

FOR LEASE

5650 - 5700 YONGE STREET, TORONTO

# Workplace Convenience Redefined at North American Centre

A Class-A Office Campus  
Built for Today's Workforce

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## A Landmark Address for Visionary Businesses

North American Centre offers a premium workplace experience in the heart of North York, combining transit connectivity with best-in-class amenities. Directly connected to Finch Subway Station, with GO Transit, TTC, and York Region Transit all at your doorstep, the two-building, 1.2 million sq. ft. complex delivers effortless accessibility for employees and visitors alike.

Tenants enjoy a robust suite of on-site amenities, including a large fitness centre, daycare, food court, retail services, a newly completed tenant lounge, and a full conference centre. With LEED Gold and BOMA Best certifications, 24/7 security, extensive parking with EV charging, and efficient large floorplates, North American Centre provides an elevated, future-ready office environment designed to support productivity, convenience, and organizational growth.

### LEASING OPPORTUNITY

*Your Space. Your Vision.*

*Your Future.*

Over 430,000 square feet available with a 60,000 SF of retail concourse including food court, Goodlife Fitness centre, retail and service establishments in one of North Yonge's most prominent office towers.

Office area	1,140,000 SF
Typical floor plate	± 24,000 SF
Year built	1986
Floors	20
Class	A
Security	24/7 onsite security



# Find yourself in one of the finest locations in North Yonge



LEED® Gold certified and BOMA Best® certified



5-level underground parking garage (1.75 per 1,000 SF)



Underground access to Finch subway station, TTC bus terminal and GO bus terminal



Newly completed tenant lounge and conference centre



60,000 SF of retail concourse including a food court and Goodlife Fitness centre



Expansive outdoor seating



Bicycle storage and end-of-trip facilities



Designated EV charging stations

[Click Here to View the Tenant Lounge](#)

Unit	Square Footage (SF)		Unit	Square Footage (SF)	
<b>Mezzanine</b>	12,701	<a href="#">Virtual Tour</a>	<b>10<sup>th</sup> Floor</b>	25,319	<a href="#">Virtual Tour</a>
<b>205</b>	4,007	<a href="#">Virtual Tour</a>	<b>11<sup>th</sup> Floor</b>	25,319	<a href="#">Virtual Tour</a>
<b>206</b>	12,370	<a href="#">Virtual Tour</a>	<b>12<sup>th</sup> Floor</b>	25,319	<a href="#">Virtual Tour</a>
<b>209</b>	6,032	<a href="#">Virtual Tour</a>	<b>13<sup>th</sup> Floor</b>	25,266	<a href="#">Virtual Tour</a>
<b>3<sup>rd</sup> floor</b>	23,715	<a href="#">Virtual Tour</a>	<b>14<sup>th</sup> Floor</b>	25,337	<a href="#">Virtual Tour</a>
<b>4<sup>th</sup> floor</b>	24,955	<a href="#">Virtual Tour</a>	<b>15<sup>th</sup> Floor</b>	25,339	<a href="#">Virtual Tour</a>
<b>5<sup>th</sup> floor</b>	25,319	<a href="#">Virtual Tour</a>	<b>19<sup>th</sup> Floor</b>	25,663	<a href="#">Virtual Tour</a>
<b>6<sup>th</sup> floor</b>	25,319	<a href="#">Virtual Tour</a>	<b>20<sup>th</sup> Floor</b>	25,545	<a href="#">Virtual Tour</a>
<b>7<sup>th</sup> Floor</b>	25,319	<a href="#">Virtual Tour</a>	<b>21<sup>st</sup> Floor</b>	24,183	<a href="#">Virtual Tour</a>
<b>8<sup>th</sup> Floor</b>	25,319	<a href="#">Virtual Tour</a>	<b>22<sup>nd</sup> Floor</b>	22,785	<a href="#">Virtual Tour</a>
<b>9<sup>th</sup> Floor</b>	25,319	<a href="#">Virtual Tour</a>	<b>23<sup>rd</sup> Floor</b>	21,350	<a href="#">Virtual Tour</a>



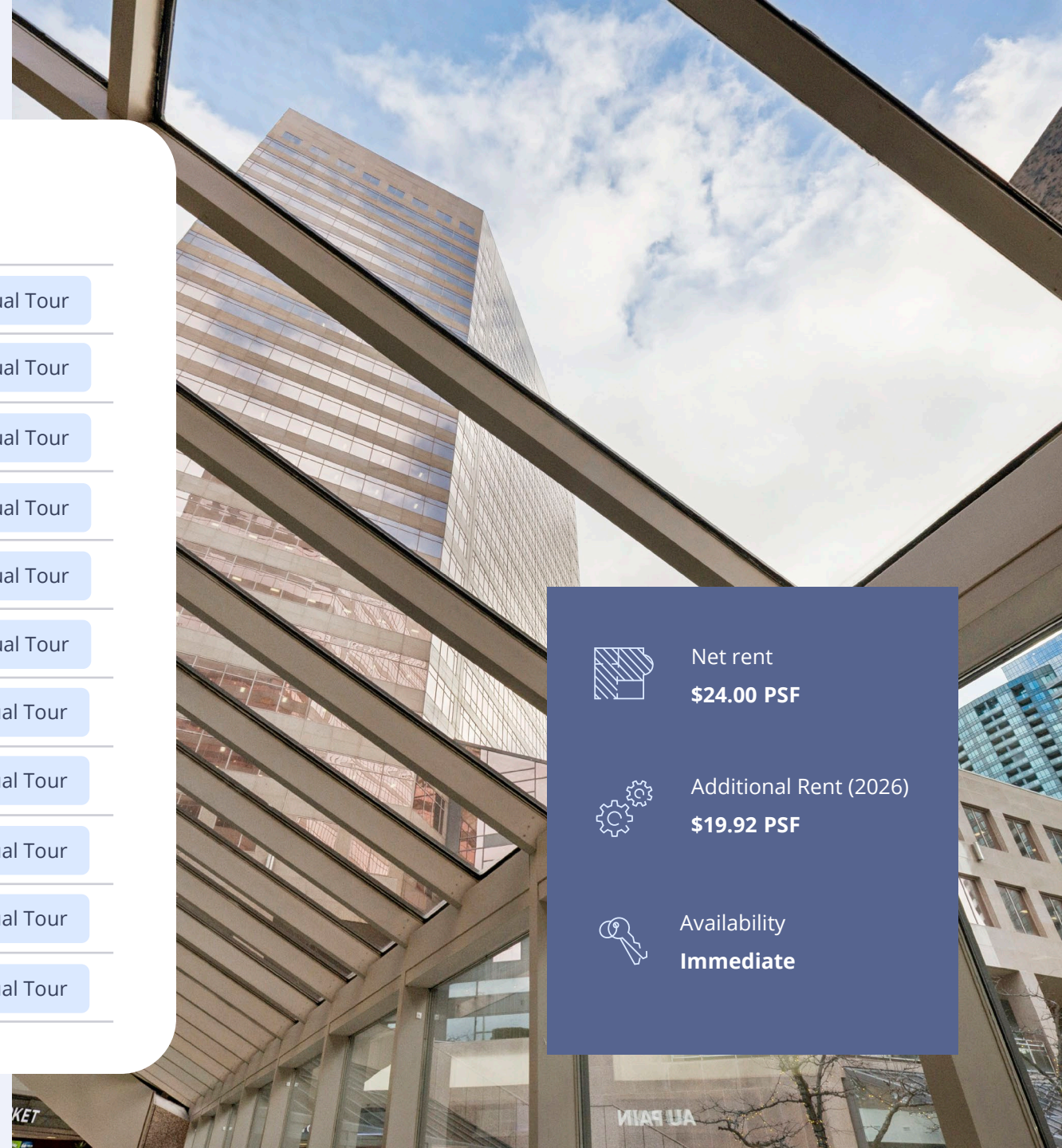
Net rent  
**\$24.00 PSF**



Additional Rent (2026)  
**\$19.92 PSF**



Availability  
**Immediate**



AVAILABLE UNITS | 5700 YONGE STREET

Unit Square Footage (SF)

1101

3,898

[Virtual Tour](#)



Net rent  
**\$24.00 PSF**



Additional Rent (2026)  
**\$21.50 PSF**



Availability  
**Immediate**

## LOCATION

# North American Centre, Where Business Meets Lifestyle

North American Centre sits at the northwest corner of Yonge Street and Finch Avenue, offering excellent transit access and a strong mix of on-site and surrounding amenities. The area is supported by a dense, rapidly growing residential community, contributing to steady foot traffic and a walkable retail environment with nearby spots such as Shoppers Drug Mart, Tim Hortons, Cactus Club Café, and numerous independent cafés and restaurants along Yonge Street. Continued high-rise development and a diverse mix of commercial and community services reinforce the neighbourhood's vibrancy. Overall, North American Centre provides a prime uptown Toronto location with robust transit connectivity, comprehensive amenities, and a dynamic retail corridor.

### FOOD & DRINKS

- 1 Auberge du Pommier
- 2 Cactus Club Café
- 3 Café Landwer
- 4 Tim Hortons
- 5 Brick and Butter Bakehouse
- 6 Burrito Place
- 7 Starbucks
- 8 Congee Queen
- 9 Red Lobster
- 10 The Octagon

### ENTERTAINMENT

- 1 Mel Lastman Square
- 2 Cineplex Cinemas
- 3 Meridian Arts Centre
- 4 Shout Karaoke
- 5 Don Valley Golf Course

### HOTELS

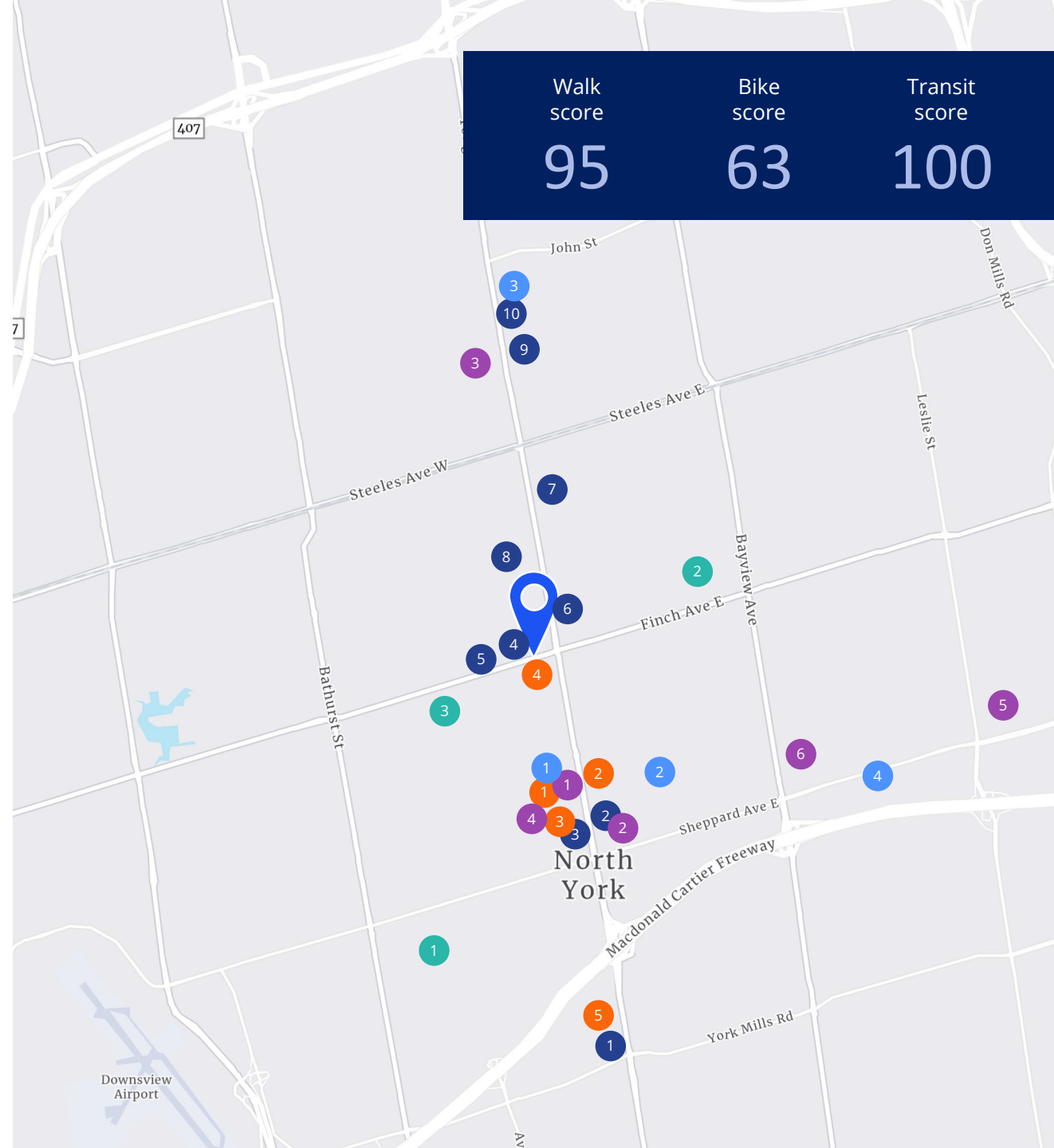
- 1 Novotel
- 2 Willowdale Hotel
- 3 Liberty Suites Hotel
- 4 Kashaneh Guest House

### RETAIL & SERVICES

- 1 North York Centre
- 2 Yonge Sheppard Centre
- 3 Centrepoint Mall
- 4 Toronto Public Library
- 5 CF Fairview Mall
- 6 Bayview Village

### PARKS

- 1 Earl Bales Park
- 2 Finch Recreation Trail
- 3 Edithvale Park

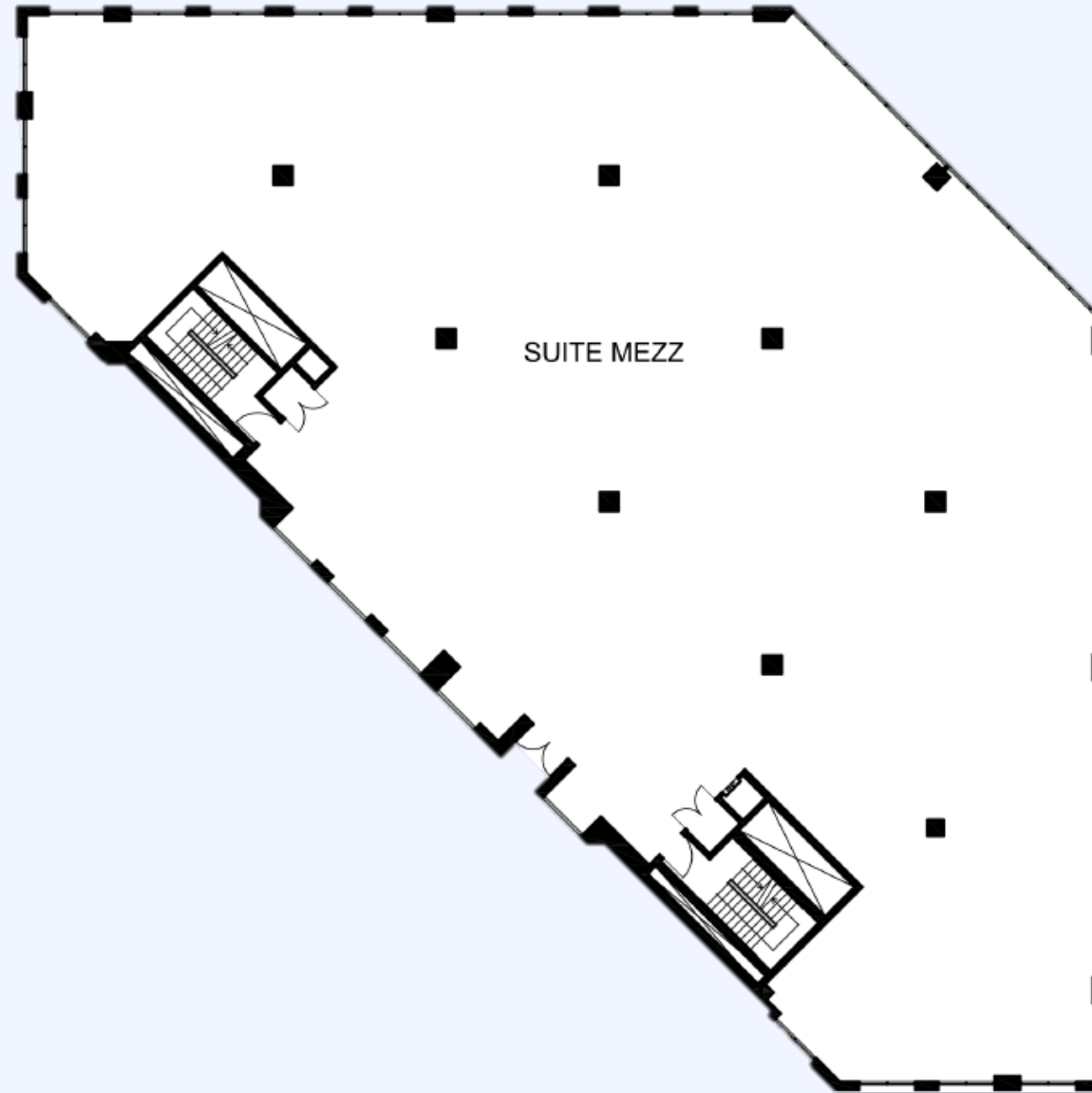


# M E Z Z

12,701 SF

- Available immediately
- Built-out space
- Mezzanine space

View Virtual Tour

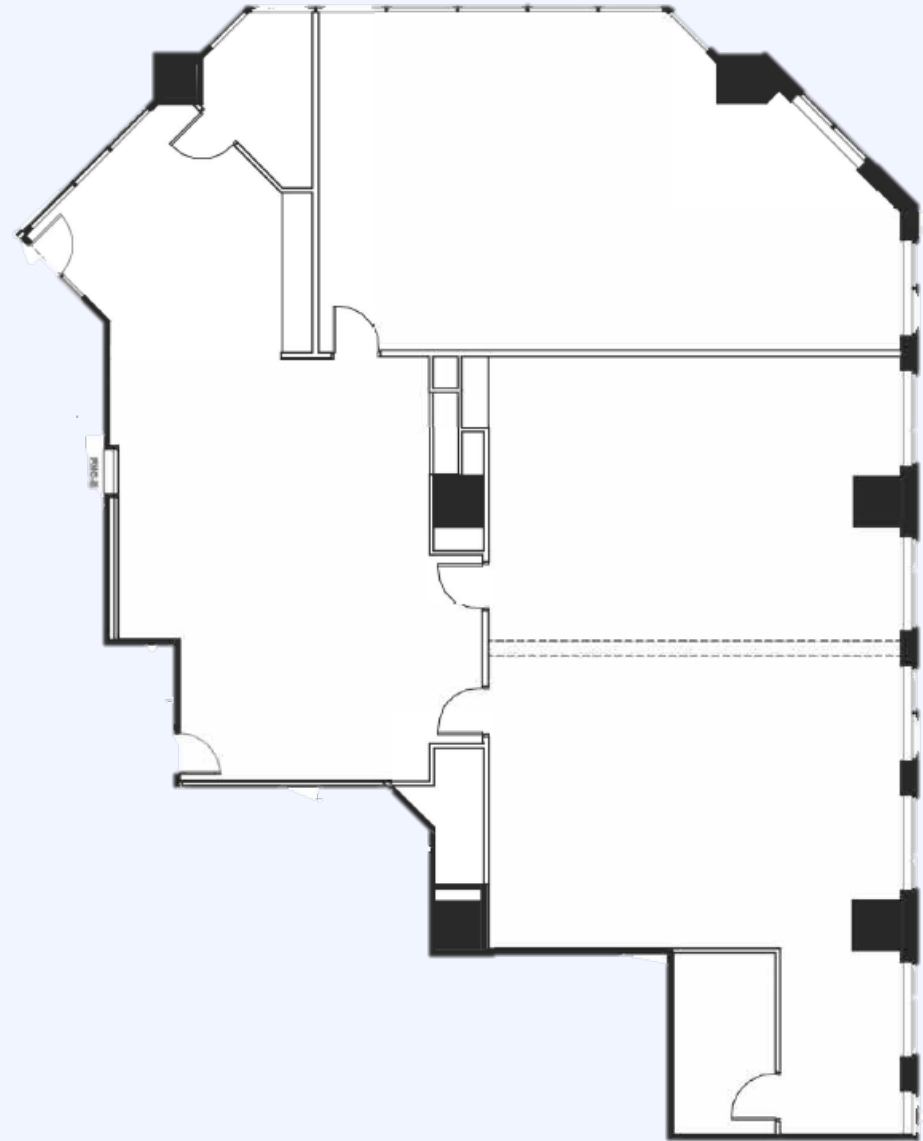


# 205

4,007 SF

- Available immediately
- Built-out space
- Mostly open area

View Virtual Tour

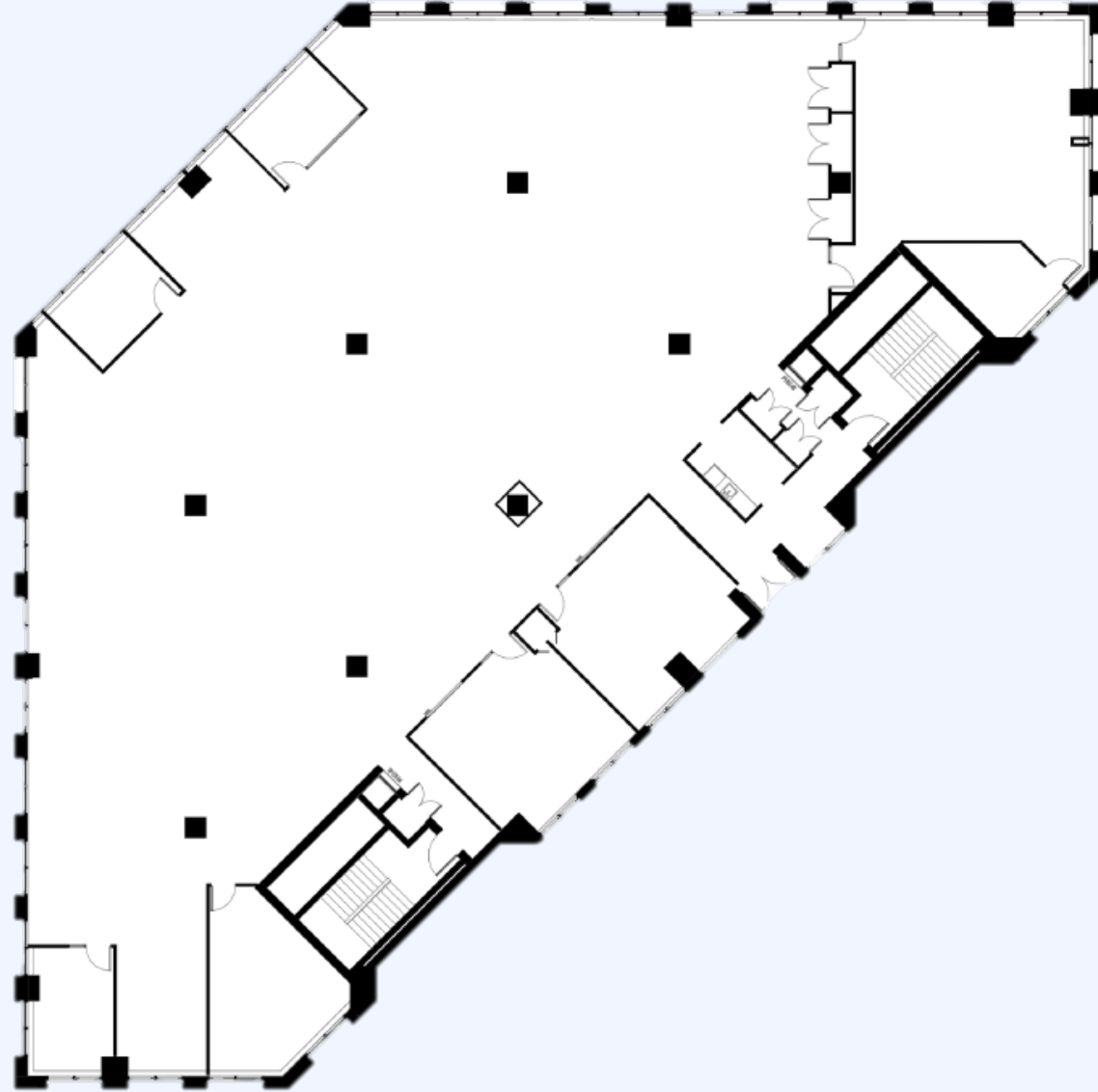


# 206

12,370 SF

- Available immediately
- Built-out space
- Mostly open area
- Kitchenette
- Two private offices
- Three meeting rooms

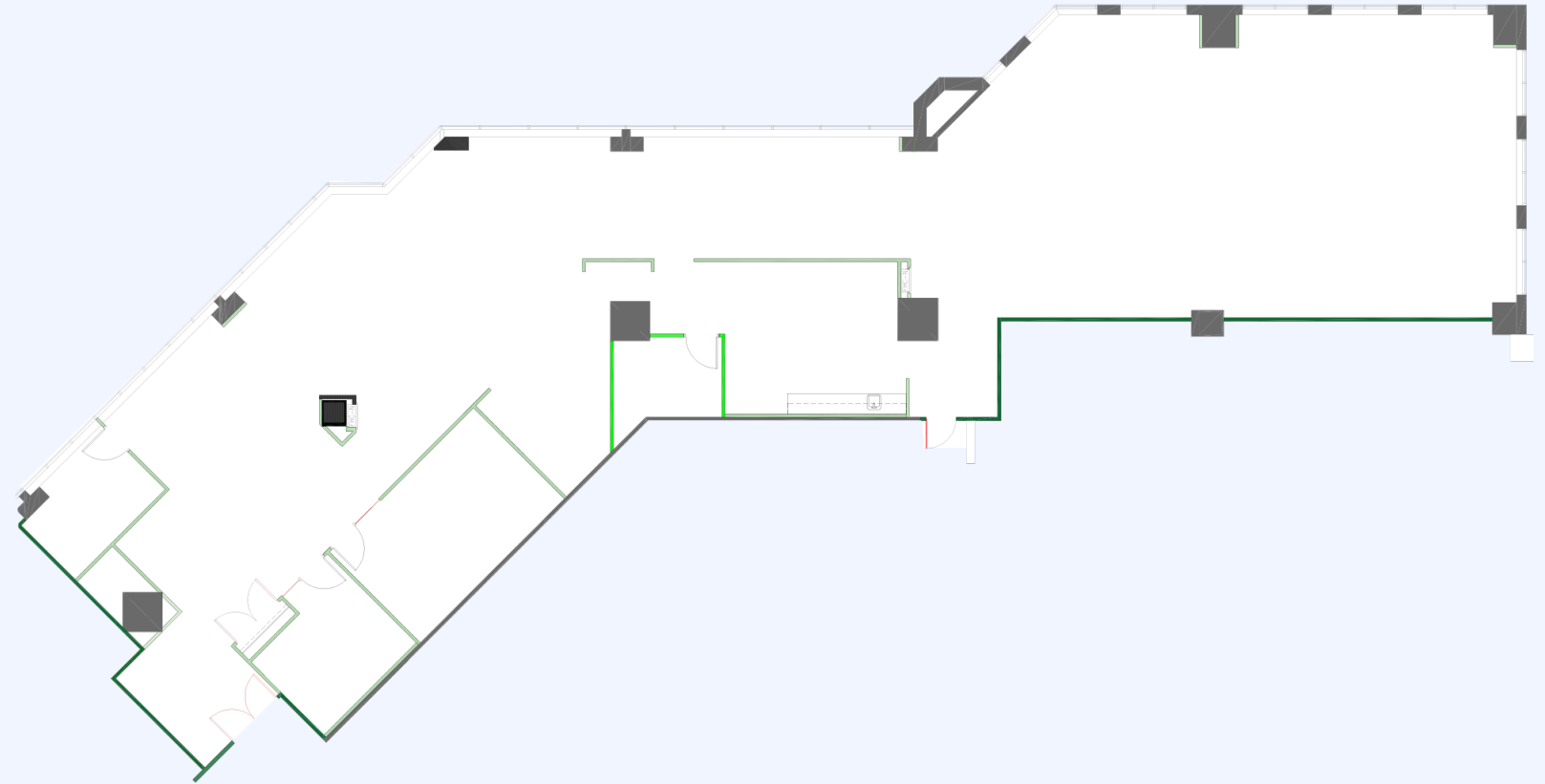
View Virtual Tour



6,032 SF

- Available immediately
- Mostly open area
- Kitchenette
- Four meeting rooms

View Virtual Tour



300

23,715 SF

- Available immediately
- Full floor opportunity
- Plenty of open workspace
- Kitchenette
- Private offices
- Reception area

View Virtual Tour

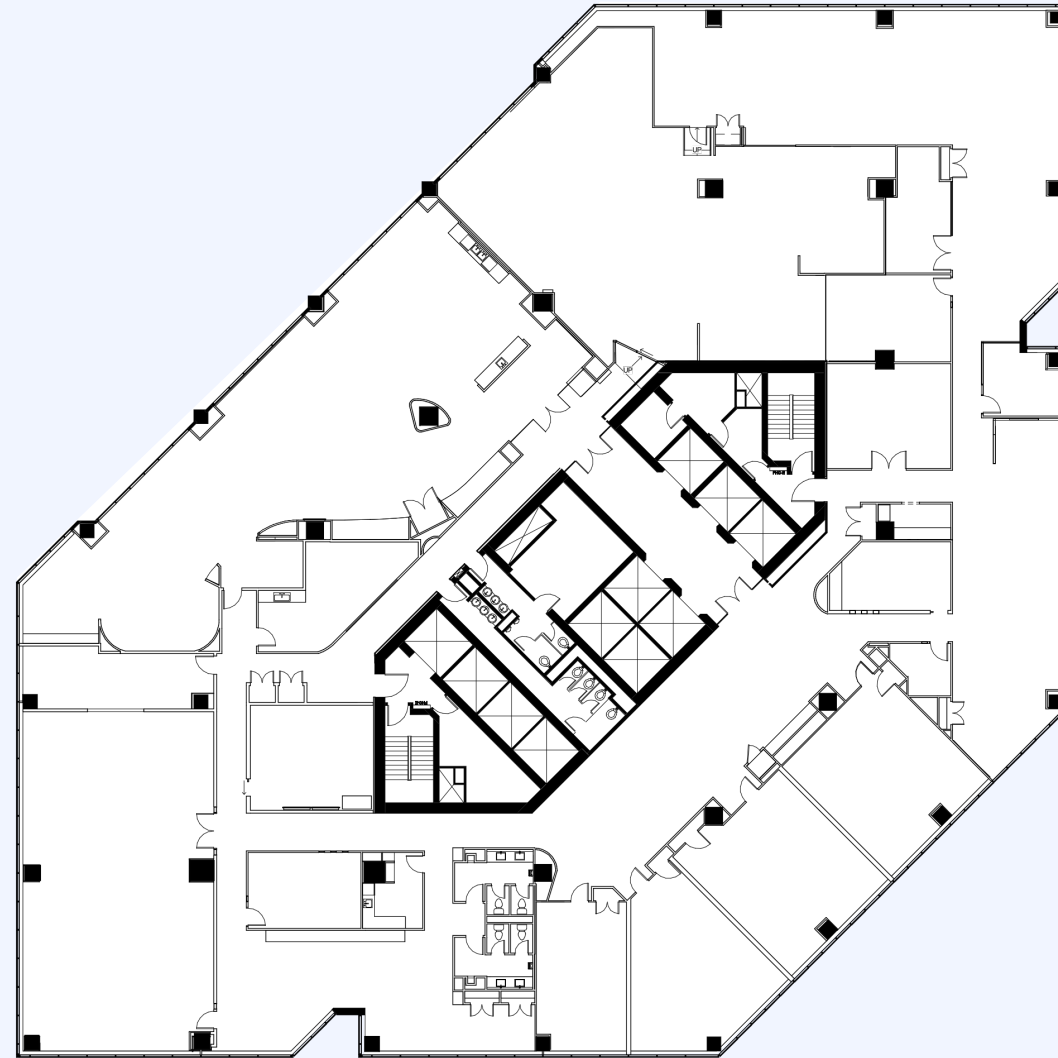


400

24,955 SF

- Available immediately
- Full floor opportunity
- Plenty of open workspace
- Two kitchenettes
- Private offices
- Reception area
- Private washrooms

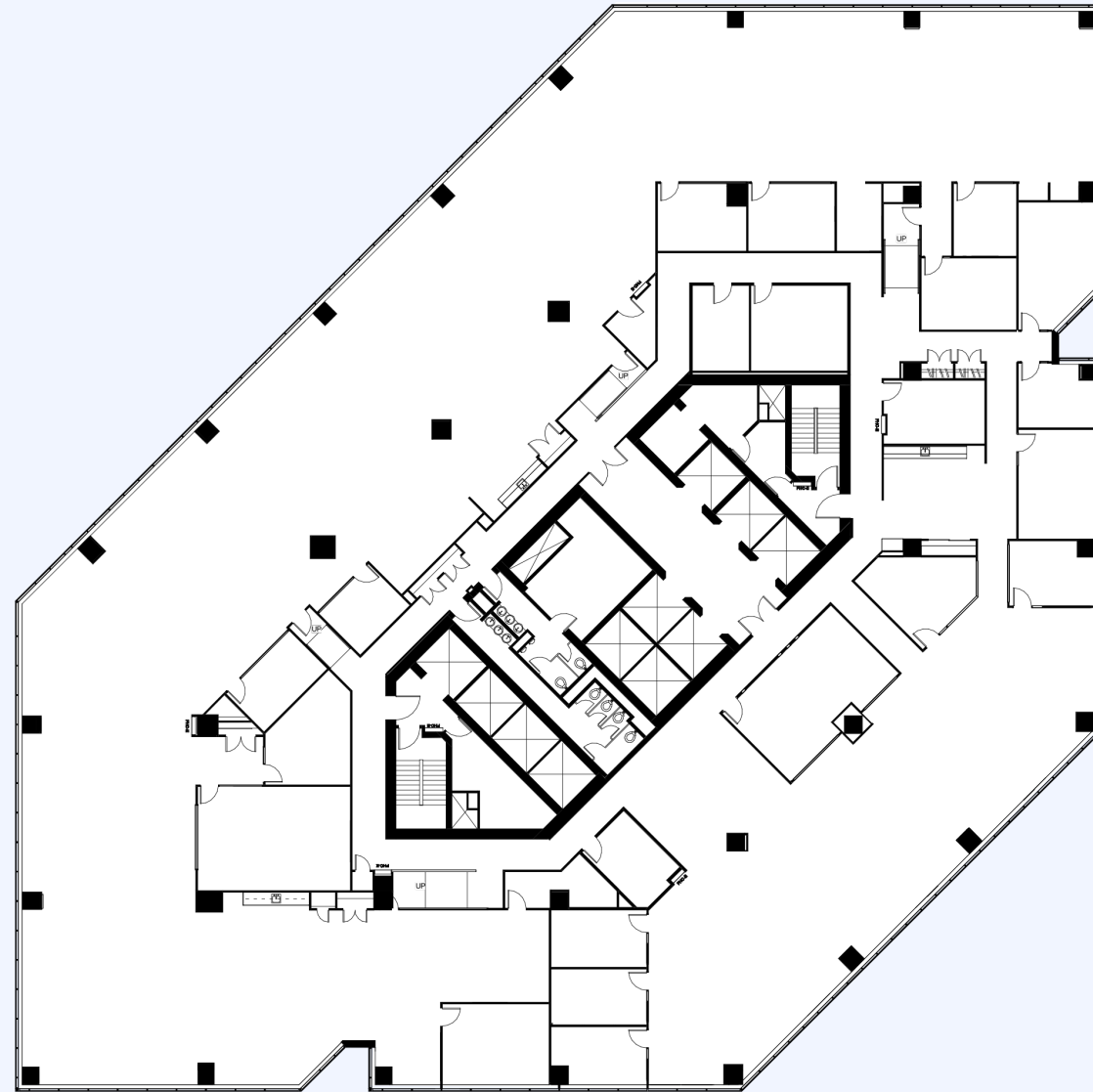
View Virtual Tour



25,319 SF

- Available immediately
- Full floor opportunity
- Partially built-out

View Virtual Tour

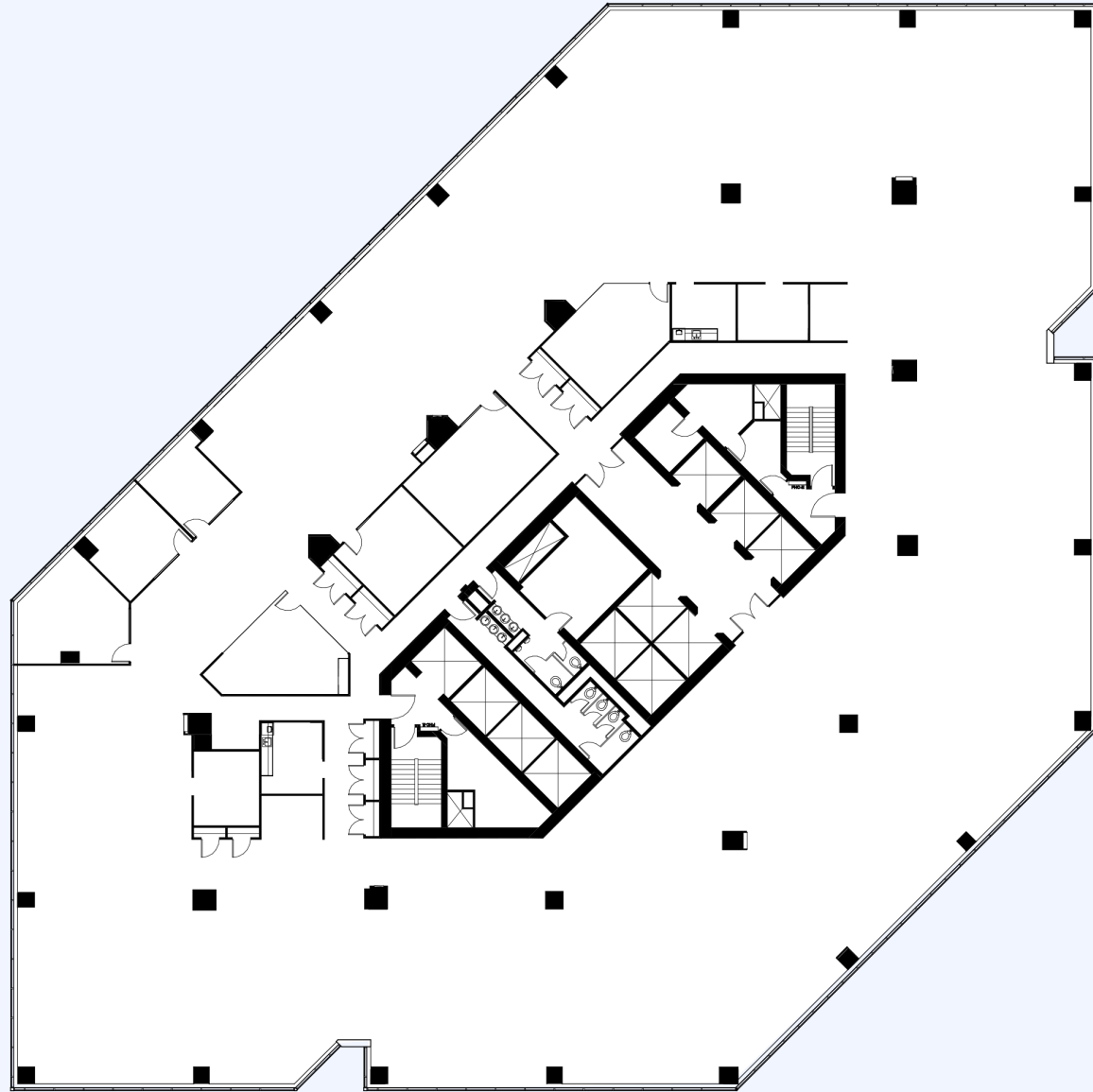


600

25,319 SF

- Available immediately
- Full floor opportunity
- Mostly open space
- Two kitchenettes

View Virtual Tour

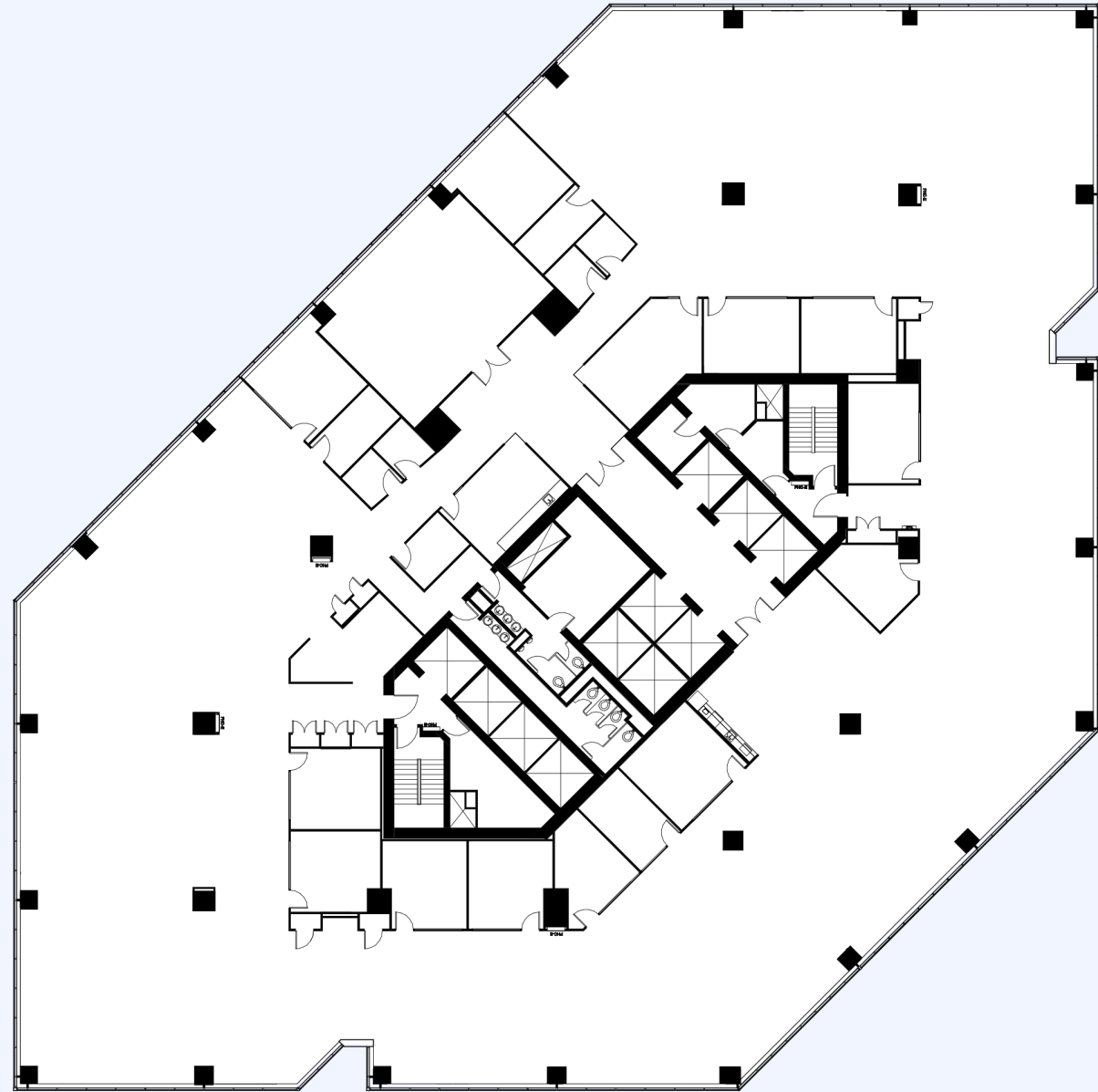


700

25,319 SF

- Available immediately
- Full floor opportunity
- Mostly open space
- Kitchenette

View Virtual Tour



800

25,319 SF

- Available immediately
- Full floor opportunity
- Mostly open space
- Plenty of meeting rooms/private offices
- Kitchenette

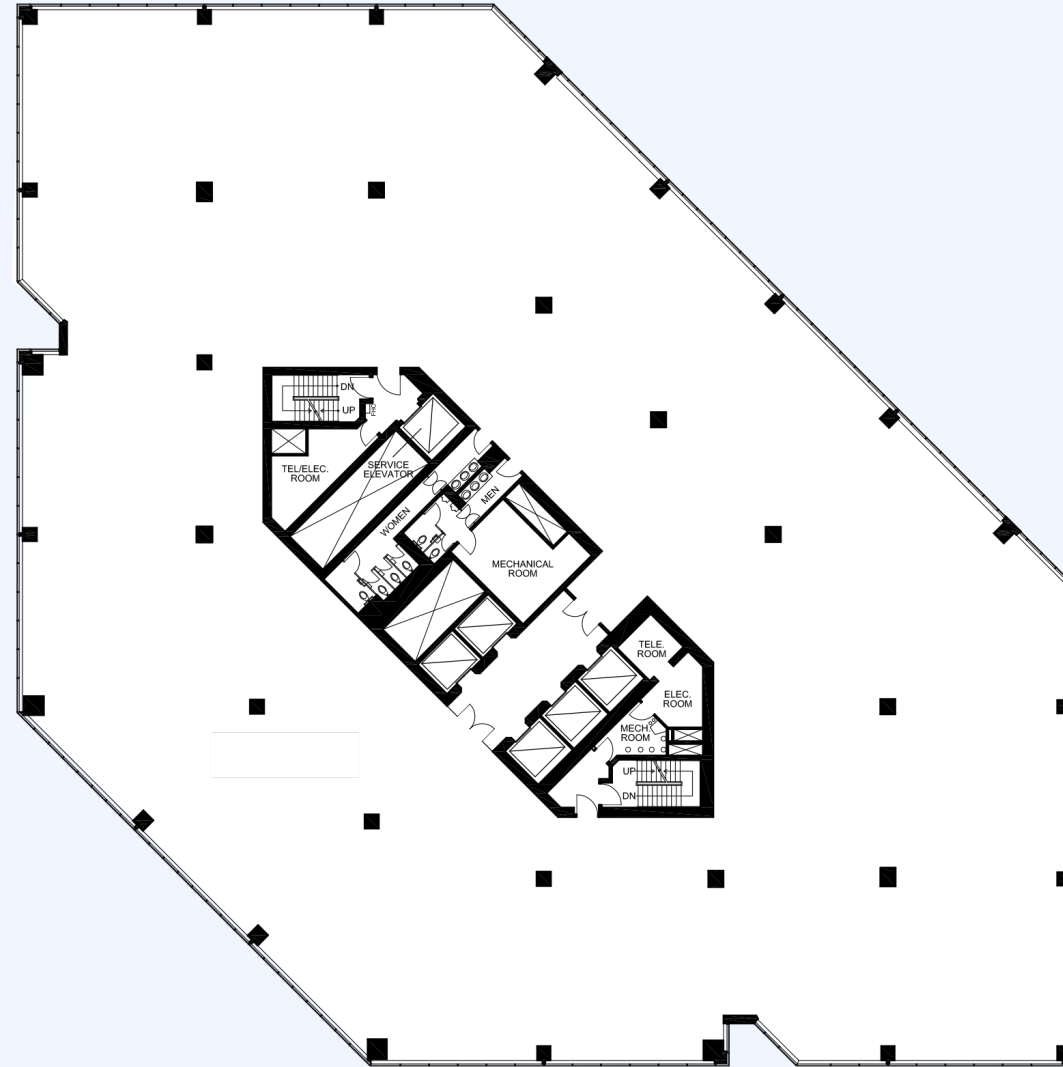
View Virtual Tour



25,319 SF

- Available immediately
- Full floor opportunity
- Base building condition

View Virtual Tour

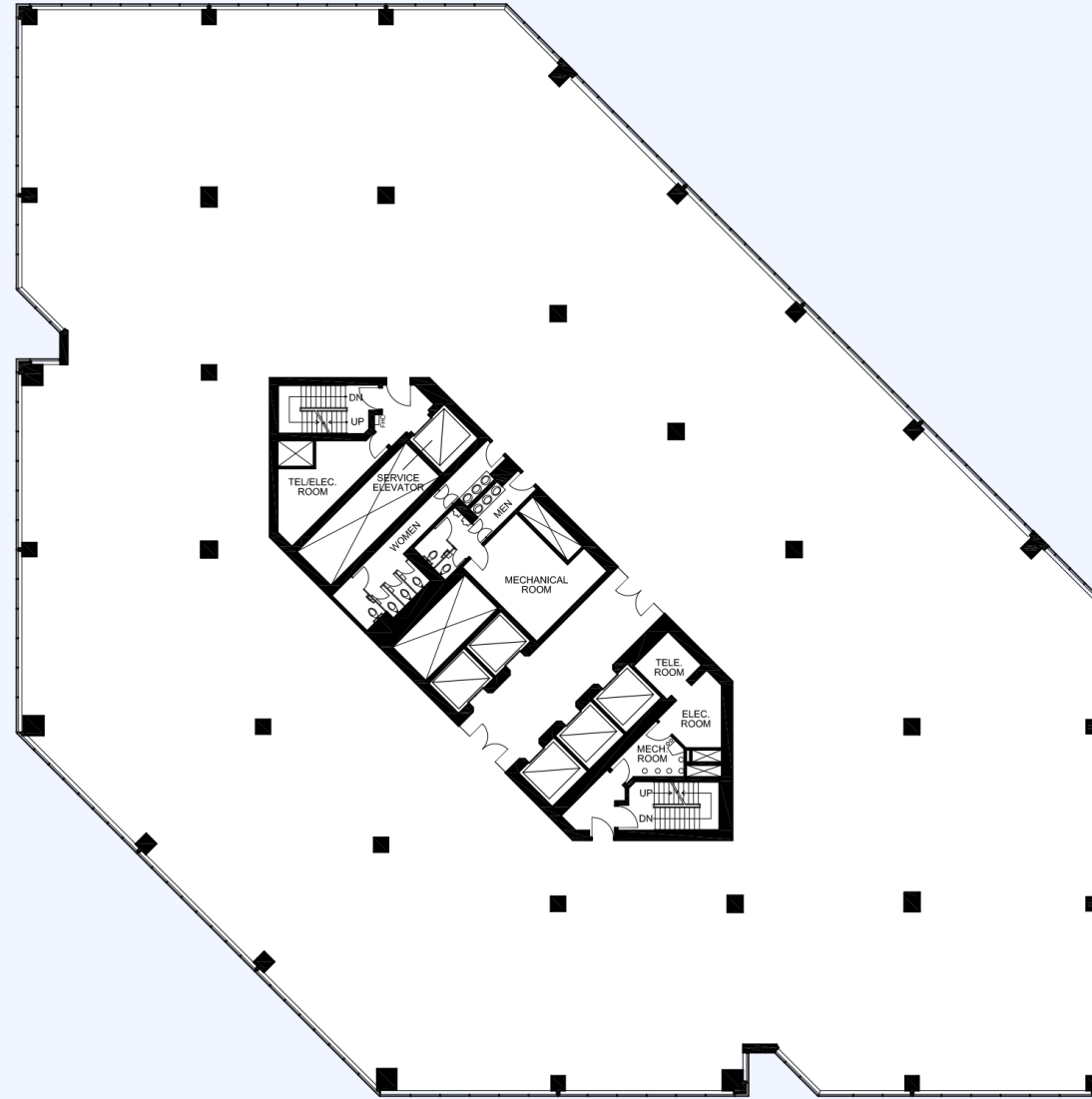


1000

25,319 SF

- Available immediately
- Full floor opportunity
- Base building condition

View Virtual Tour



1100

25,319 SF

- Available immediately
- Full floor opportunity
- Plenty of collaboration spaces
- Open workspace
- Kitchenette

View Virtual Tour



1  
2  
0  
0

25,319 SF

- Available immediately
- Full floor opportunity
- Heavily built-out
- Tons of private offices
- Kitchenette

View Virtual Tour

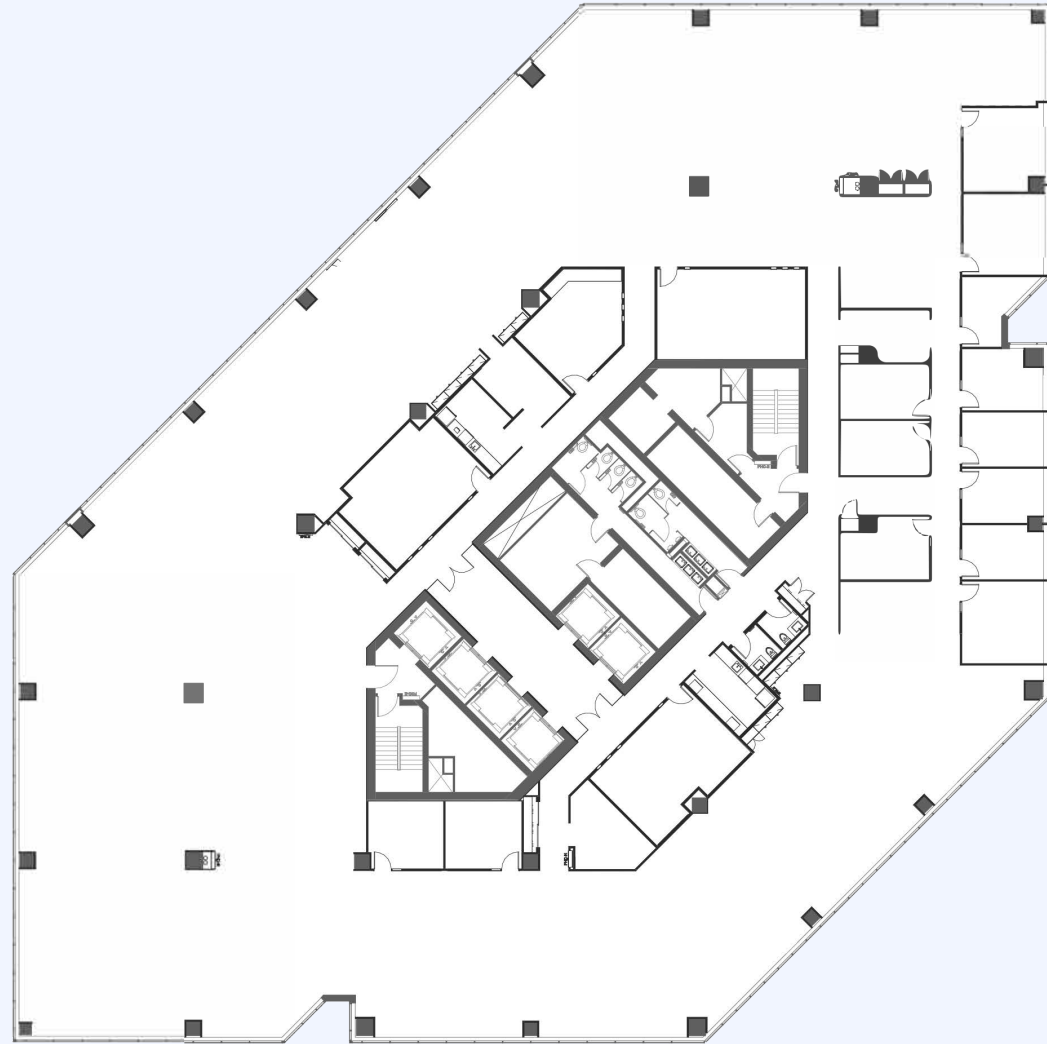


1  
3  
0  
0

25,266 SF

- Available immediately
- Full floor opportunity
- Mostly open space
- Kitchenette
- Private offices
- Private washrooms

View Virtual Tour

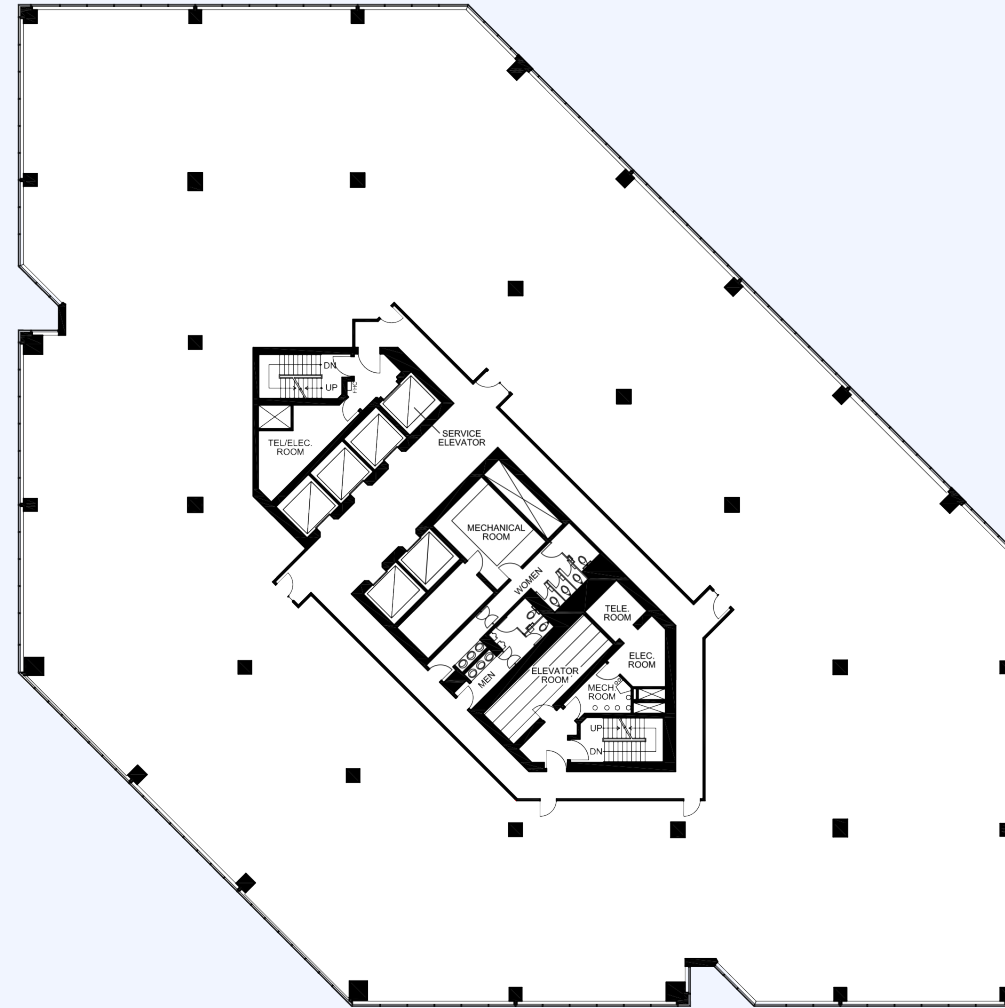


1  
4  
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25,337 SF

- Available immediately
- Full floor opportunity
- Mostly open space

View Virtual Tour

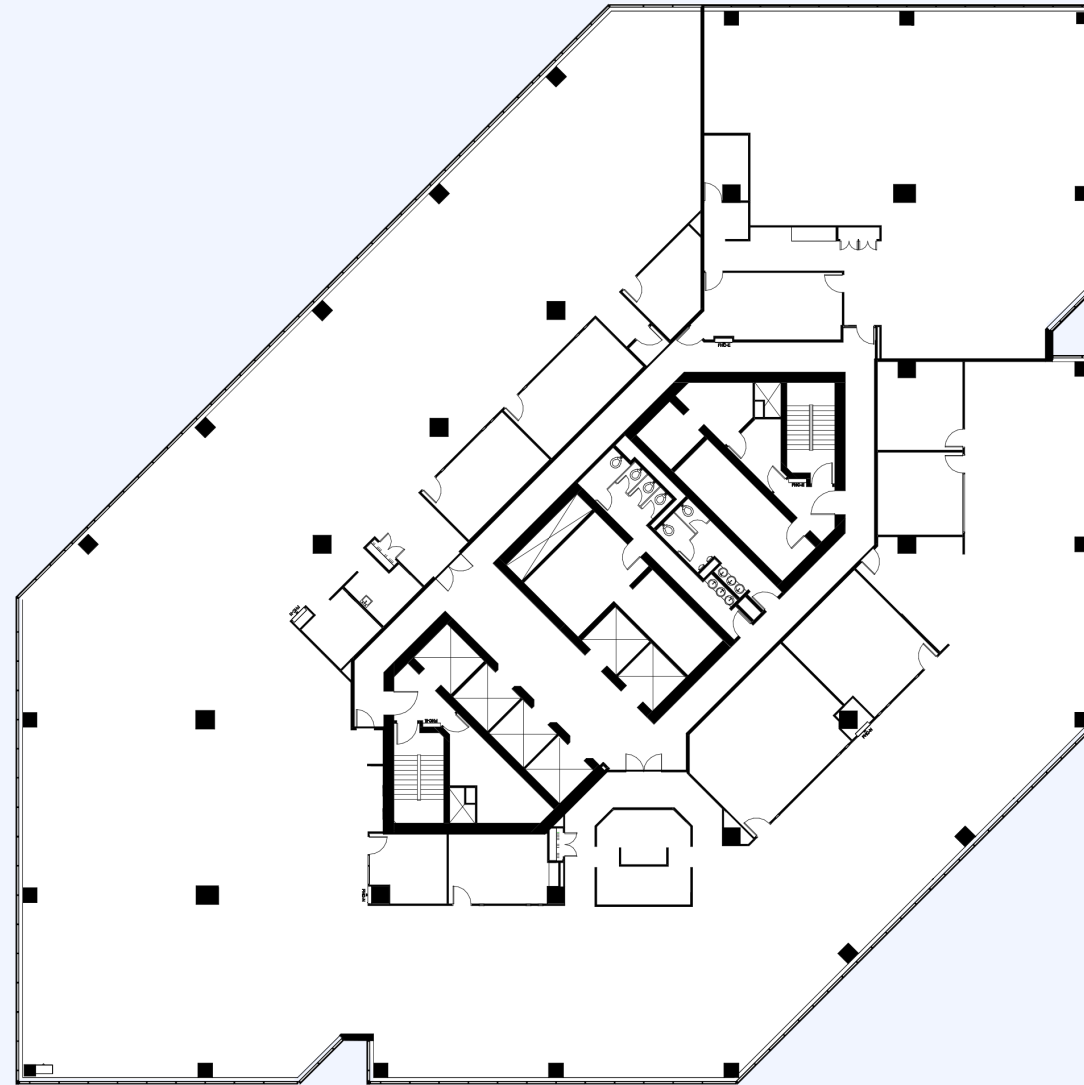


1  
5  
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0

25,339 SF

- Available immediately
- Full floor opportunity
- Mostly open space

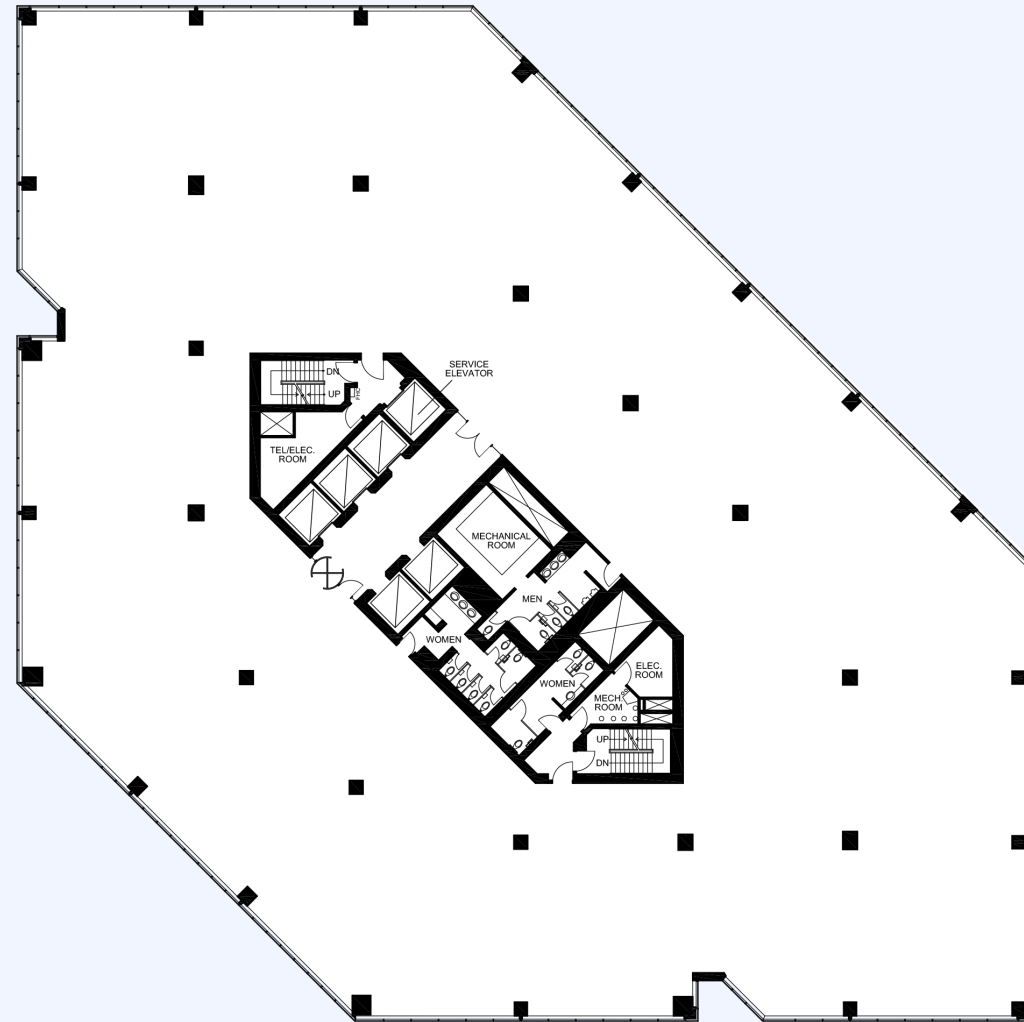
View Virtual Tour



25,663 SF

- Available immediately
- Full floor opportunity
- Mostly open space

[View Virtual Tour](#) 

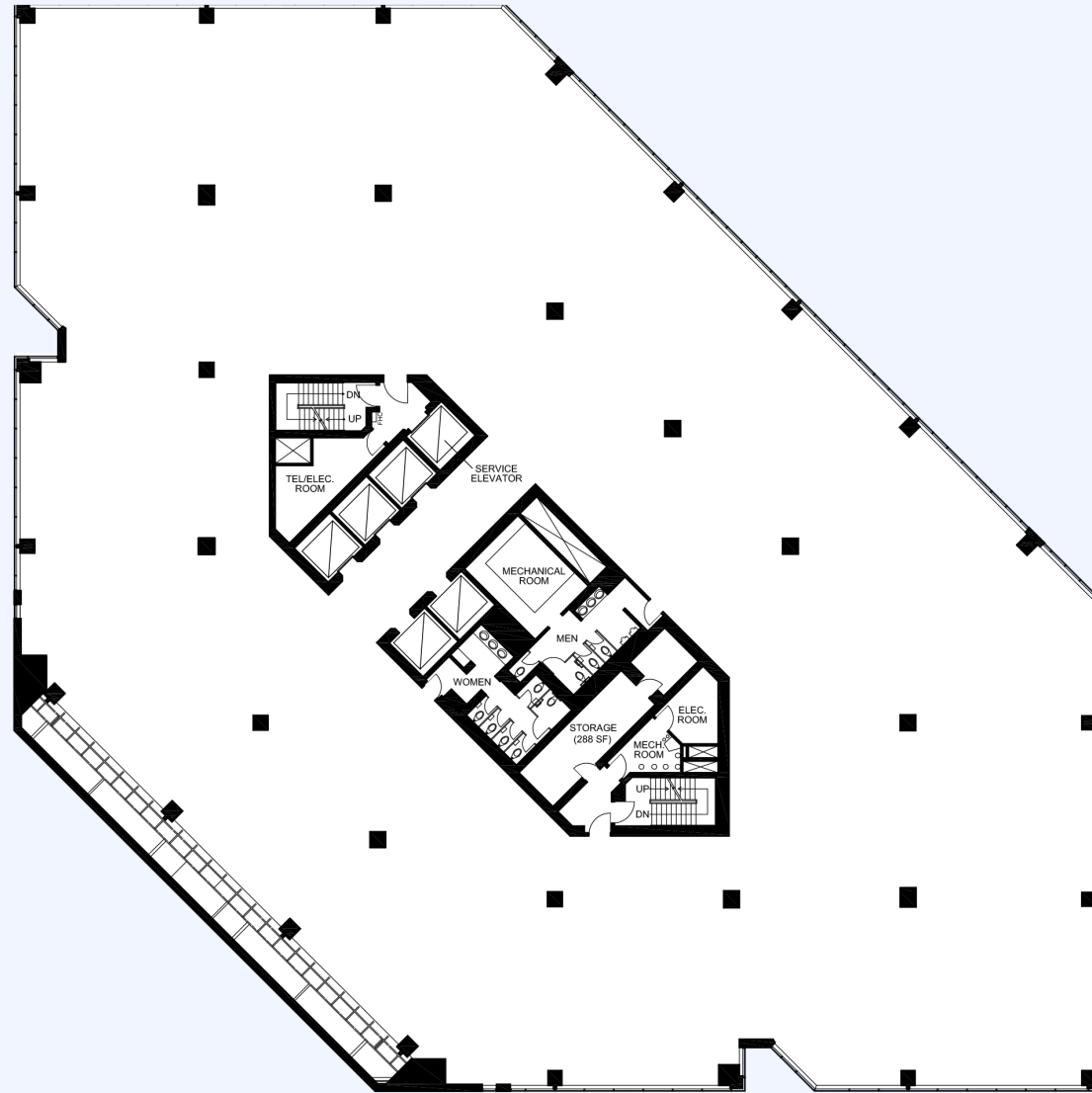


2000

24,545 SF

- Available immediately
- Full floor opportunity
- Mostly open space

View Virtual Tour

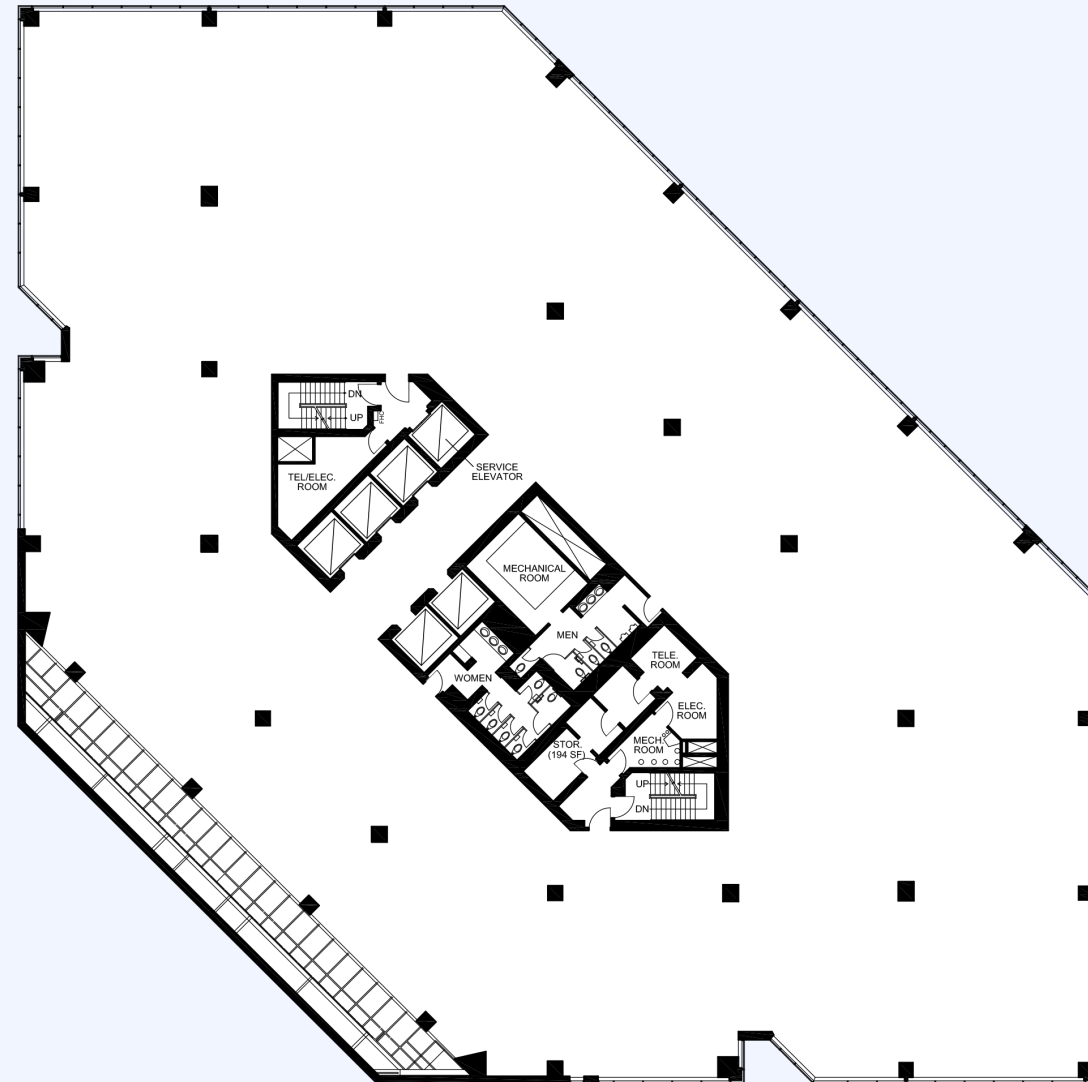


2100

24,183 SF

- Available immediately
- Full floor opportunity
- Base building condition

View Virtual Tour

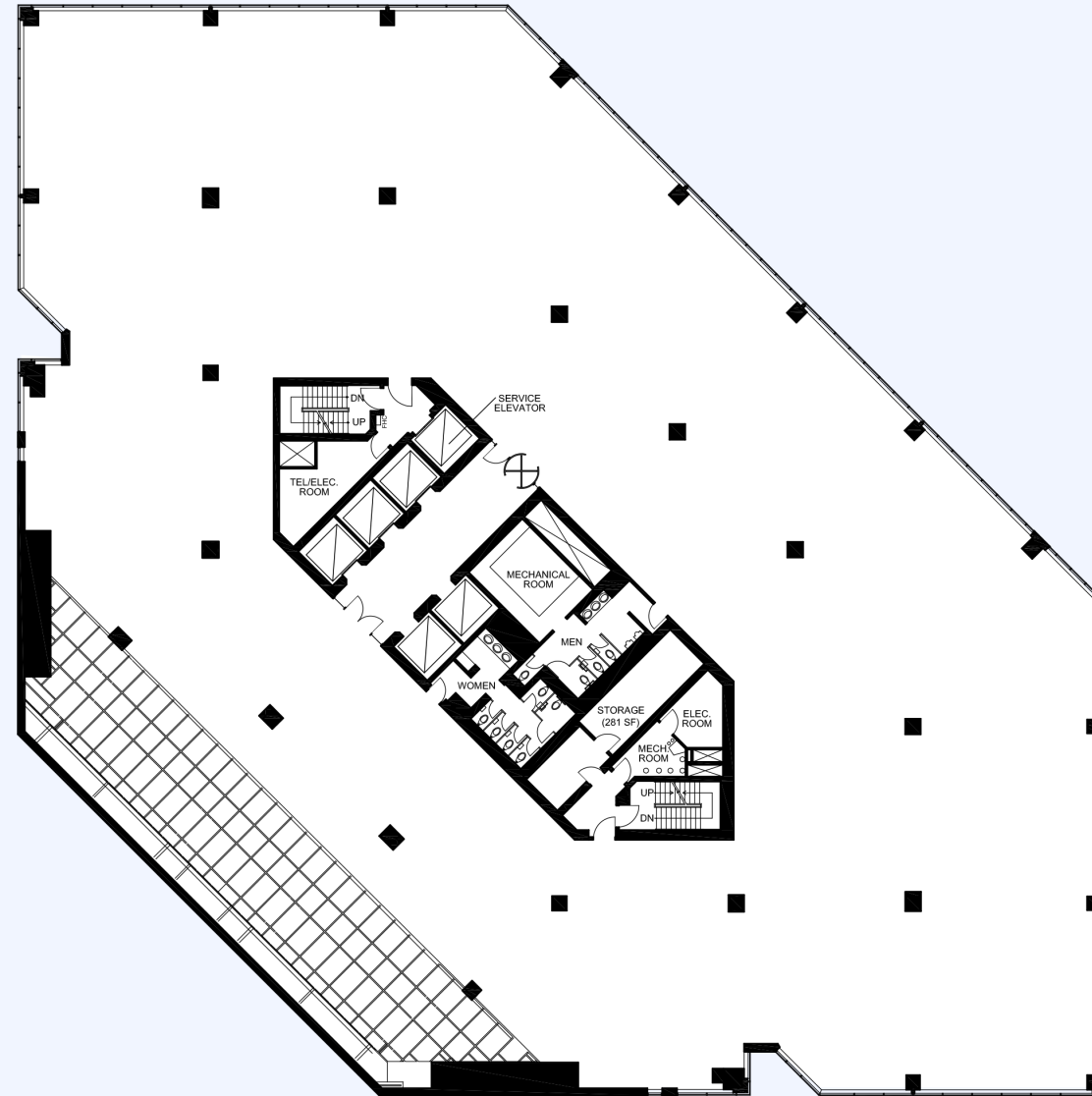


2  
2  
0  
0

22,785 SF

- Available immediately
- Full floor opportunity
- Base building condition

View Virtual Tour

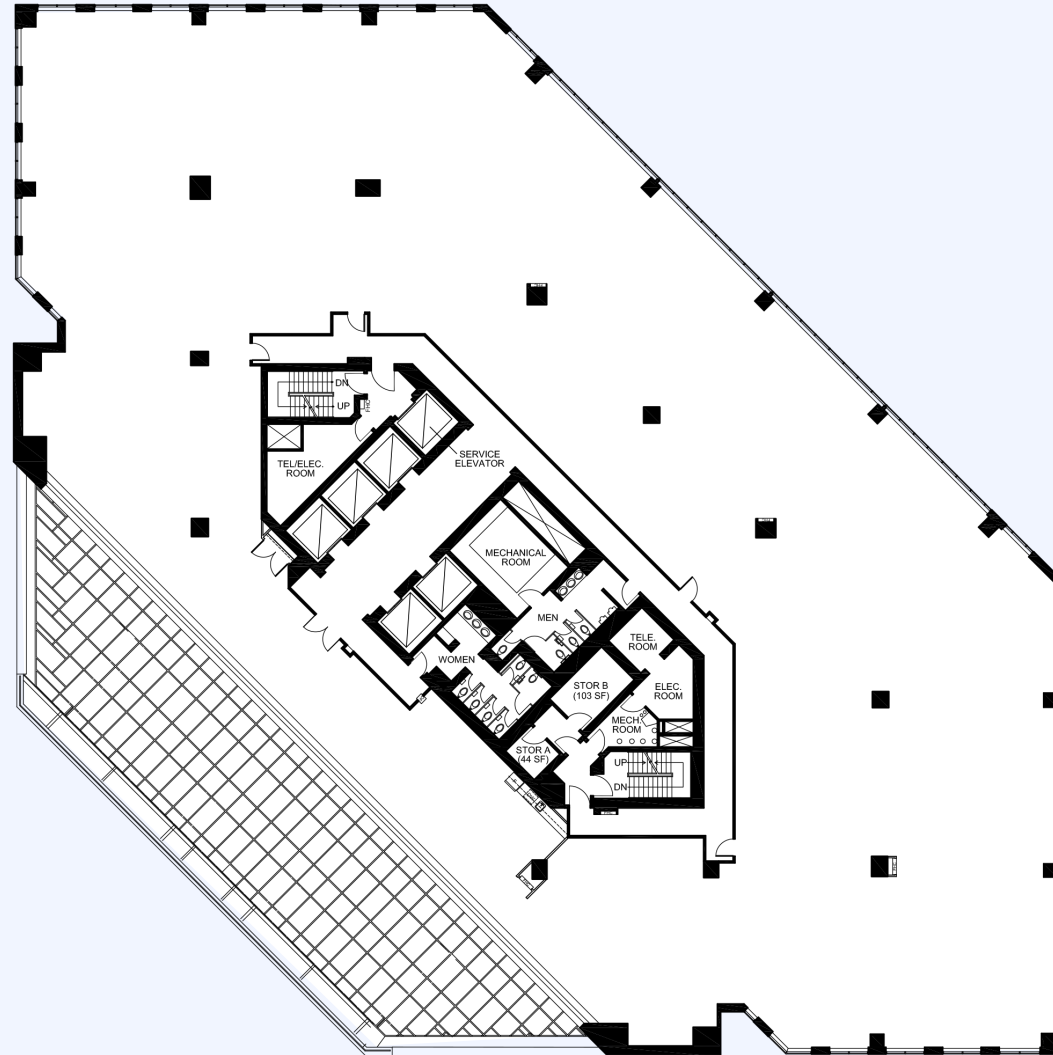


2  
3  
0  
0

21,350 SF

- Available immediately
- Full floor opportunity
- Partially built-out

View Virtual Tour

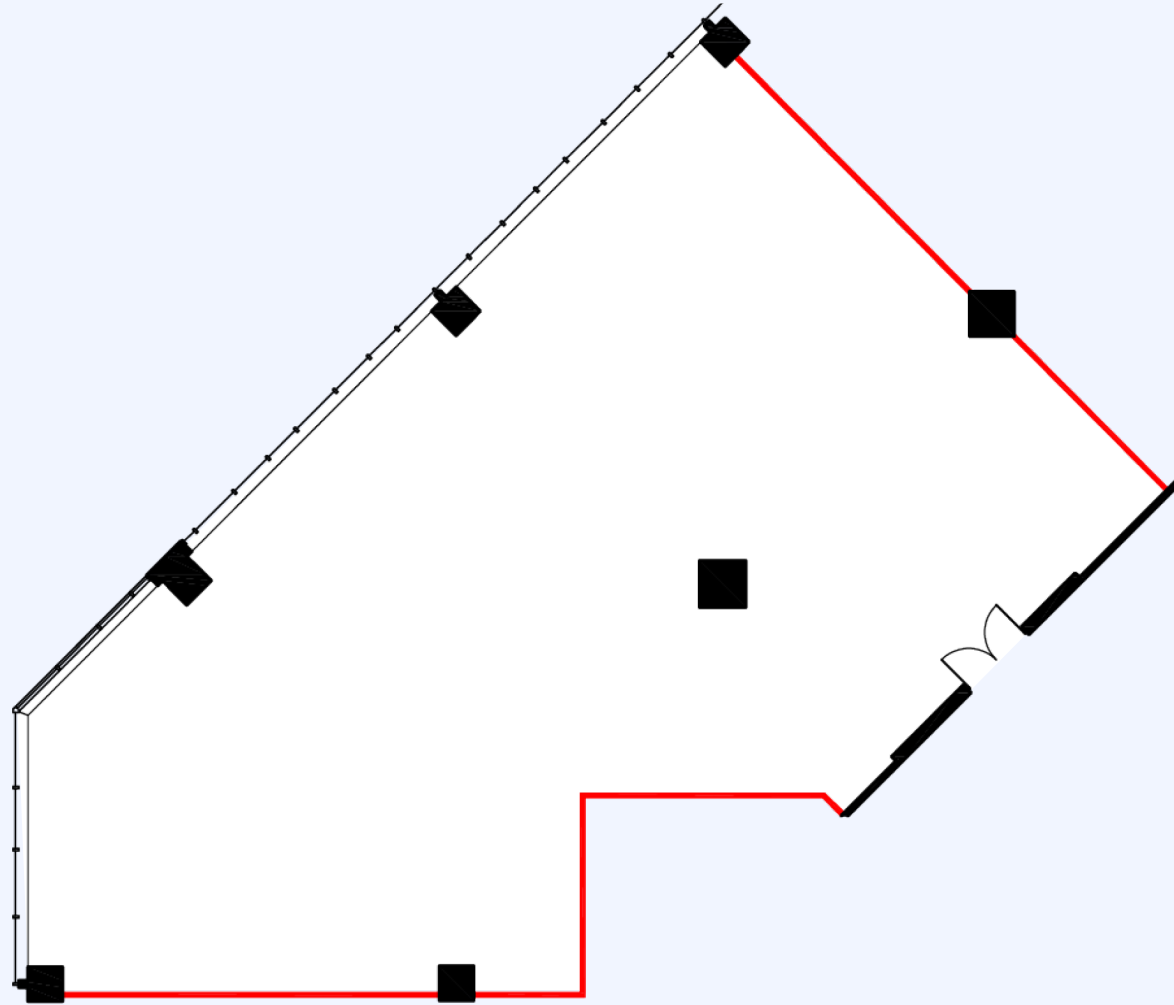


# 1100A

3,893 SF

- Available immediately
- Reception area
- Private offices

View Virtual Tour





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