



Colliers

1 Eglinton Avenue East, Toronto

Freshly Transformed. Exceptionally Located.

Find your perfect office fit in Midtown Toronto
with a variety of sizes available.

Tom Muha*

Senior Vice President
+1 416 643 3412
tom.muha@colliers.com

Tobin Davis*

Vice Chairman
+1 416 643 3744
tobin.davis@colliers.com

Charu Mahant

Sales Representative
+1 416 620 2338
charu.mahant@colliers.com

Property Overview



Legal Address

1 Eglinton Avenue East, Toronto



Location

The Property is conveniently located at the corner of Yonge and Eglinton, in the heart of Midtown Toronto.

Key Highlights



Major building upgrades recently completed



Prime location



Direct TTC Subway access



Underground parking available



Close to numerous restaurants



24-Hour security available



Many amenities nearby



Bike Score

72



Walk Score

99



Transit Score

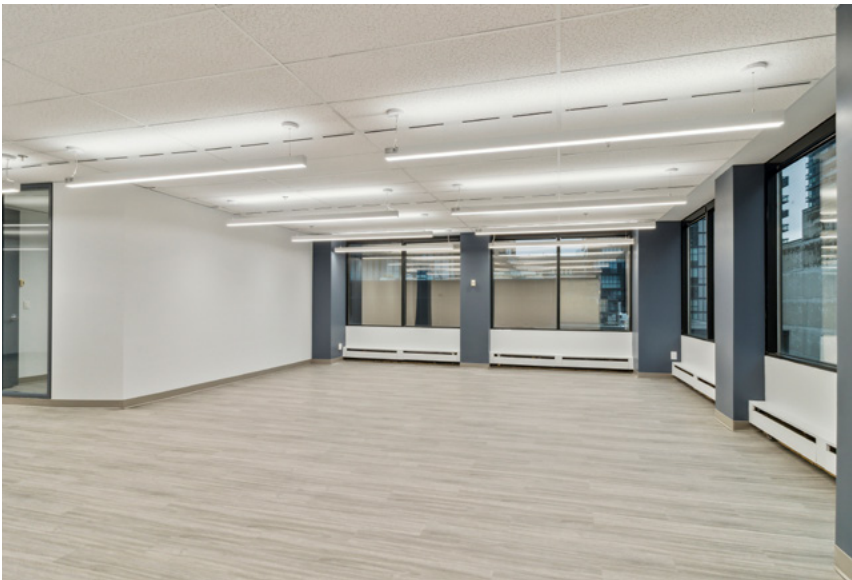
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Newly Renovated Lobby



Model Suite



Model Suite



Street Access



Corner of Yonge & Eglinton



Concourse Level

Property Availabilities

Suite	Type	Size	Available	Floor Plan
201	Office	10,110 SF	Immediately	View Floor Plan
208	Office	2,669 SF	Immediately	View Floor Plan
Third Floor (Entire Floor)	Office	17,946 SF	July 1, 2025	View Floor Plan 
400	Office	2,837 SF	Immediately	View Floor Plan
407	Office	1,897 SF	Immediately	View Floor Plan
416	Office	7,357 SF	Immediately	View Floor Plan 
500	Office	8,318 SF	Immediately	View Floor Plan 
601 (Model Suite)	Office	3,286 SF	Immediately	View Floor Plan 
602	Office	2,171 SF	Immediately	View Floor Plan
705	Office	5,389 SF	August 1, 2025	View Floor Plan



Net Rent: \$18.00 PSF

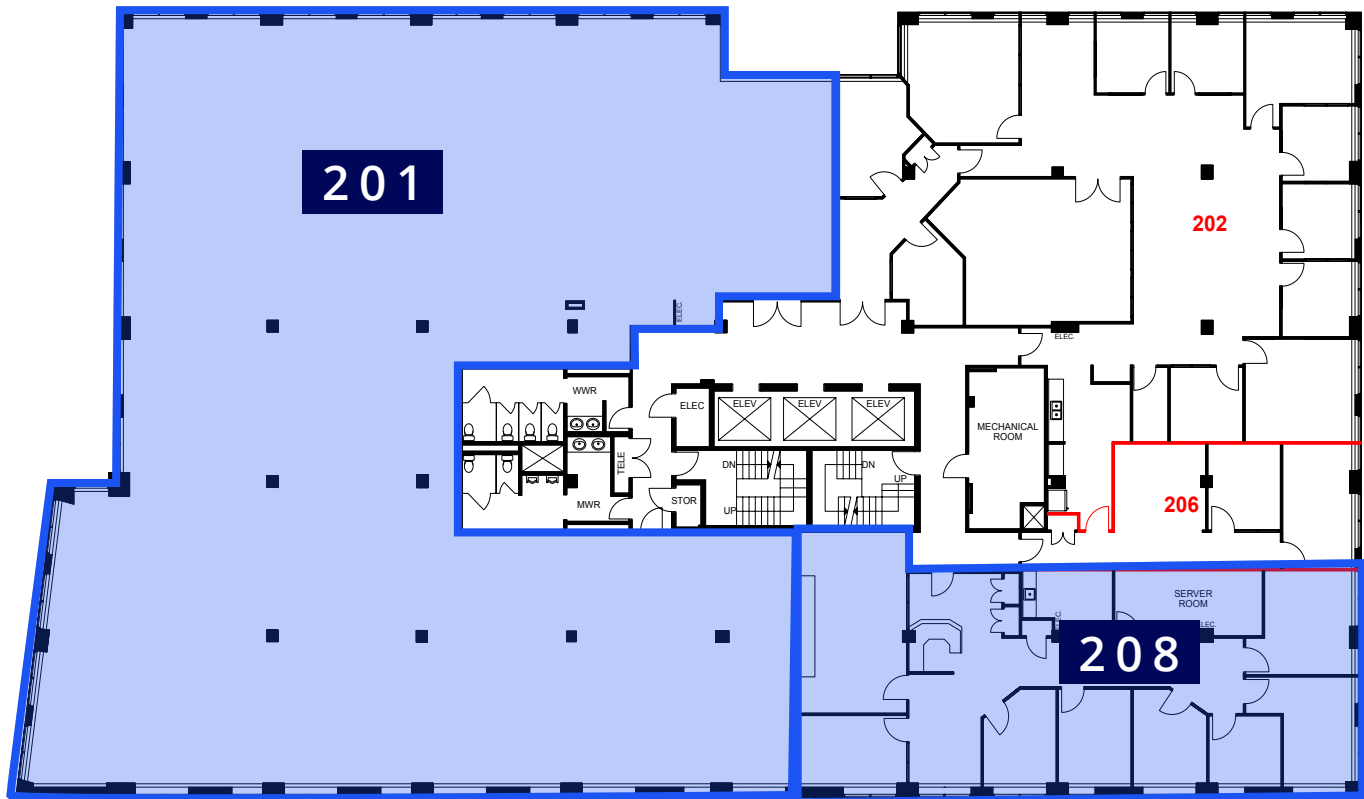


Additional Rent: \$23.05 PSF (2025)

Floor Plans

Suite 201 10,110 SF

Suite 208 2,669 SF

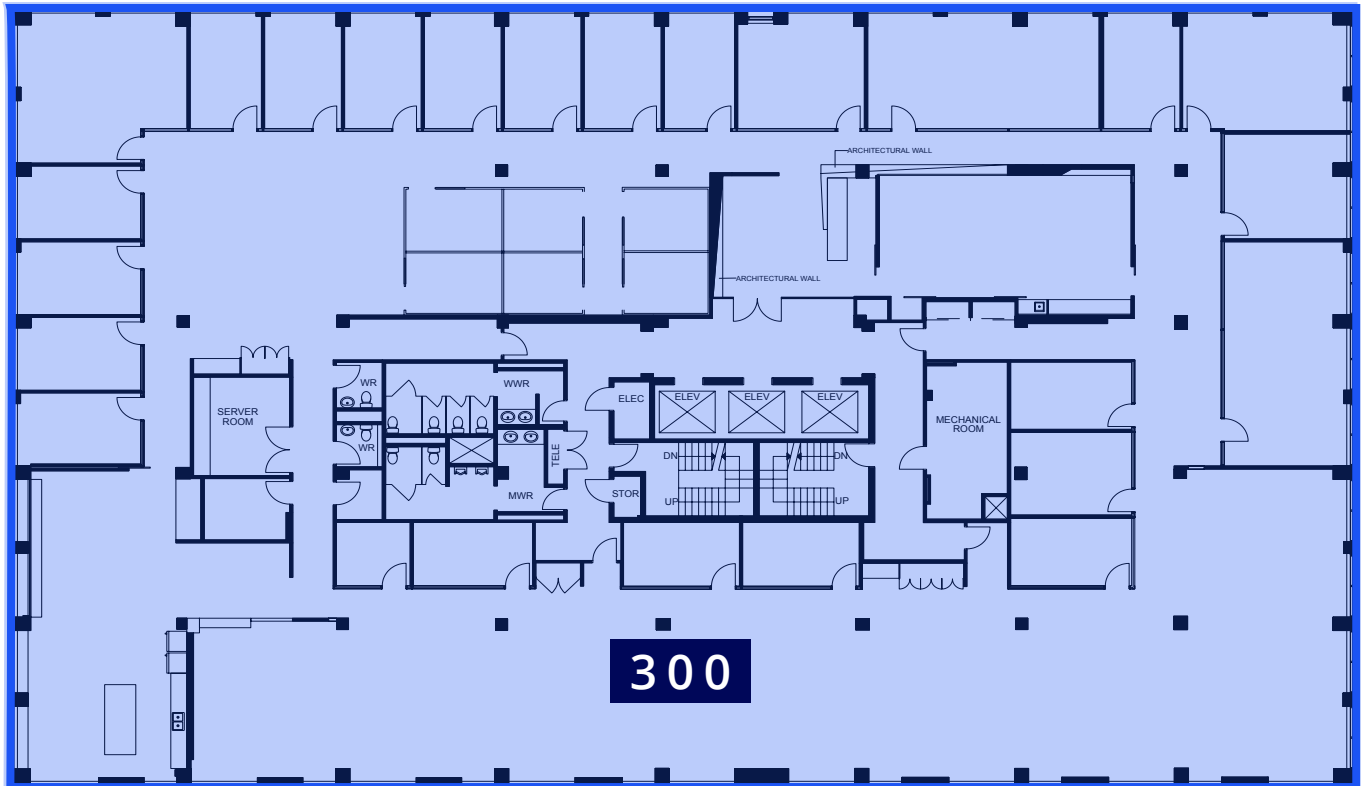


Floor Plans

Entire Third Floor

17,946 SF

360°



3rd Floor Photos

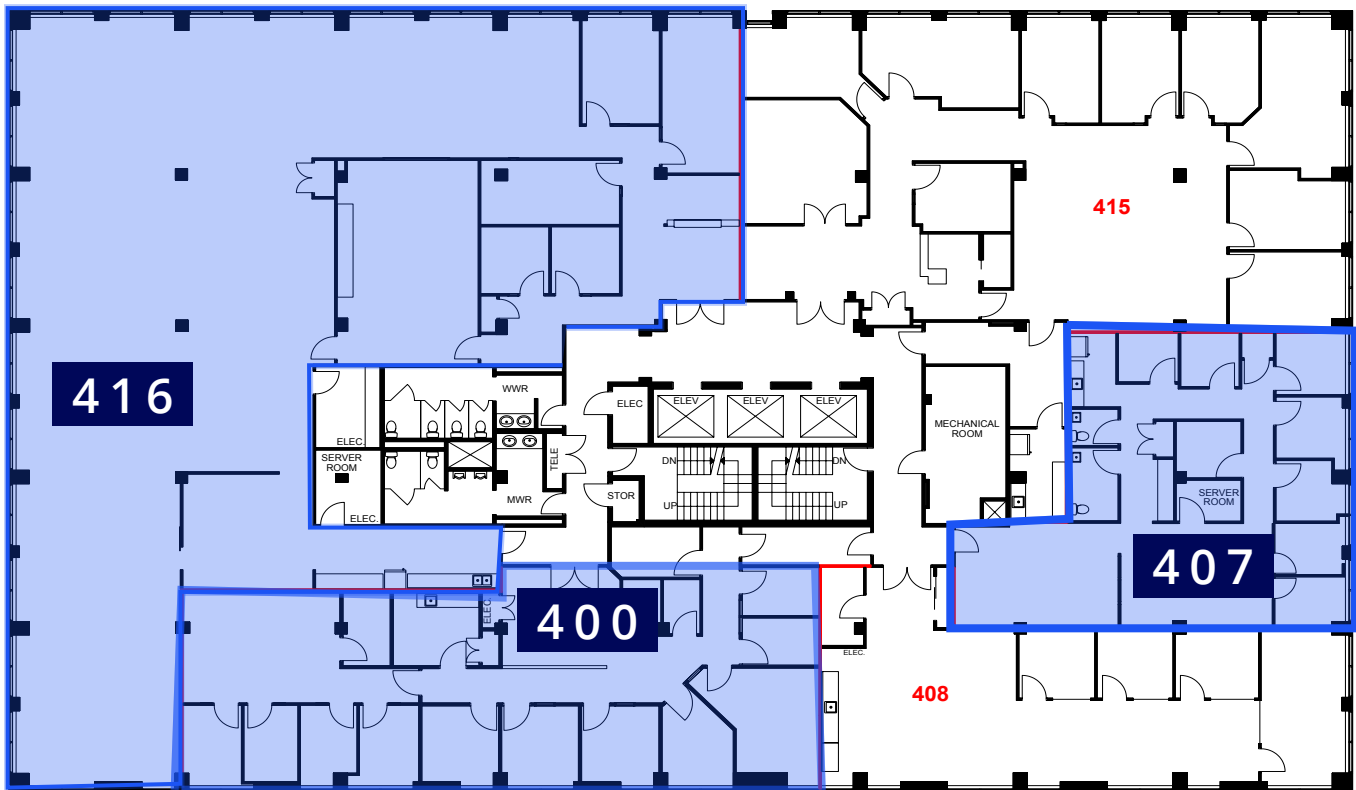


Floor Plans

Suite 400 2,837 SF

Suite 407 1,897 SF

Suite 416 7,357 SF **360°**

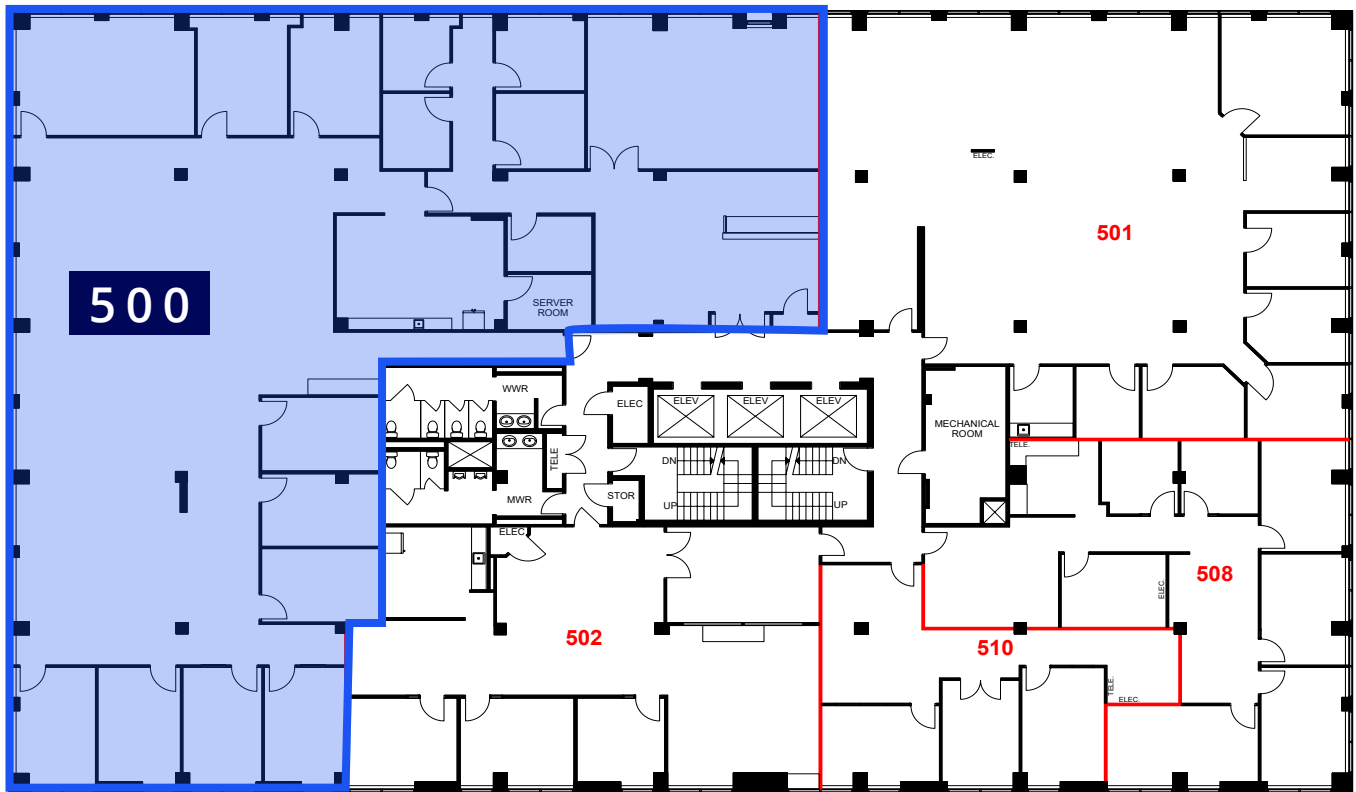


Suite 416 Photos



Floor Plans

Suite 500 8,318 SF 360°



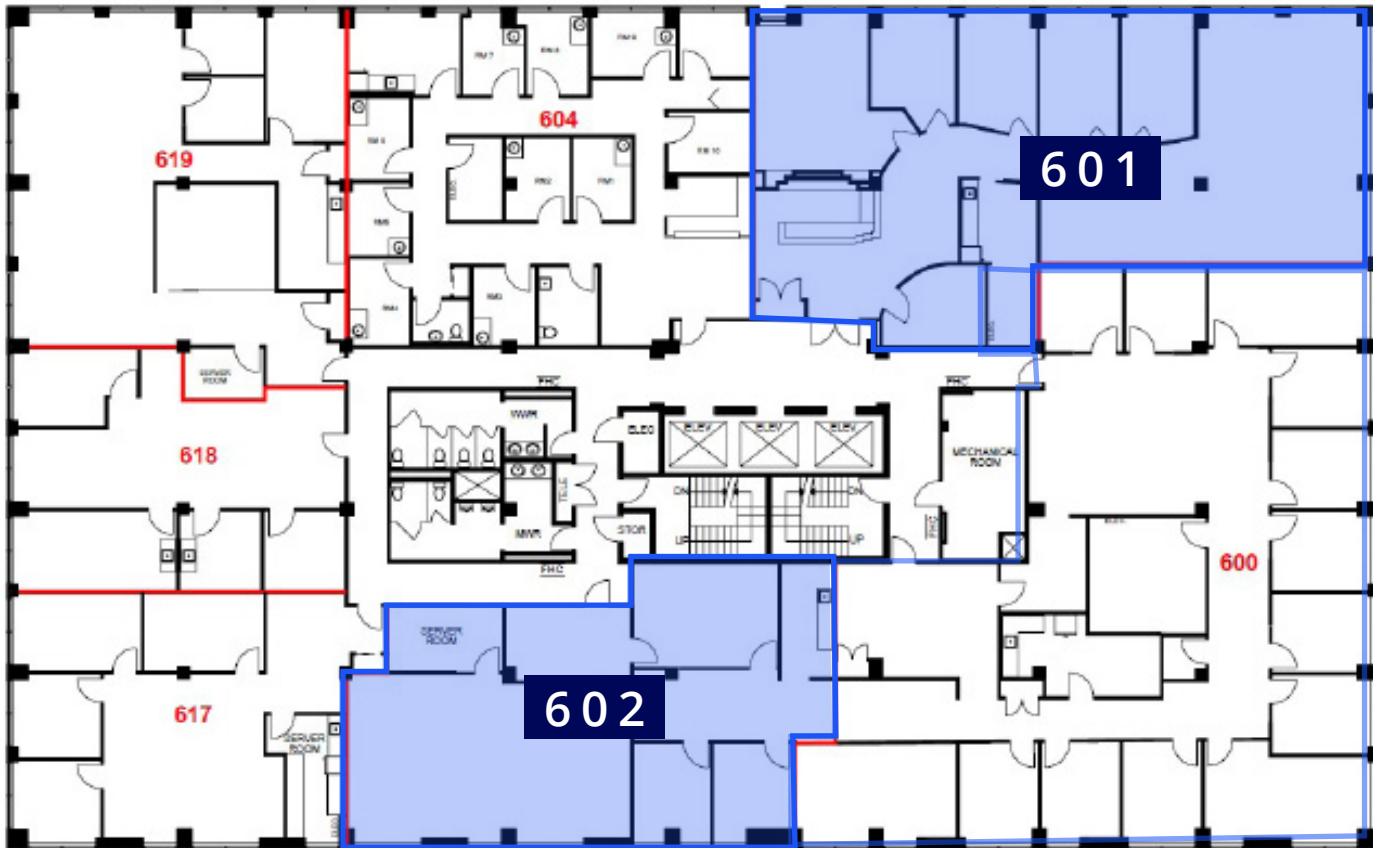
Suite 500 Photos



Floor Plans

Suite 601 3,286 SF - Model Suite

Suite 602 2,171 SF

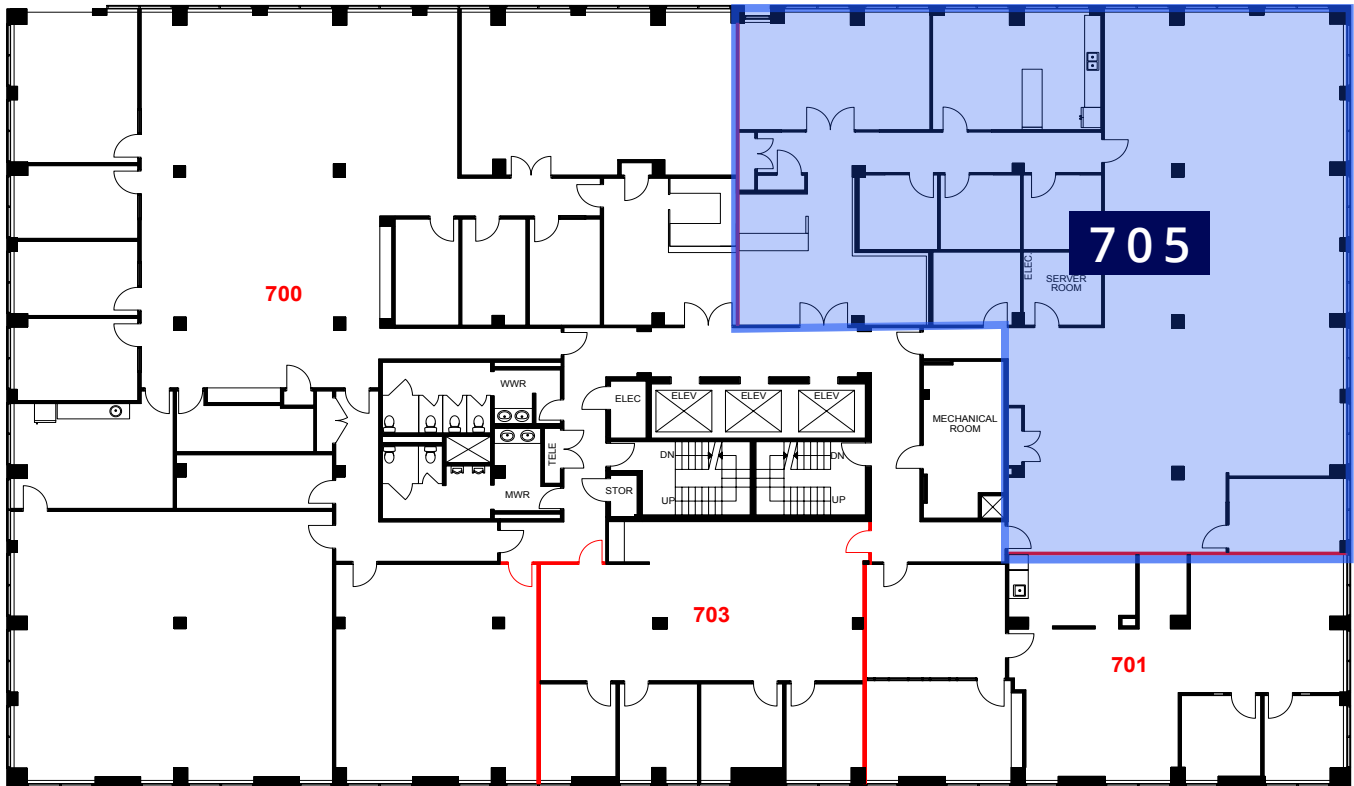


Model Suite - Suite 601

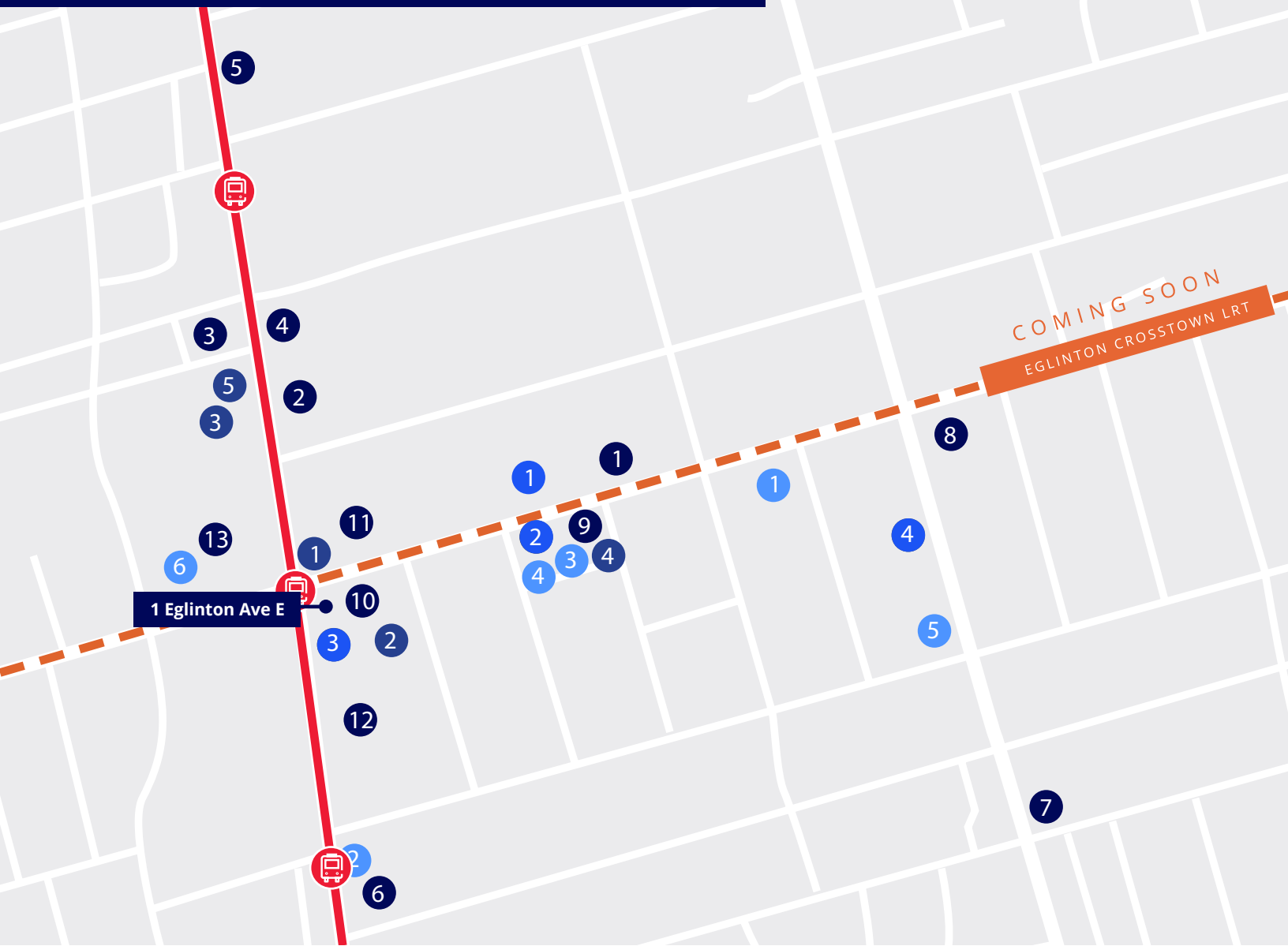


Floor Plans

Suite 705 5,389 SF



Surrounding Amenities



RESTAURANTS & CAFES

- 1 CopaCabana Brazil
- 2 PAI
- 3 Stock Bar
- 4 Grazie Ristorante
- 5 Aroma Espresso Bar
- 6 De Mello Coffee
- 7 Oretta
- 8 Piano Piano
- 9 Granite Brewery
- 10 Starbucks

GROCERY

- 1 Marche Leo's
- 2 Farm Boy
- 3 LCBO
- 4 Loblaws
- 5 Shoppers Drug Mart
- 6 Rexall

- 11 Tim Hortons
- 12 McDonald's
- 13 The Keg

FITNESS

- 1 GoodLife Fitness
- 2 OrangeTheory Fitness
- 3 F45 Training
- 4 Metric Fitness

BANKS

- 1 TD Bank
- 2 CIBC
- 3 RBC Royal Bank
- 4 President's Choice Financial
- 5 Scotia Bank

- 1 TTC Subway Line
- 2 LRT Line (Opening Sept 2025)



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*Sales Representative