

A large, bold, yellow number "36" is positioned on the left side of the image, partially overlapping the building's facade.

36

The text "YORK MILLS ROAD FOR SUBLEASE" is written in a bold, white, sans-serif font at the bottom of the image, centered horizontally.

YORK MILLS ROAD
FOR SUBLEASE

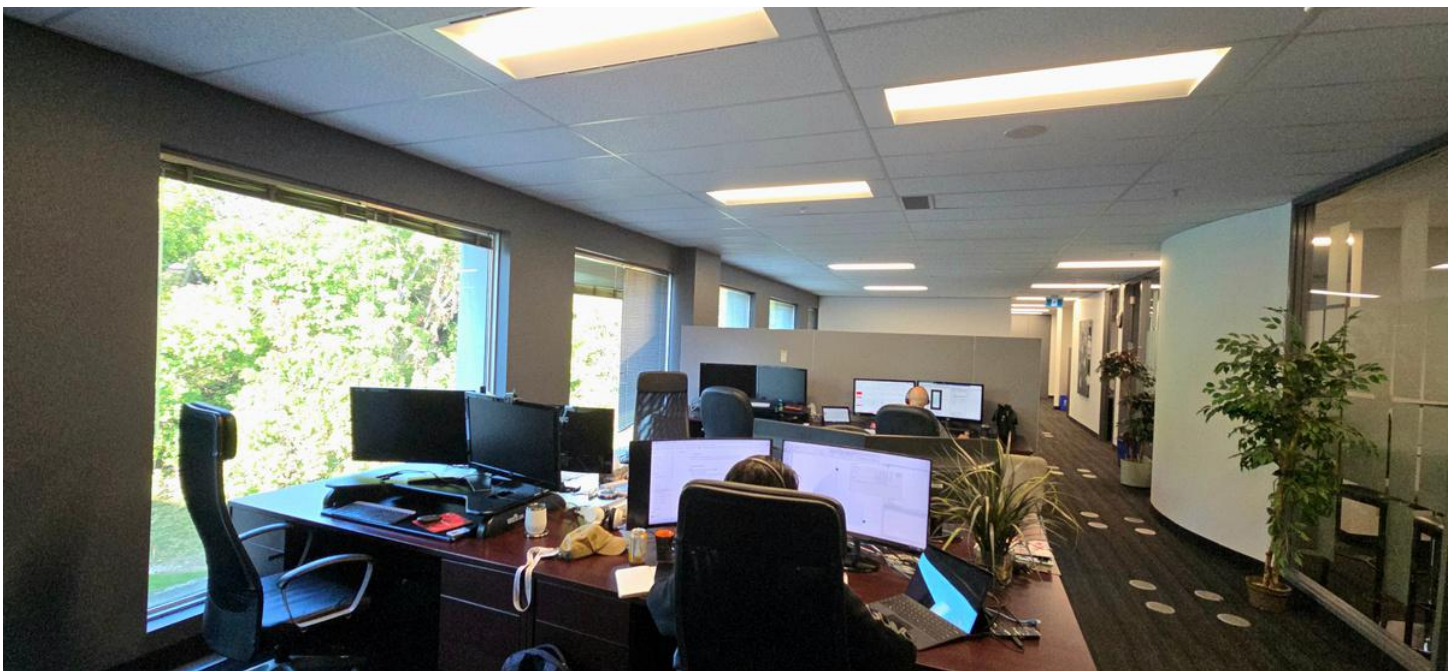
SPACE FEATURES

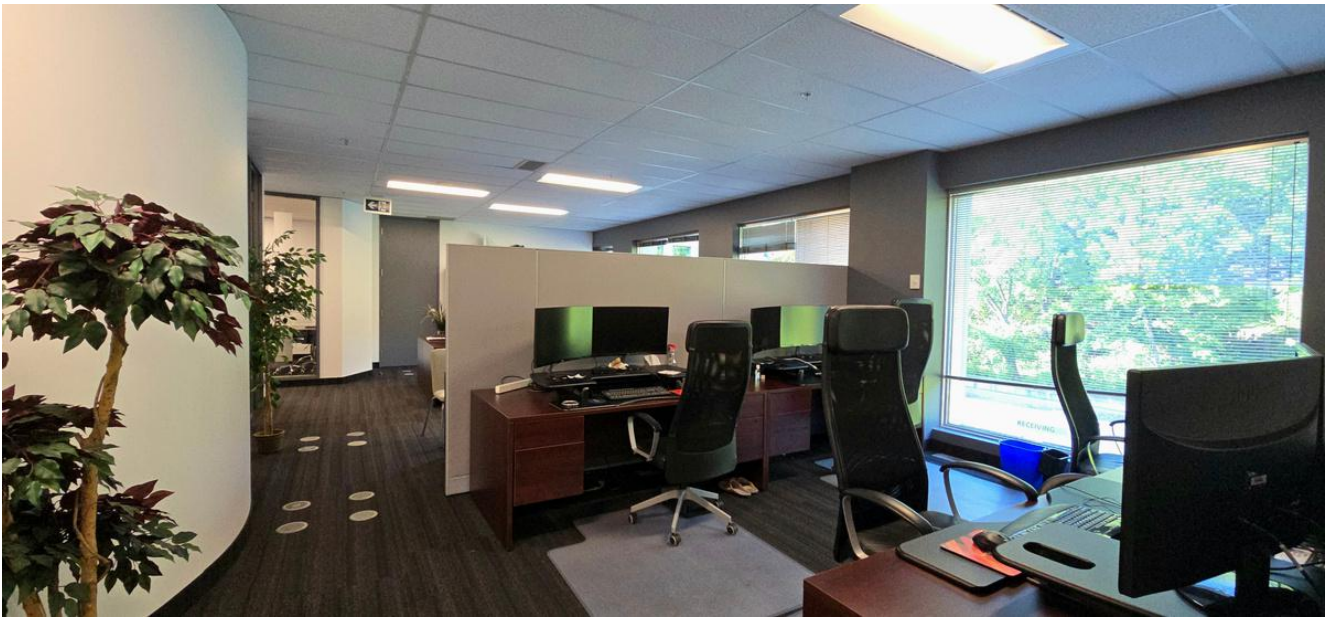
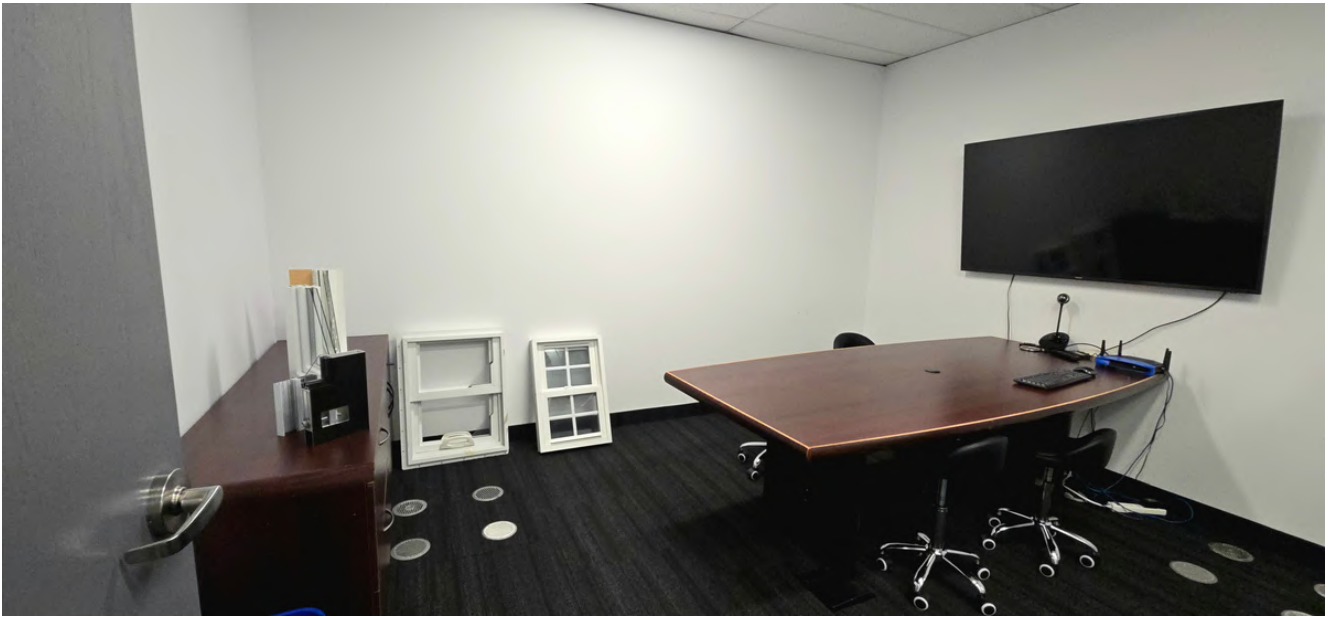
- Fully built out office space with mix of offices, open area, meeting rooms, kitchenette, and reception
- Access to numerous restaurants and cafés
- Fitness facility and private garden on-site
- Parking Ratio of 1:1000 sf. ft. leased
- TTC and GO Transit station located on site; station entrance in the complex
- Easy and direct access to highway 401
- 24/7 on-site security and on-site property management
- Furniture could be made available

PROPERTY PROFILE

Address	36 York Mills Rd
Premises	Suite 504
SF	3,864 SF
Asking Rent	Speak to Jared and Jed
Additional Rent	\$24.04 (incl. janitorial and estimate for hydro.)
Availability	60 days notice
Expiry	September 29, 2029



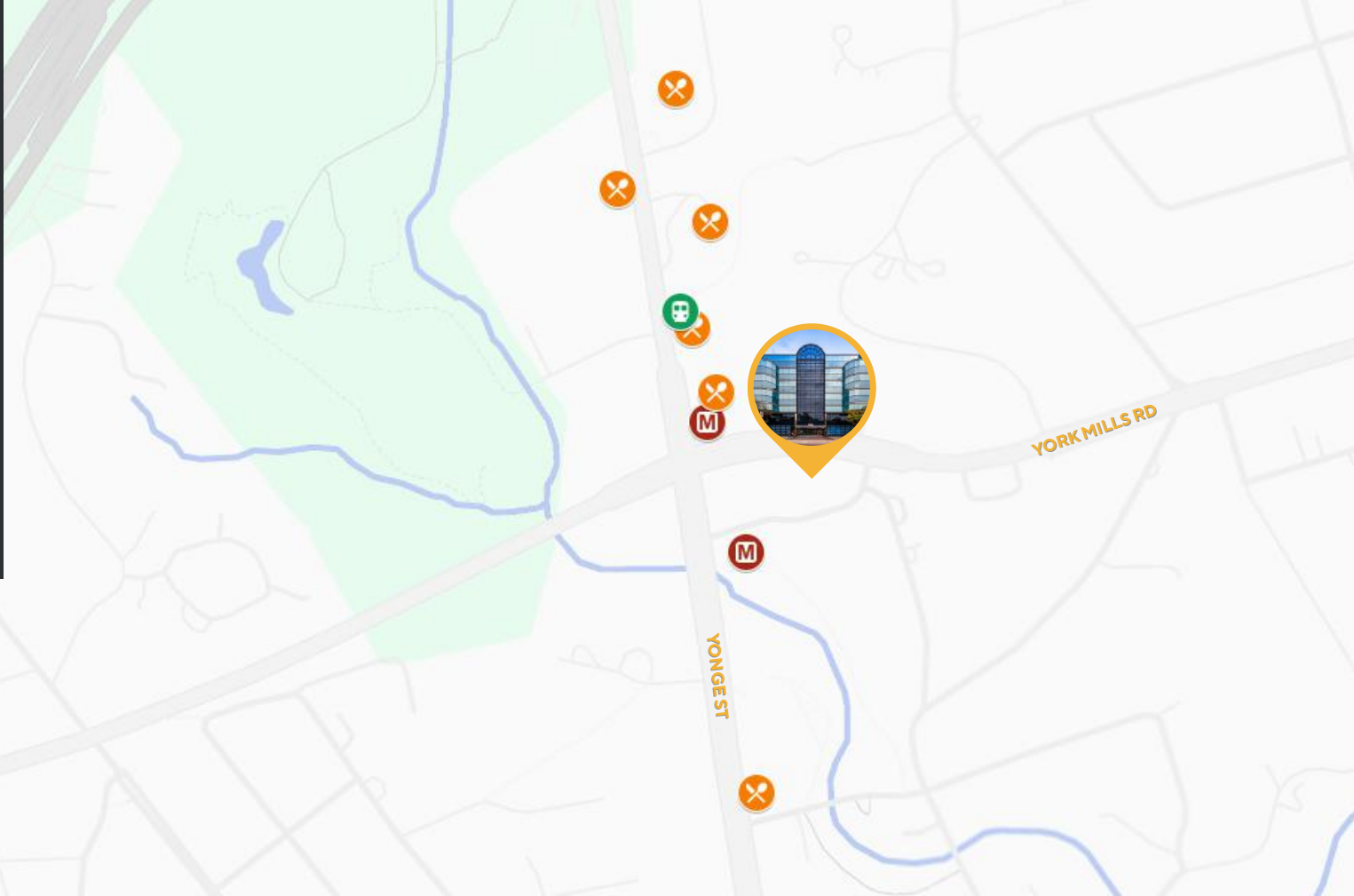




FLOOR PLAN



TOTAL: 3,864 SF



NEARBY AMENITIES

Food/Dining

- Tim Hortons
- Subway
- Miller Tavern
- Garden Restaurant & Catering
- Auberge Du Pommier
- Swiss Chalet
- Mr. Souvlaki
- Beijing Express
- Second Cup
- Sandwich Break



Transit

- York Mills Centre Go Transit
- York Mills Subway Station
- York Mills TTC Passenger Pick-Up

Other Amenities

- GoodLife Fitness (24 hr)
- Daycare Centre
- Dental Clinic/Optometrlist
- Print Three



82

Walk Score



85

Transit Score





36 YORK MILLS ROAD

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