



QUAY HOUSE

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Corner of Queens Quay Street East
and Richardson Street



Area Overview

Quay House presents an exceptional retail leasing opportunity in Toronto’s eastern waterfront district. This 21-storey residential tower with 463 units is strategically located near the Waterfront Innovation Centre, George Brown College and new condo developments offering retailers access to a thriving community of diverse demographics and modern urban amenities.

The area generates consistent foot traffic and a reliable customer base through several established destinations. These include St. Lawrence Market, Queen’s Quay Terminal, popular dining establishments such as Irene, Simona, Laze Barista, and Don Alfonso 1890 that draw visitors throughout the day, and major entertainment venues like CN Tower and Scotiabank Arena that attract thousands of patrons. High-traffic recreation facilities including Sugar Beach and Harbourfront Centre provide year-round pedestrian activity, directly benefiting retail spaces at Quay House.

Quay House offers retailers a prime opportunity to establish presence in this growing waterfront community!



DEMOGRAPHICS – 1KM



POPULATION

48,950



DAYTIME POPULATION

117,030



GROWTH RATE (NEXT 5 YEARS)

8.0%



TOTAL HOUSEHOLDS

27,275



AVG. HOUSEHOLD INCOME

\$153,338



MEDIAN AGE

35.2



WALK SCORE

94



TRANSIT SCORE

100

Property Details

Availabilities: **Unit 1:** 843 SF **Unit 5:** 1,219 SF
Unit 2: 1,001 SF **Unit 6:** 1,415 SF
Unit 3: 1,620 SF **Unit 7:** 1,896 SF
Unit 4: 1,217 SF

Available: Immediately

Term: 5-10 Years

Net Rent: Please Contact Listing Agents

Additional Rent: \$24.10 PSF (est. 2025)

PROPERTY HIGHLIGHTS

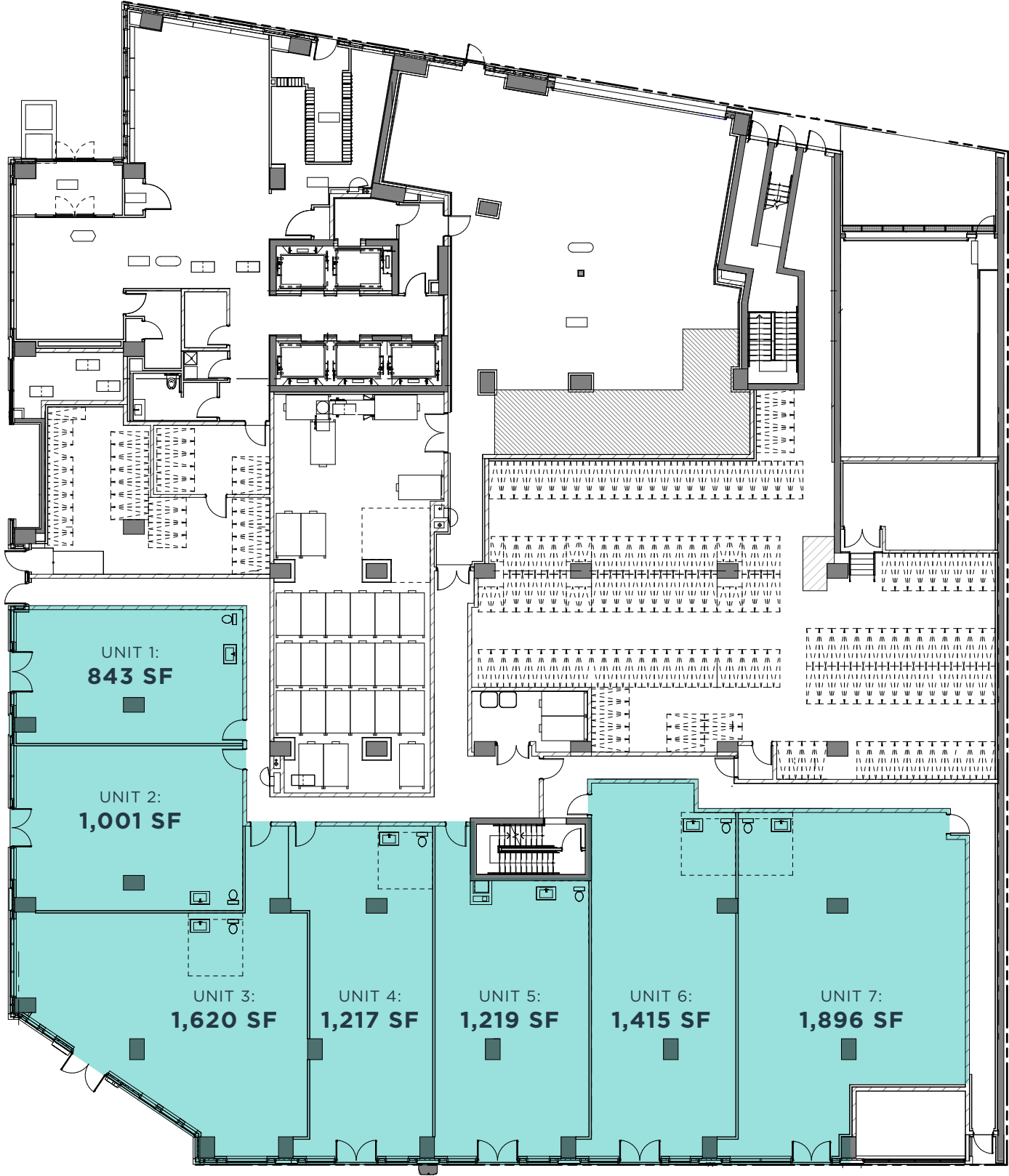
- Signature retail offering in the heart of Toronto's east end Harbourfront
- Restaurant infrastructure in place for all retail units
- Direct access to shipping / receiving for all retail units
- Great exposure and frontage along Queens Quay East
- Benefit from steady foot traffic generated by the diverse surrounding community, including college students, office professionals and residents
- Flexible to combine units to retailers requirement
- Neighbouring retailers include Shoppers Drug Mart, Lazy Barista, Irene, and Simona



Floor Plan

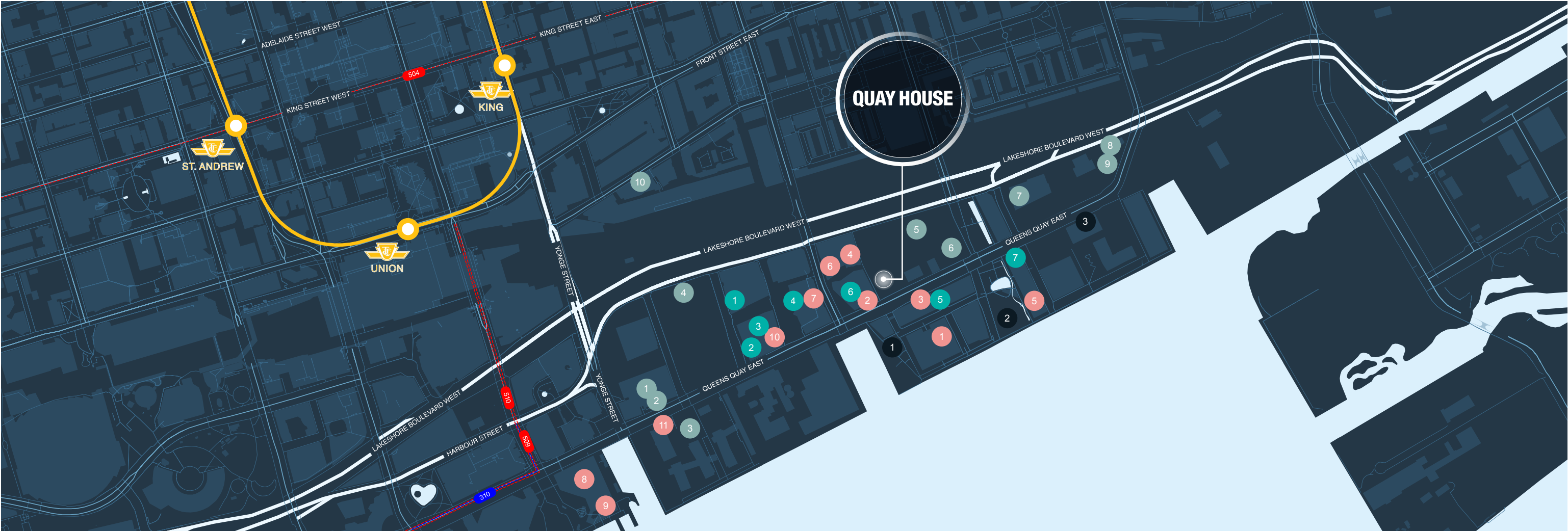
Retail Space:
843 SF - 9,211 SF

RICHARDSON STREET



QUEENS QUAY STREET EAST





● CAFES & RESTAURANTS

1. IRENE
2. Mofer Coffee
3. Lazy Barista
4. Pi Co Pizza & Salad Bar
5. SIMONA
6. Great Lakes Brewpub & Retail Store
7. Starbucks
8. Don Alfonso 1890
9. Stefra Snack Bar
10. Dark Horse Espresso Bar
11. NBA Courtside Restaurant

○ ATTRACTIONS

1. Sugar Beach Park
2. Sherbourne Waterfront Edge
3. Waterfront Toronto

● BIG BOX & SERVICES

1. UNITY Fitness Harbourfront
2. LCBO
3. Farm Boy
4. Loblaws Lower Jarvis Street
5. CIBC Branch with ATM
6. RBC Royal Bank
7. Scotiabank

● DEVELOPMENTS

NO.	ADDRESS	\$ OF RESIDENTIAL UNITS	NUMBER OF STOREYS	STATUS
1	1 Yonge Street	2,568	106	Under Construction
2	1 Yonge Street (South block)	2,534	105, 92, 65	Pre-Construction
3	25 Queens Quay East	601	45, 11	Pre-Construction
4	55 Lake Shore Blvd East	2,640	85, 78, 70, 4	Pre-Construction
5	215 Lake Shore Blvd E	2,105	43, 54	Pre-Construction
6	180 Queens Quay East	607	22	Pre-Construction
7	259 Lake Shore Blvd (4 sites)	2,850	57, 66, 13, 54	Pre-Construction
8	307 Lake Shore East	430	49	Pre-Construction
9	Quayside Block 3	749	56	Pre-Construction
10	45 The Esplanade	867	39	Pre-Construction

16,000 Incoming Residential Units

- TTC SUBWAY STATION
- 504 QUEEN STREETCAR
- 509 HARBOURFRONT STREETCAR
- 510 SPADINA STREETCAR
- 510 SPADINA STREETCAR



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