

1655 DUPONT ST.



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AVAILABILITIES & HIGHLIGHTS

| | | | |
|------------|-------------------------------|-----------|---|
| 1ST FLOOR: | 106: 12,000 sq. ft.* | Immediate | } *Divisible and Contiguous to 14,255 sq. ft. |
| | 101: 2,255 sq. ft. | Immediate | |
| | 103: 1,637 sq. ft. | Leased | |
| | 117: 570 sq. ft. | Immediate | |

| | | | |
|------------|--------------------|------------|--------------------------------|
| 2ND FLOOR: | 202: 3,304 sq. ft. | Immediate | } Contiguous to 11,730 sq. ft. |
| | 203: 6,348 sq. ft. | 60-90 Days | |
| | 204: 2,417 sq. ft. | 60-90 Days | |
| | 205: 2,965 sq. ft. | 60-90 Days | |

| | | | |
|---------------------|-------------------------------|------------|-------------------------------|
| 3RD FLOOR: | 345: 2,247 sq. ft. | 60-90 Days | } Contiguous to 3,864 sq. ft. |
| | 346: 1,617 sq. ft. | 60-90 Days | |
| | 347: 1,781 sq. ft. | Leased | } Contiguous to 3,468 sq. ft. |
| | 348: 1,687 sq. ft. | Leased | |
| | 332: 849 sq. ft. | Immediate | |
| | 334: 749 sq. ft. | Immediate | } Contiguous to 2,921 sq. ft. |
| | 335: 1,019 sq. ft. | Immediate | |
| | 337A: 1,463 sq. ft. | Immediate | |
| 337B: 1,458 sq. ft. | Immediate | | |
| 339: 607 sq. ft. | Immediate | | |

NET RENT: Contact Listing Agents

ADDITIONAL RENT: (2025 est.): \$8.90 psf (excludes in-suite janitorial)



- Wired Score - Silver Certified



- High ceilings with large windows
- Extensive building upgrades with refinished exterior and outdoor amenity space



- New amenity: the Communal Hub on the 3rd floor has a boardroom, kitchenette with seating, phone booths, and lounge space for Tenants use.
- New shower, change rooms, and secure bike storage coming soon



- Located directly next to Rail Path (W Toronto Railpath facing only)

1ST FLOOR PLAN

*Suite 106: Ideal for multiple retail and office uses (health, medical, massage, or medical related therapies)



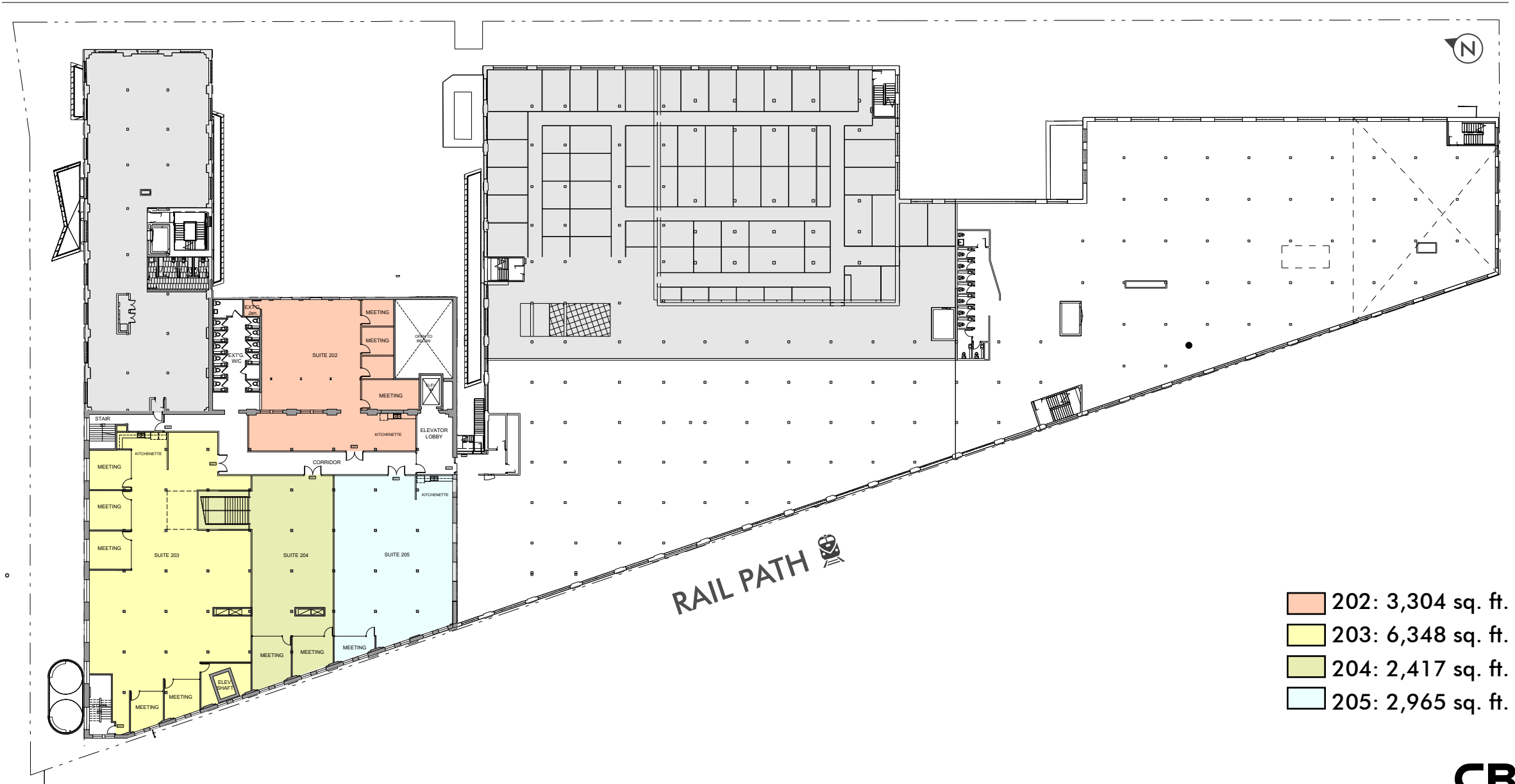
1ST FLOOR | 106



1ST FLOOR | 101



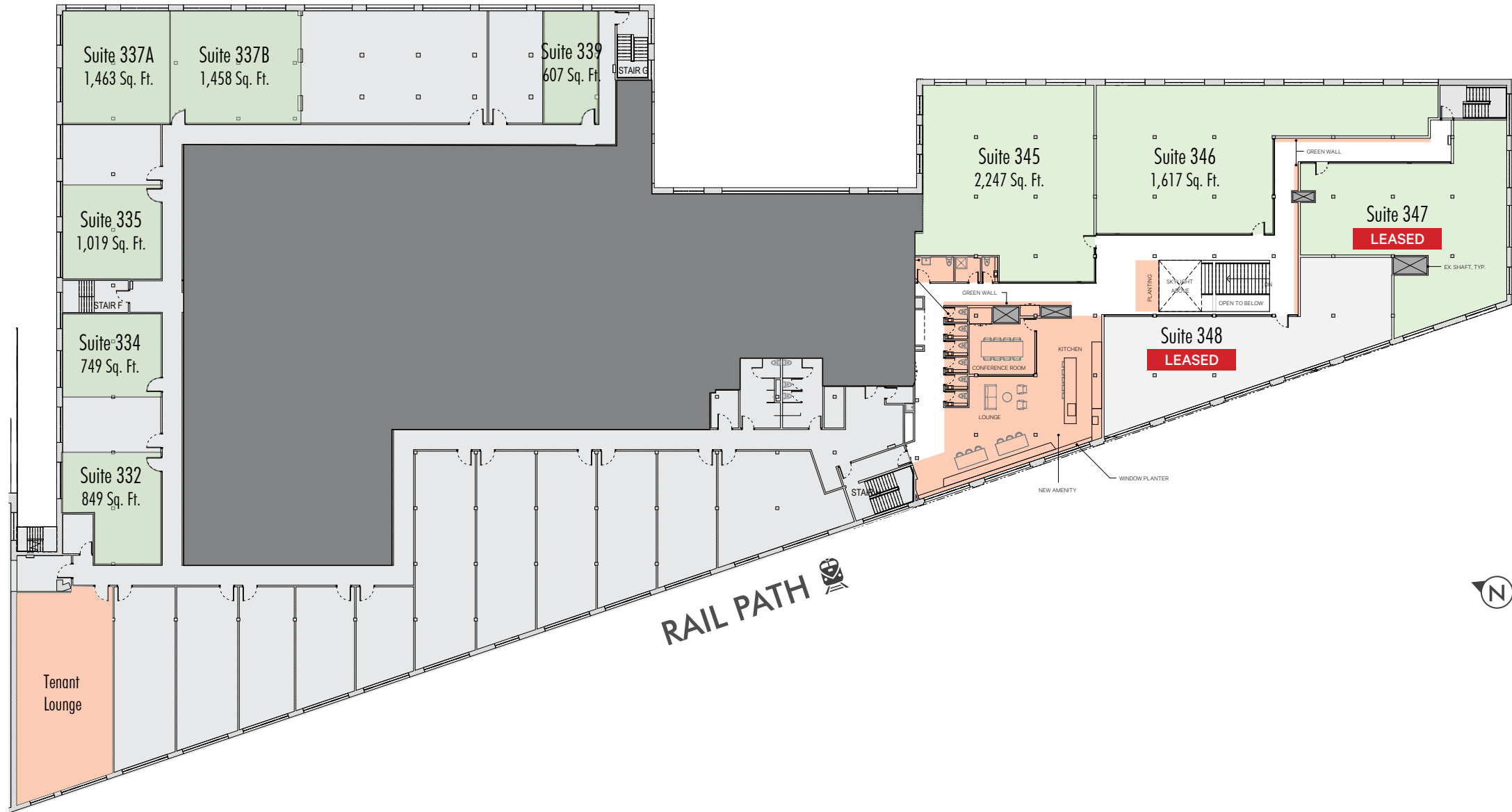
2ND FLOOR PLAN







3RD FLOOR PLAN






RAIL PATH 



1655 DUPONT ST.

1 KM

-  BUS
-  SUBWAY
-  UP EXPRESS
-  RAIL PATH

341

26

312/40

WALK SCORE

93
WALKERS PARADISE






91
TRANSIT SCORE

99
BIKER'S PARADISE

BUILDING AMENITIES

 BIKE RACKS

TRANSIT

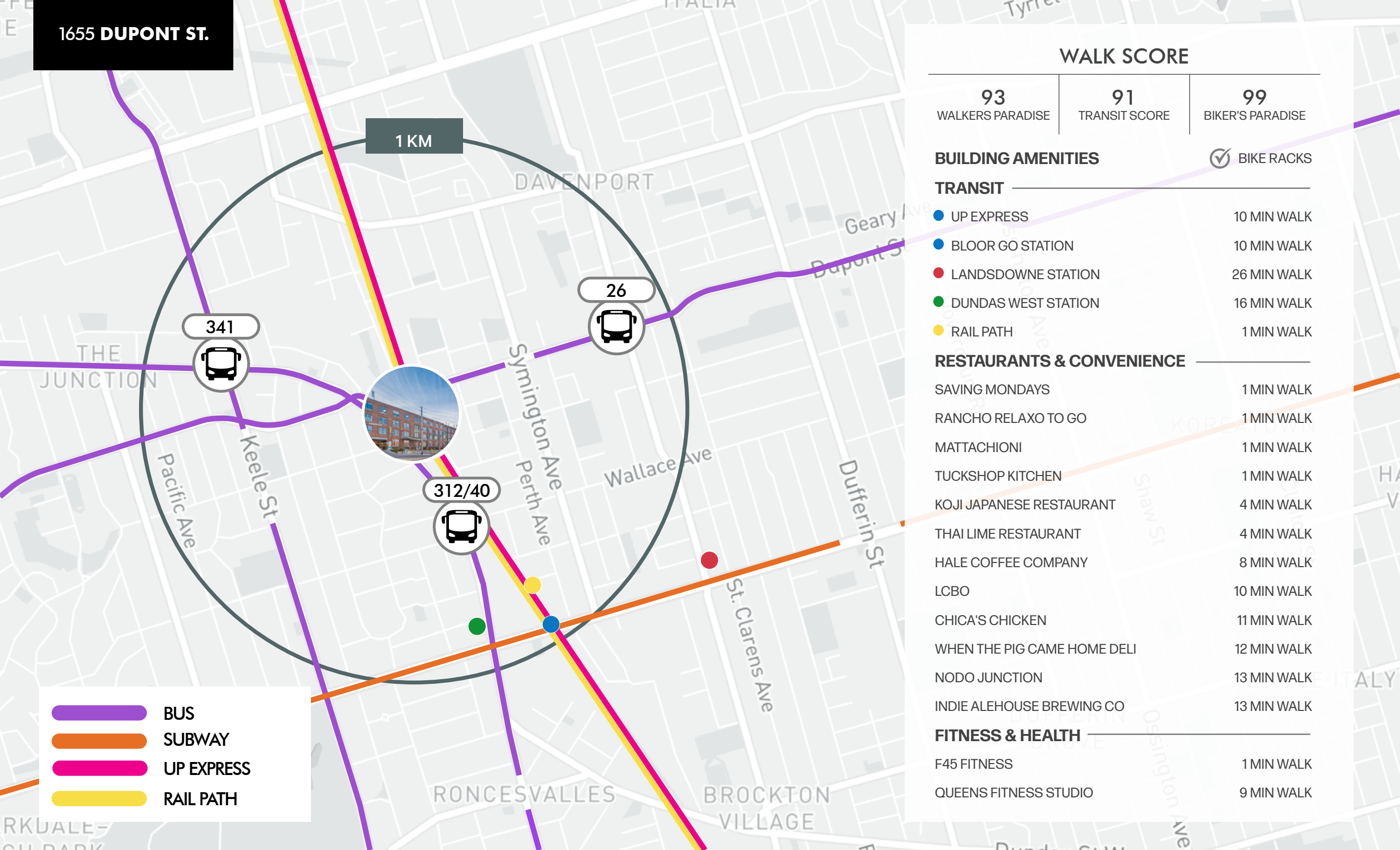
-  UP EXPRESS 10 MIN WALK
-  BLOOR GO STATION 10 MIN WALK
-  LANDSDOWNE STATION 26 MIN WALK
-  DUNDAS WEST STATION 16 MIN WALK
-  RAIL PATH 1 MIN WALK

RESTAURANTS & CONVENIENCE

- SAVING MONDAYS 1 MIN WALK
- RANCHO RELAXO TO GO 1 MIN WALK
- MATTACHIONI 1 MIN WALK
- TUCKSHOP KITCHEN 1 MIN WALK
- KOJI JAPANESE RESTAURANT 4 MIN WALK
- THAI LIME RESTAURANT 4 MIN WALK
- HALE COFFEE COMPANY 8 MIN WALK
- LCBO 10 MIN WALK
- CHICA'S CHICKEN 11 MIN WALK
- WHEN THE PIG CAME HOME DELI 12 MIN WALK
- NODO JUNCTION 13 MIN WALK
- INDIE ALEHOUSE BREWING CO 13 MIN WALK

FITNESS & HEALTH

- F45 FITNESS 1 MIN WALK
- QUEENS FITNESS STUDIO 9 MIN WALK



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