

336
QUEEN
ST. W



SUBLEASE | Toronto

Private
Rooftop
Patio



OVERVIEW



Size
8,013 - 28,110 SF



Expiry
November 30, 2032



Additional Rent
(2025 estimate)
\$20.00 SF
Hydro/Utilities included
Janitorial excluded

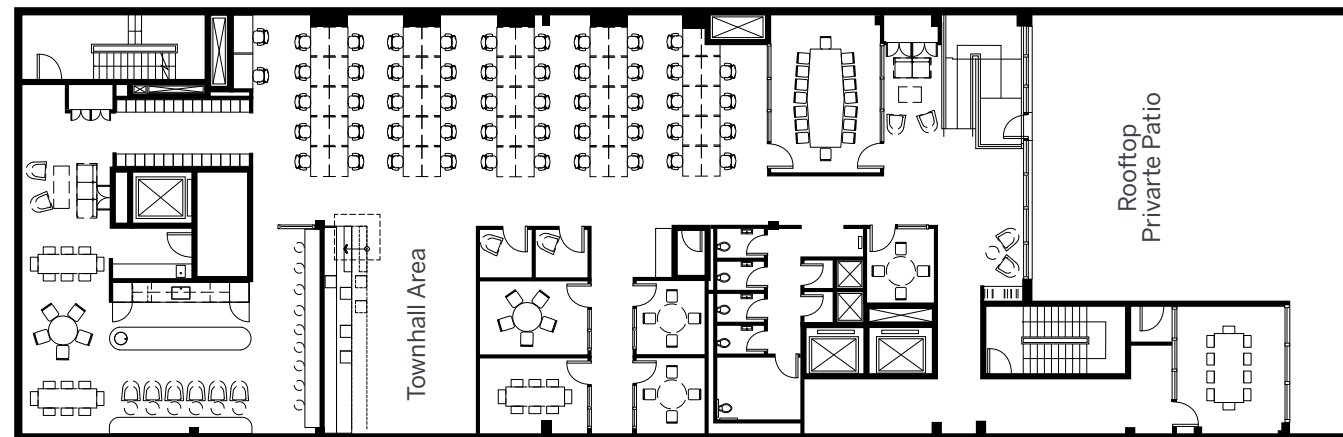
FLOOR	SIZE	CONDITION	
4th Floor	8,013 SF	Turnkey, newly built out	Reception/Waiting Area, Open Space, Private Patio, Lounge/Café Area, 6 Meeting Rooms/Private Offices, 2 Phone booths, Boardroom, Universal Washroom
3rd Floor	9,988 SF	Base building condition	TIA Available
2nd Floor	10,109 SF	Base building condition	TIA Available



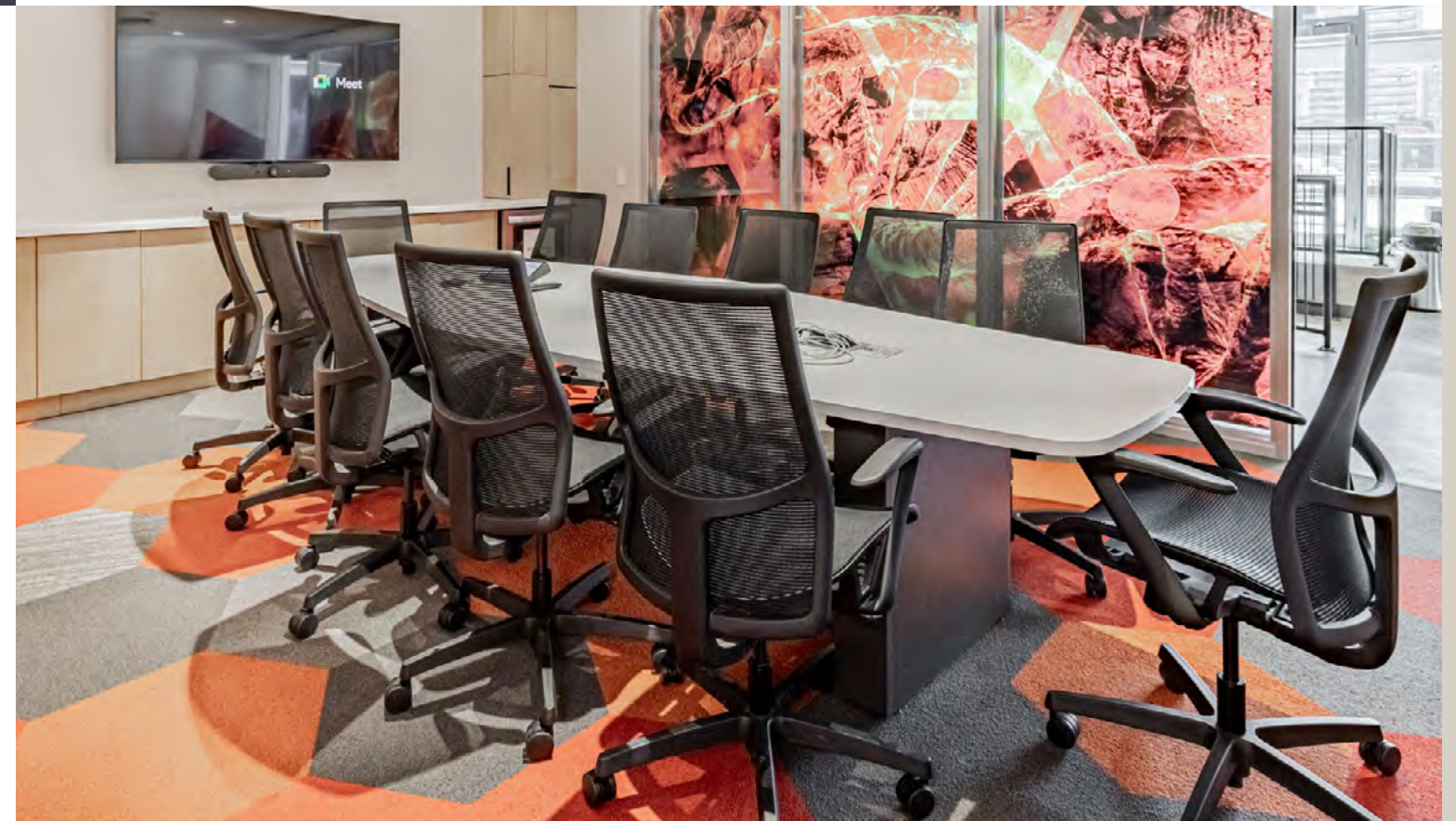
FLOOR PLAN

4th Floor | 8,013 SF

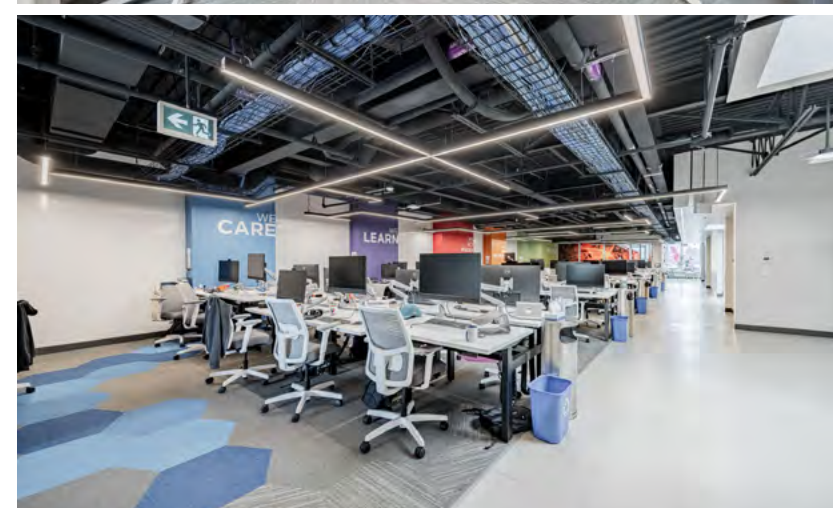
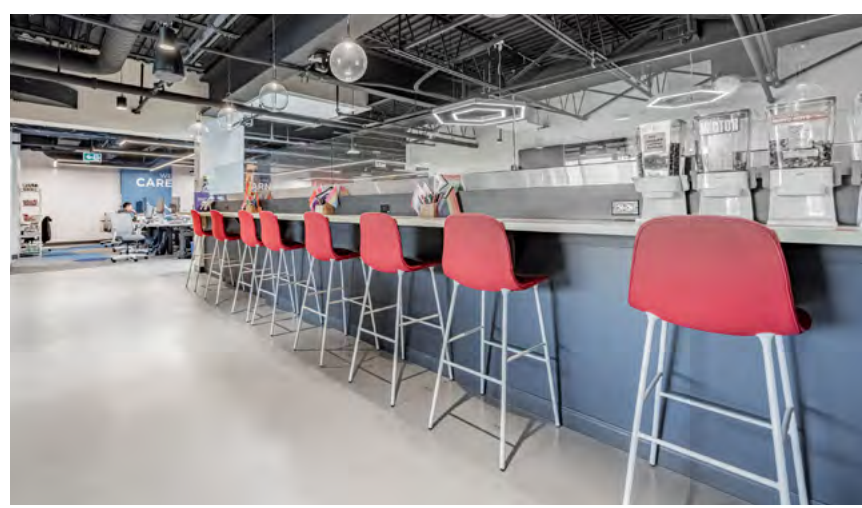
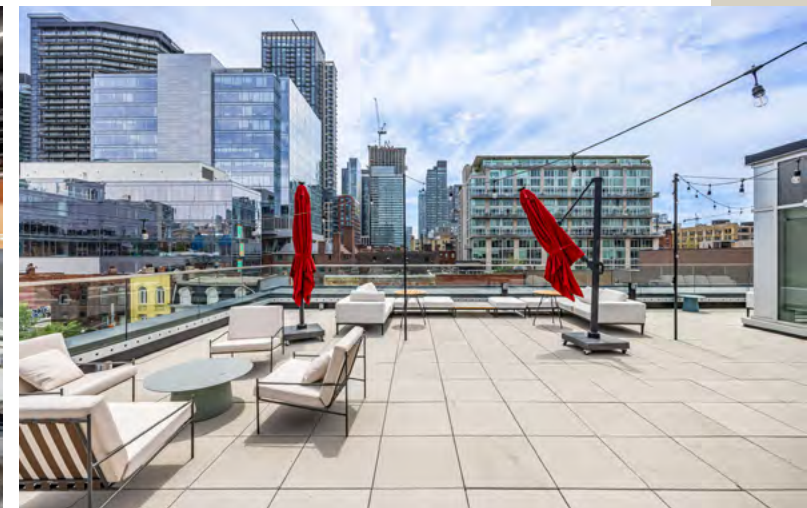
Private Rooftop Patio



Queen Street West

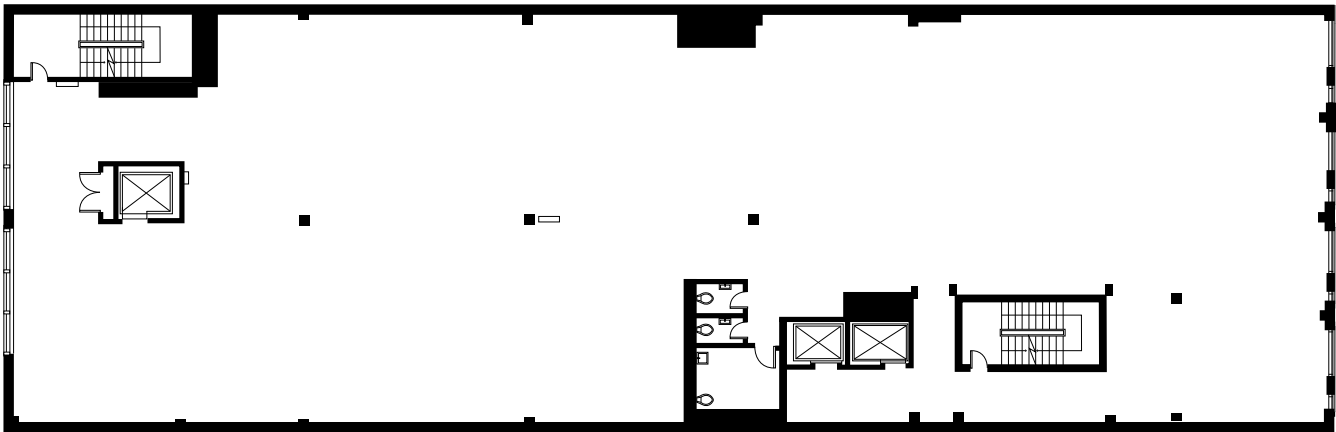


336 QUEEN STREET WEST

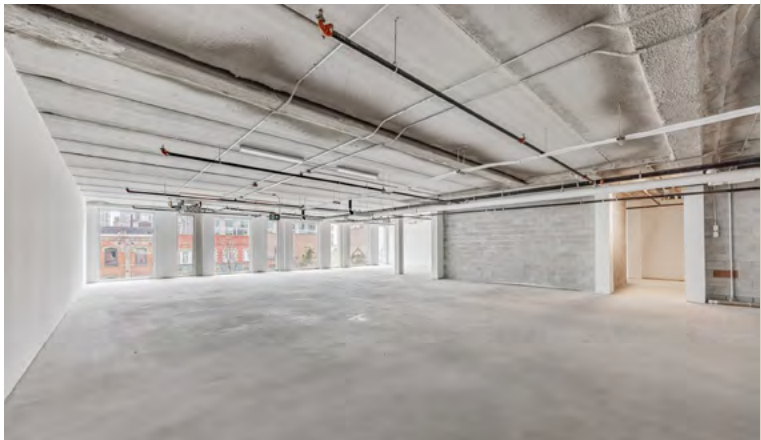
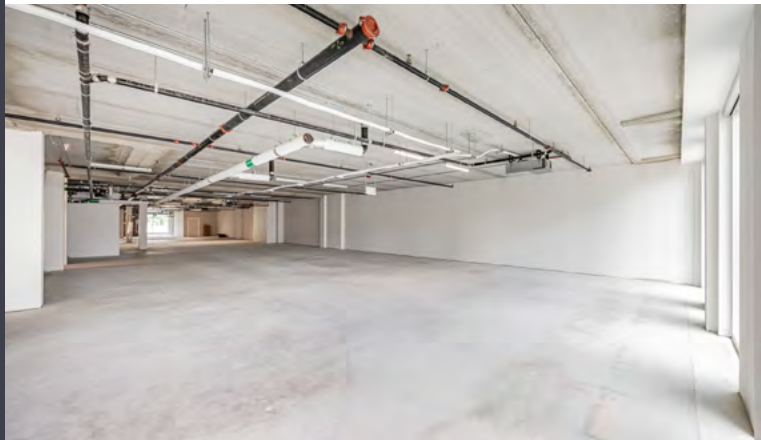


FLOOR PLAN

3rd Floor | 9,988 SF



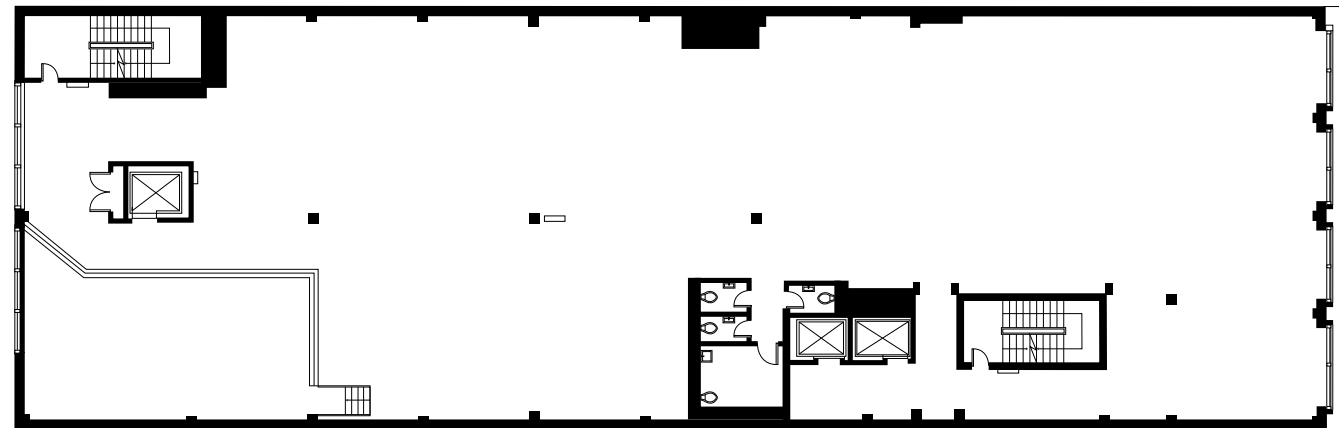
Queen Street West



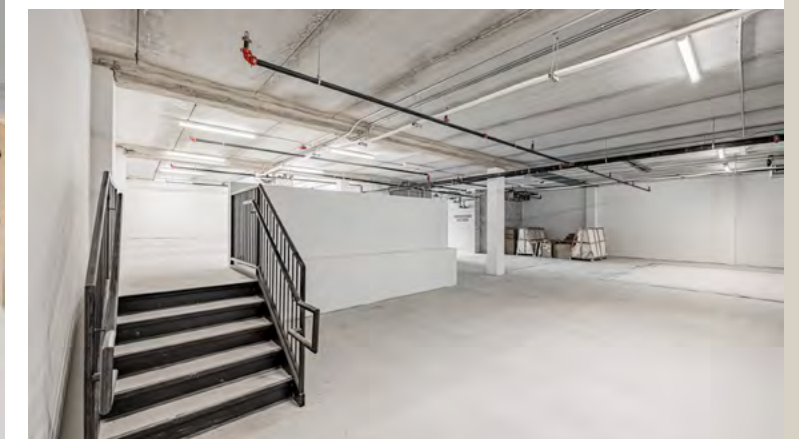
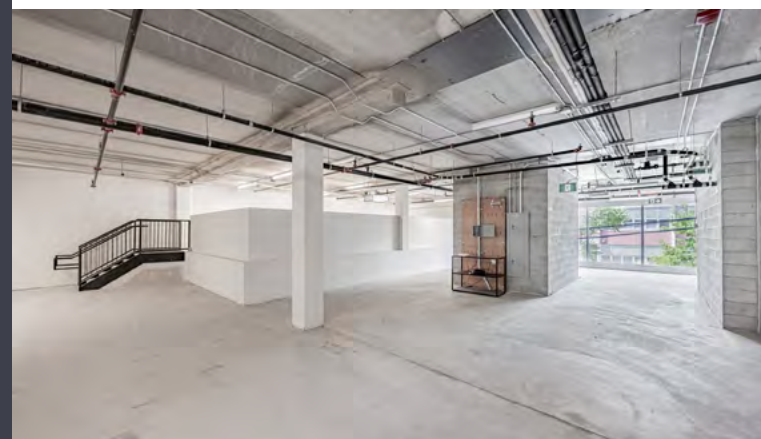
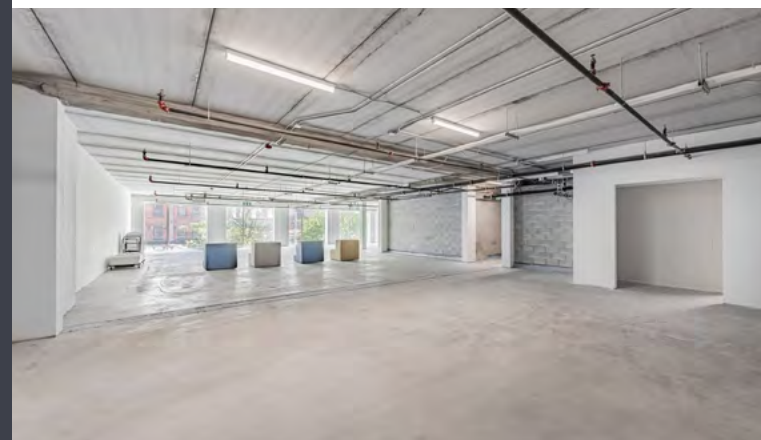
336 QUEEN STREET WEST

FLOOR PLAN

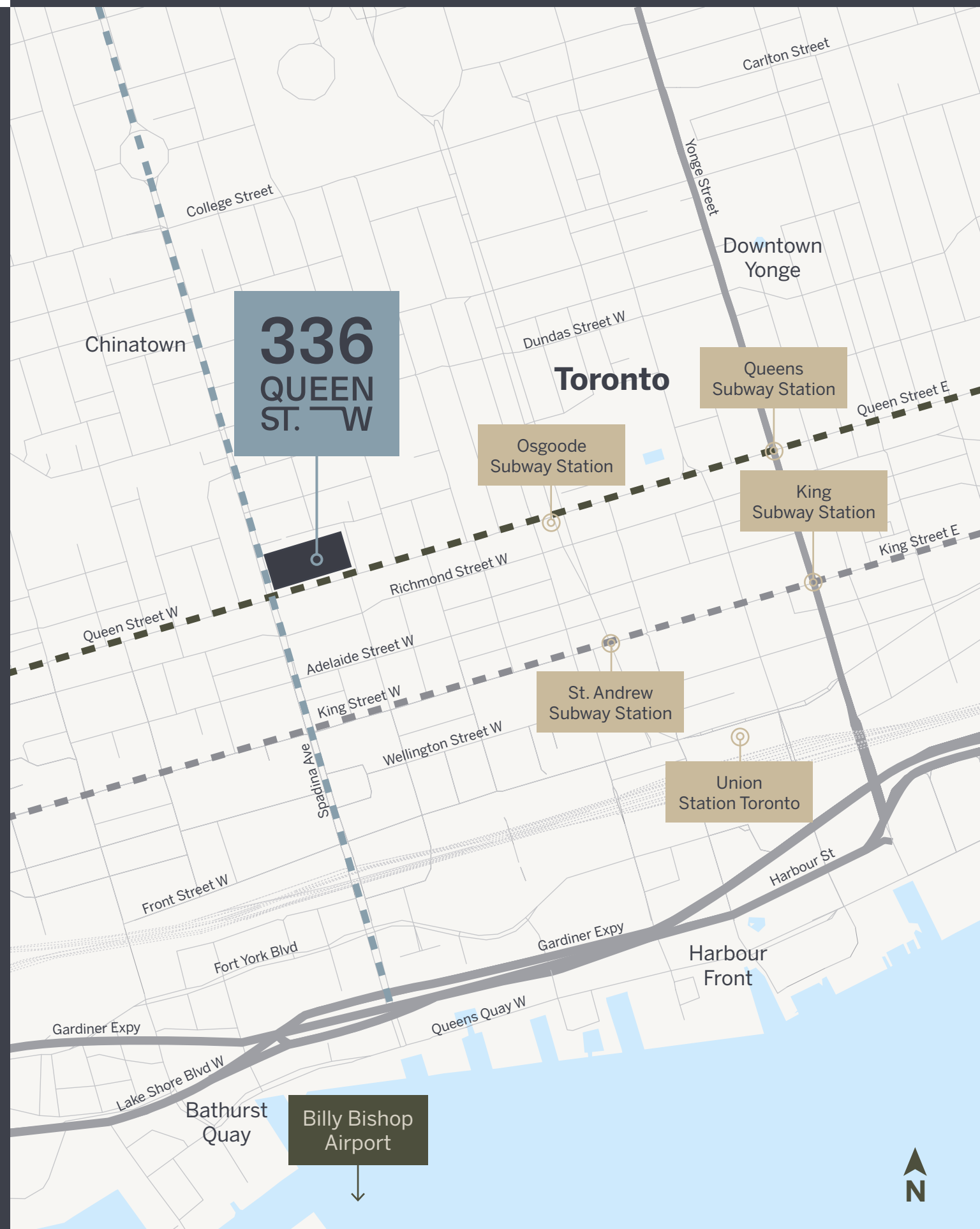
2nd Floor | 10,109 SF



Queen Street West



336 QUEEN STREET WEST



MAP/TRANSIT & LOCATION AMENITIES



QUEEN STREETCAR
At doorstep
SPADINA STREETCAR
5 min walk



OSGOODE SUBWAY
15 min walk



QUEEN WEST DISTRICT



BILLY BISHOP AIRPORT
10 min drive



40+ RESTAURANTS
within 10 min walk



BOUTIQUE SHOPS & MAIN RETAILERS



HOTELS AND ACCOMMODATIONS



15+ SPECIALTY COFFEE SHOPS

AMENITIES ON SITE



Bike Parking on Site



Showers in Premises and Lower Level



Fully Accessible



Storage Lockers



Parking Nearby



Secure Fob and Intercom Access



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