



N°55 MERCER

FOR LEASE

*Signature Entertainment
District Retail Opportunity*





Premium Retail Opportunity in Toronto's Entertainment District

Located in one of Toronto's most desirable neighbourhoods, 55 Mercer represents a signature corner retail offering in the heart of The Entertainment District. The premises is comprised of **5,270 SF** of premium, new construction retail space featuring soaring **25 FT** ceiling heights and floor-to-ceiling curtainwall offering unmatched storefront exposure.

BUILDING DETAILS

-  **5,270**
Retail SF
-  **25 ft.**
Ceiling Heights
-  **165 ft.**
Wraparound Frontage

Retail Overview

Retail A	3,958 SF	Can be leased together or separately
Retail B	1,560 SF	
Total	5,518 SF	
Term	10 years	
Available	Q4 2024	
Net Rent	Please Contact Listing Agents	
Additional Rent	\$22.00 PSF (est. 2025)	

Highlights

- Premium location in the heart of the Entertainment District located at the base of luxury 47-storey, 543-unit condominium
- 165 FT of wraparound corner exposure on Mercer Street & Blue Jays Way
- Flexible demising options
- Unparalleled 25 FT ceiling heights with floor-to-ceiling curtainwall
- Access to shared shipping/receiving bay
- Dedicated retail lockers for storage
- Increasing visibility and foot traffic in the area, driven by the presence of high-end retailers like Nobu



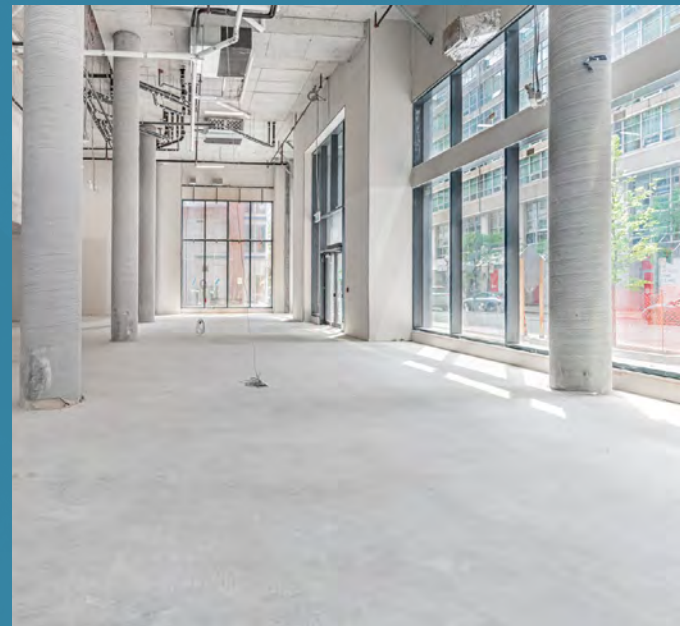
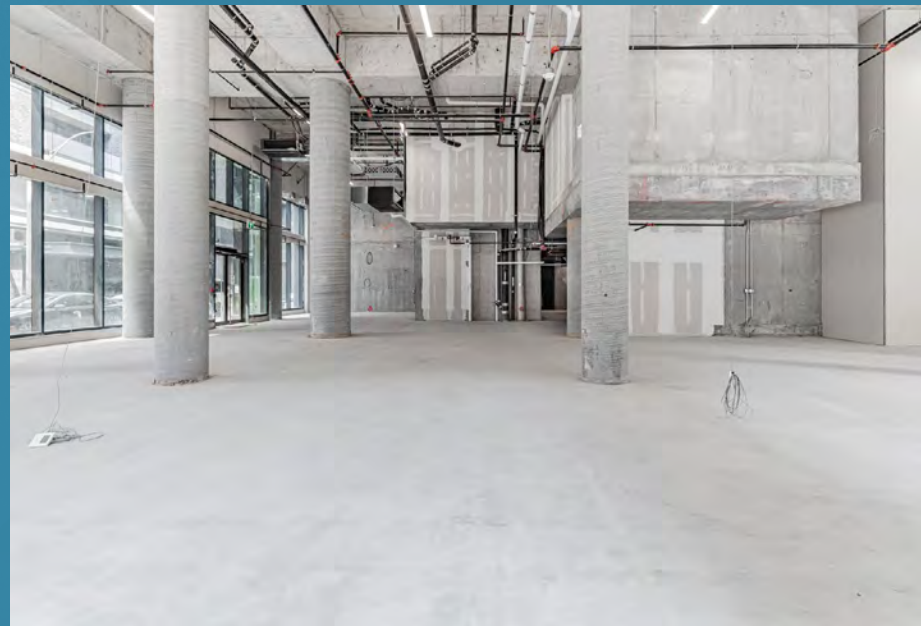
5,518 SF
TOTAL RETAIL

3,958 SF
RETAIL A

1,560 SF
RETAIL B




Interior Photos



Premier Location


The Entertainment District is one of Toronto’s fastest growing neighborhoods and is especially popular with young urban professionals. The area is known as the city’s most exciting live, work, play neighbourhoods, located just steps to the Financial Core and home to endless options of high-end restaurants, cocktail bars and lounges. Bolstered by the most active office and residential markets in the country, The Entertainment District has experienced exponential growth over the past decade with ample mixed-used development projects under construction in the immediate area.

DEMOGRAPHICS




19,921

Total Population




41,962

Daytime Population



43%

Growth Rate (2016-2021)



\$140,332

Average Household Income

Within 0.5 km Radius | Statistics Canada, 2022



Neighbourhood Tenants



Hotel Density



BISHA Hotel
96 SUITES



Hyatt Regency
394 SUITES



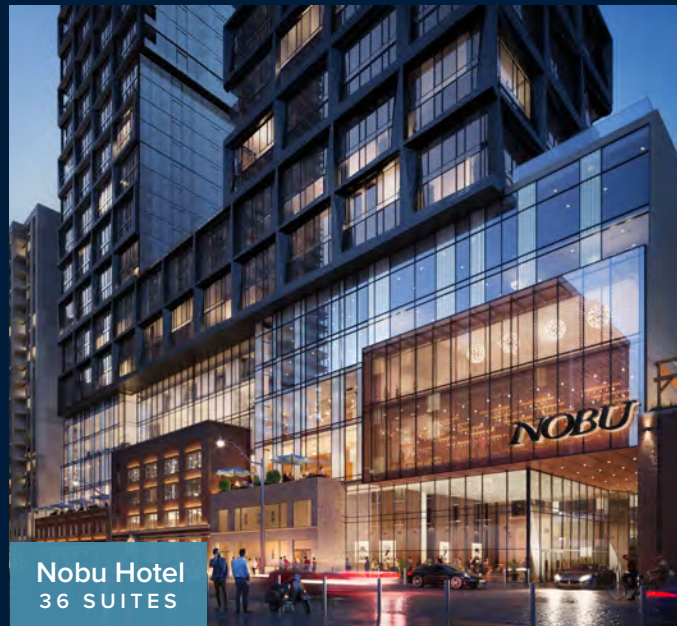
Kong Blue Hotel
118 SUITES



Le Germain Hotel
143 SUITES



Residence Inn by Marriott Toronto
256 SUITES



Nobu Hotel
36 SUITES



The Ritz-Carlton
263 SUITES



The Soho Hotel
203 SUITES

Traffic Generators



CN Tower
OVER 2M VISITORS ANNUALLY



Princess of Wales Theatre
UP TO 2K VISITORS PER SHOW



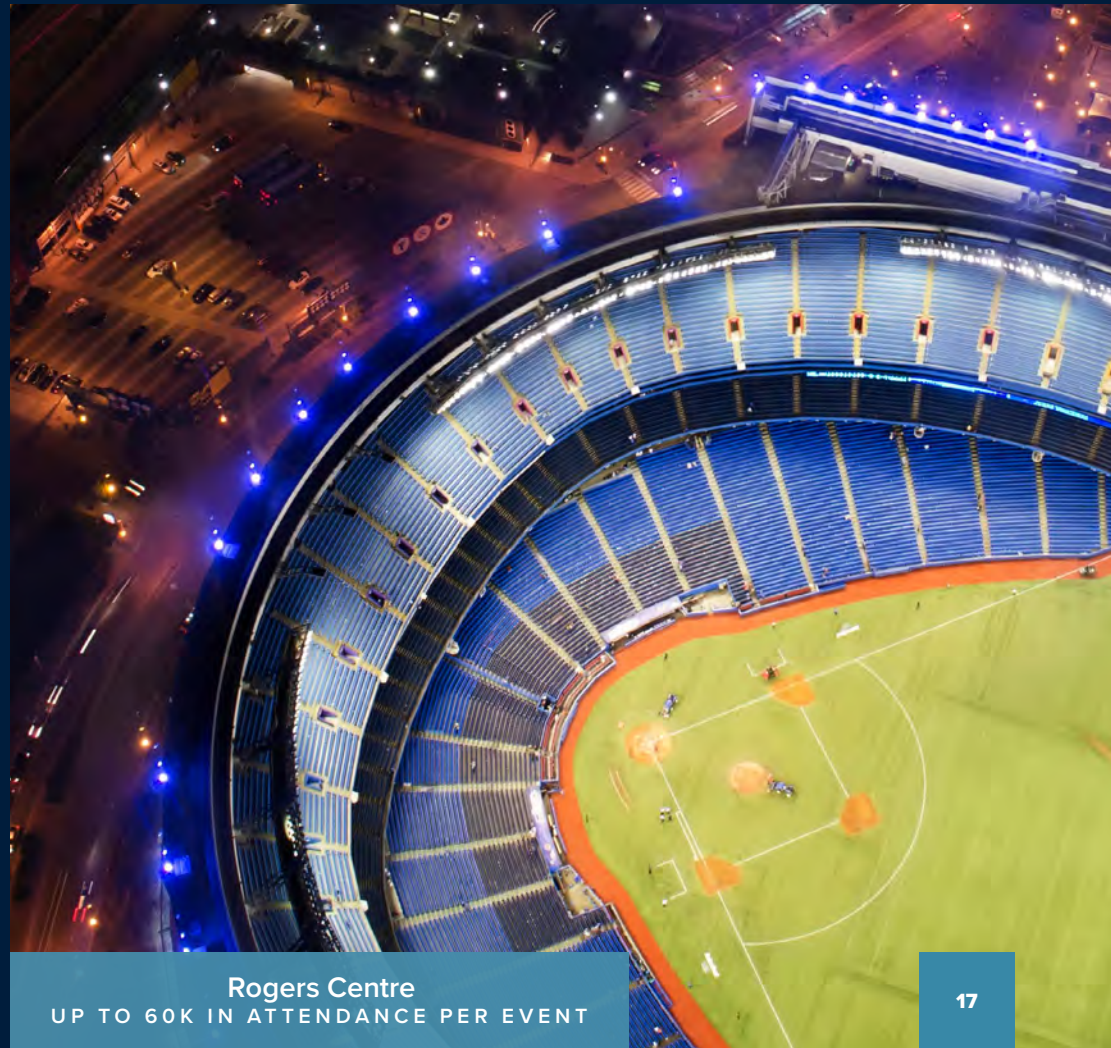
Nobu
TORONTO FLAGSHIP NOW OPEN



Financial Core
OVER 500K EMPLOYEES



Ripley's Aquarium
2M VISITORS ANNUALLY



Rogers Centre
UP TO 60K IN ATTENDANCE PER EVENT



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