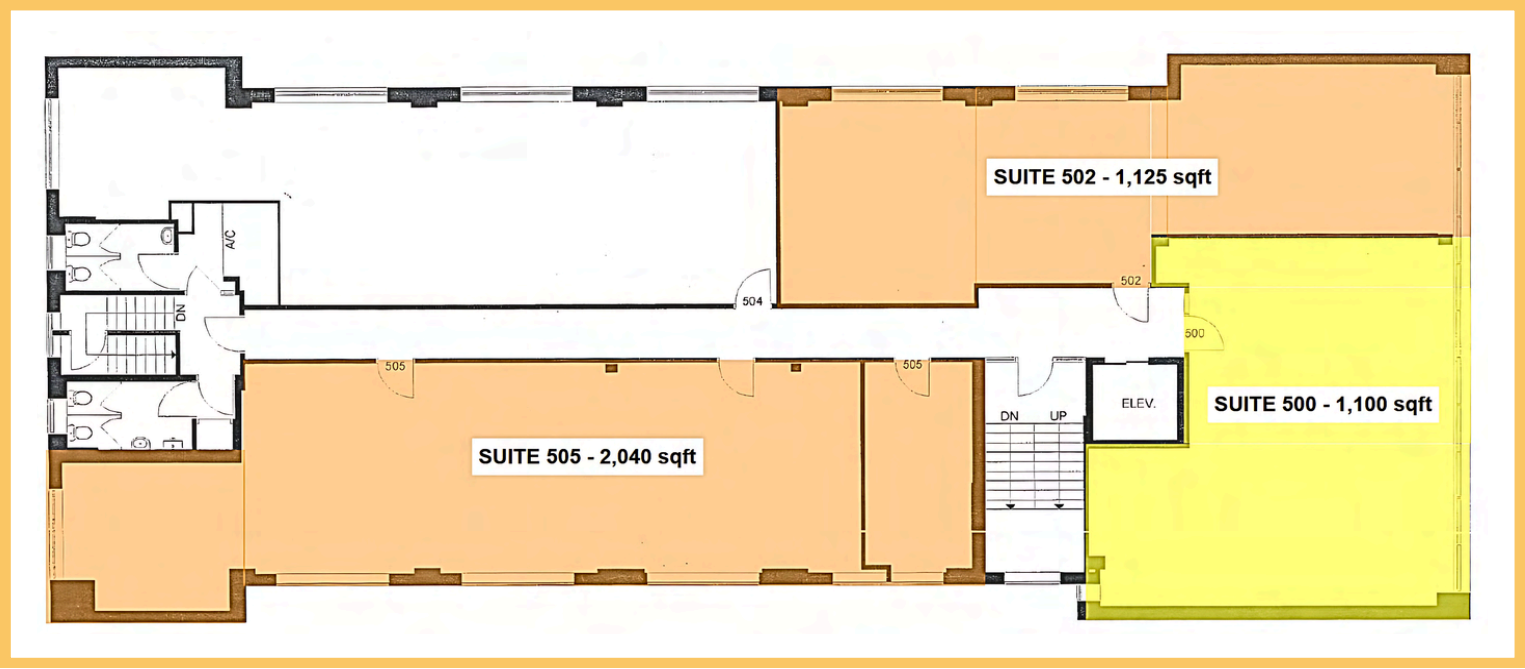


FLOOR PLANS

FOURTH FLOOR

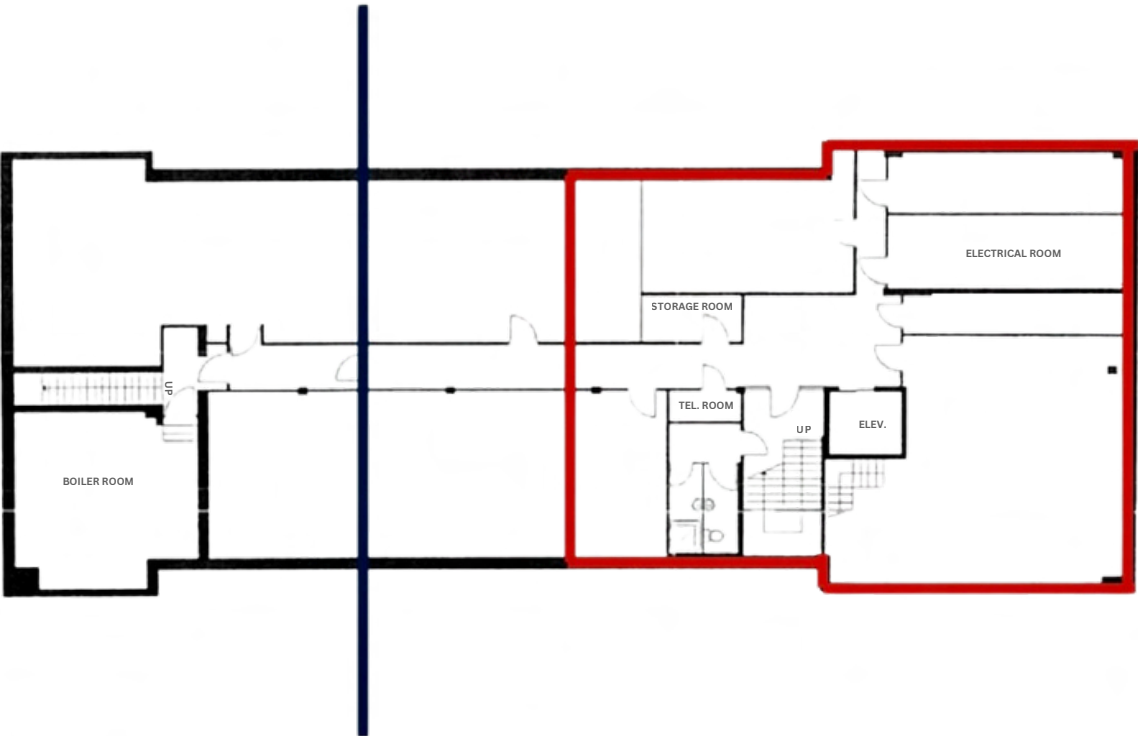


FIFTH FLOOR



BASEMENT

- Approx. 2,500 – to 3,000 sq ft - see red outline subject to final measurements
 - Can expand to 4,000 sq ft+ or - subject to final measurements
 - Lower basement space 27 Carlton Street
 - High ceilings
- Passenger elevator
 - Washroom
 - Wide staircase from lobby to lower level
 - Rental rate \$30.00 per sq ft semi gross
- Hydro - \$2.20 per sq ft
 - Annual escalation 3%



Version 1 Date: March 2001

27 Carlton Street
Toronto, On
Basement

Areas

Refer to BOMA 1996
Property Summary

Location Map

Wellesley Street		
College Street	N	Carlton Street
Bay Street	Yonge Street	Church Street
	Dundas Street	

Drawing Scale

10' 20'

CONFIDENTIALITY AND LIMITING CONDITIONS

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