

UNMATCHED VALUE IN MIDTOWN TORONTO

\$2.50
psf/annum
commission
NEW DEALS ONLY

365 BLOOR

Street East



365 Bloor Management

45 BLOOR EAST

Availabilities

| | suite | size | comments | available |
|----------|-------|----------------|--|------------------|
| 20 Floor | 2003 | 4,524 Sq. Ft. | Elevator exposure. Built out with a reception, glass front offices, large boardroom, meeting rooms, kitchen and open area. | Immediate |
| 19 Floor | 1701 | 6,231 Sq. Ft. | Suite in base building condition, ready for customized build-out. Full floor opportunity contiguous for 15,584 Sq. Ft. | Immediate |
| 18 Floor | 1700 | 9,623 Sq. Ft. | Existing improvements in place. Customizable based on preferred layout Full floor opportunity contiguous for 15,584 Sq. Ft. | Immediate |
| 17 Floor | 1606 | 2,450 Sq. Ft. | Built out with a reception, large boardroom, offices/meeting rooms. | Immediate |
| 16 Floor | 1602 | 4,550 Sq. Ft. | Modern professional services build out, with glass front offices, 2 large board rooms, reception and kitchen. | Immediate |
| 15 Floor | 1500 | 7,185 Sq. Ft. | Base building condition ready for customized layout. | Immediate |
| 14 Floor | 1007 | 883 Sq. Ft. | Built out with two multi-purpose rooms, kitchen and open area. | Immediate |
| 13 Floor | 1004 | 1,745 Sq. Ft. | Built out with open area, 2 private offices and kitchenette | Immediate |
| 12 Floor | 1002 | 863 Sq. Ft. | Built out with one large board room and open area. | Immediate |
| 11 Floor | 903 | 816 Sq. Ft. | Built out with two offices and open area. | Immediate |
| 10 Floor | 802 | 4,824 Sq. Ft. | Existing improvements in place. Customizable based on preferred layout | Immediate |
| 9 Floor | 801 | 3,768 Sq. Ft. | Existing improvements in place. Customizable based on preferred layout | Immediate |
| 8 Floor | 500 | 16,651 Sq. Ft. | Full floor opportunity. Built out with a mix of private offices, meeting rooms, kitchen and open area. Furniture is potentially available. | Coming Available |



Exterior



Bookable Boardroom



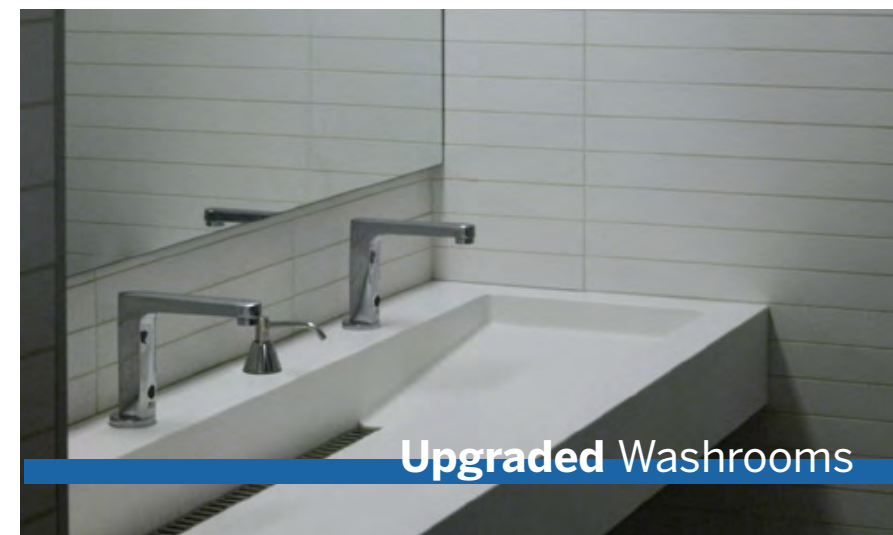
Modernized Lobby



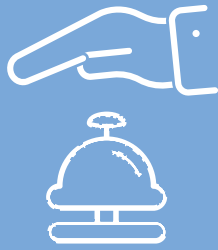
Modernized Common Areas



Modernized Elevator Lobby



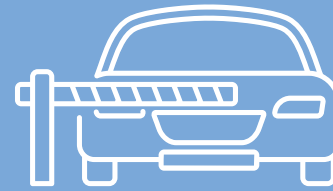
Upgraded Washrooms



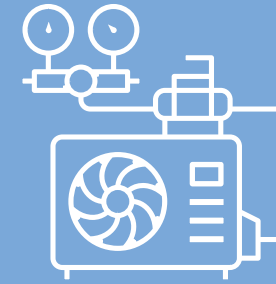
On-Site
Concierge



24/7 Manned
Security



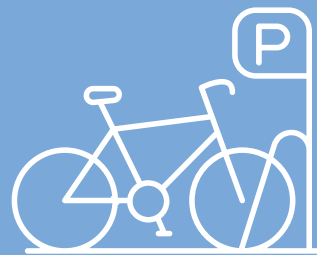
Underground
Parking (1:1000 SF)
Including EV Stalls



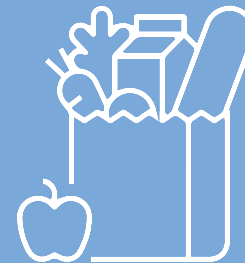
New HVAC and
Electrical Systems



Bookable Boardroom
(Exclusive to tenants)



Bike Parking



Grocery Store &
Restaurants



Drugstore &
Walk-In Clinic



Certification level awarded by BOMA Canada's Building Environmental Standards (BEST) program. It signifies the highest level of environmental performance and sustainability achieved by a building.



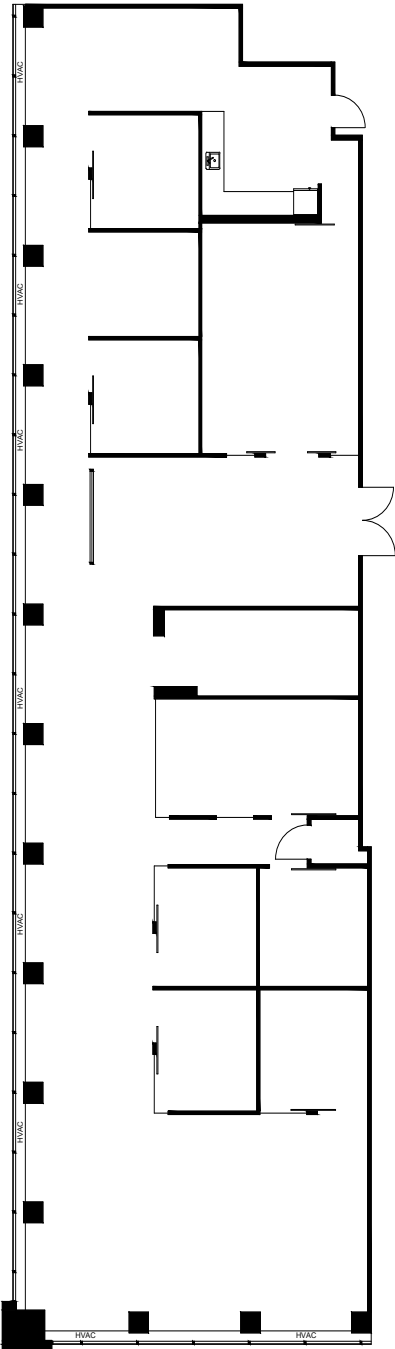
The EARTH Award creates new marketing opportunities to prospective and existing tenants. Give them new insight to the exceptional standards and professionalism of your firm. This award recognizes environmentally friendly and efficient buildings.



A WiredScore Platinum-certified building has cutting-edge infrastructure for reliable connectivity. It offers high-speed internet, robust networks, and multiple service providers.



Earning the prestigious BOMA 360 label demonstrates that a building is outperforming the competition across all areas of operations and management. Designees report the program helped them achieve operational efficiencies as well as higher levels of tenant satisfaction.



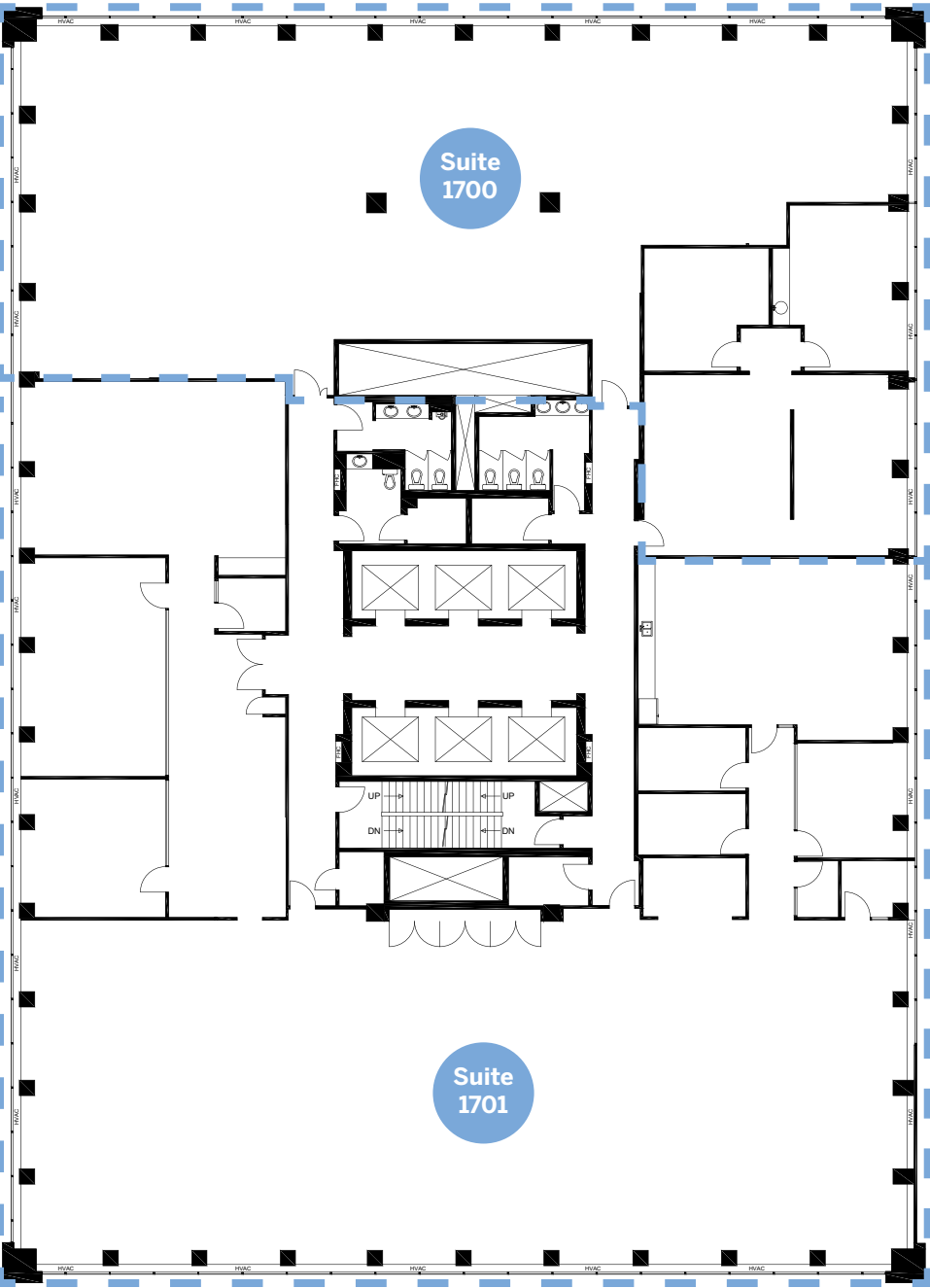
20th Floor

Virtual Tour

Suite 2003 4,524 Sq. Ft.

Elevator exposure. Built out with a reception, glass front offices, large boardroom, meeting rooms, kitchen and open area.

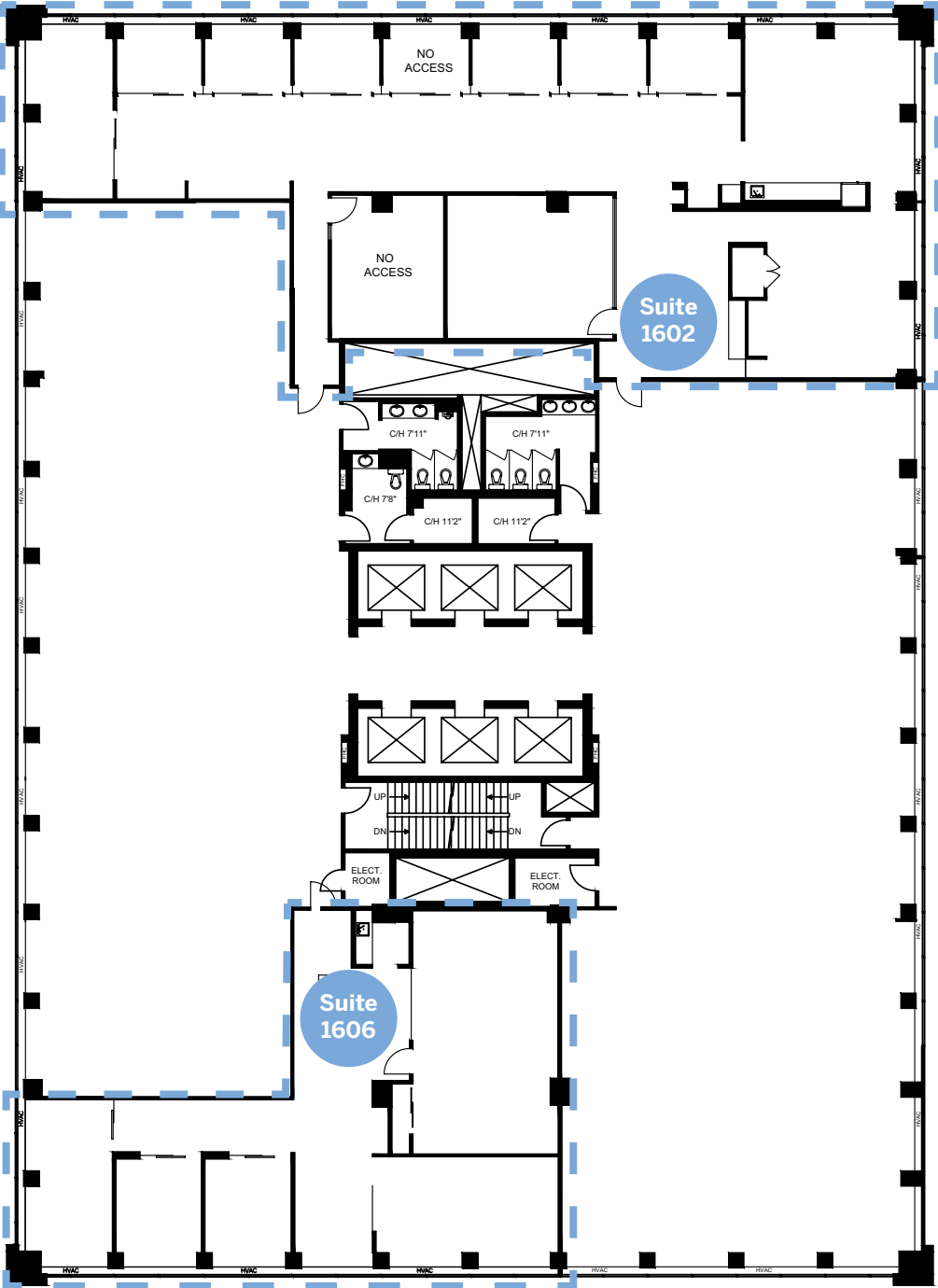




17th Floor 15,584 Sq. Ft. Full Floor Opportunity

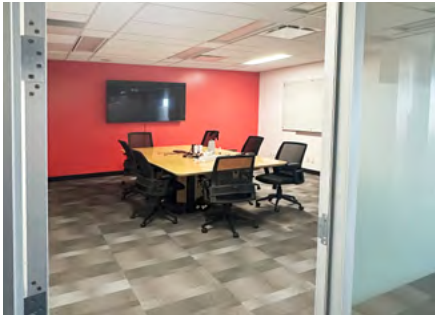
| | | |
|------------|---------------|--|
| Suite 1700 | 6,231 Sq. Ft. | Suite in base building condition, ready for customized build-out. Full floor opportunity contiguous for 15,584 Sq. Ft. |
| Suite 1701 | 9,623 Sq. Ft. | Existing improvements in place. Customizable based on preferred layout Full floor opportunity contiguous for 15,584 Sq. Ft. |

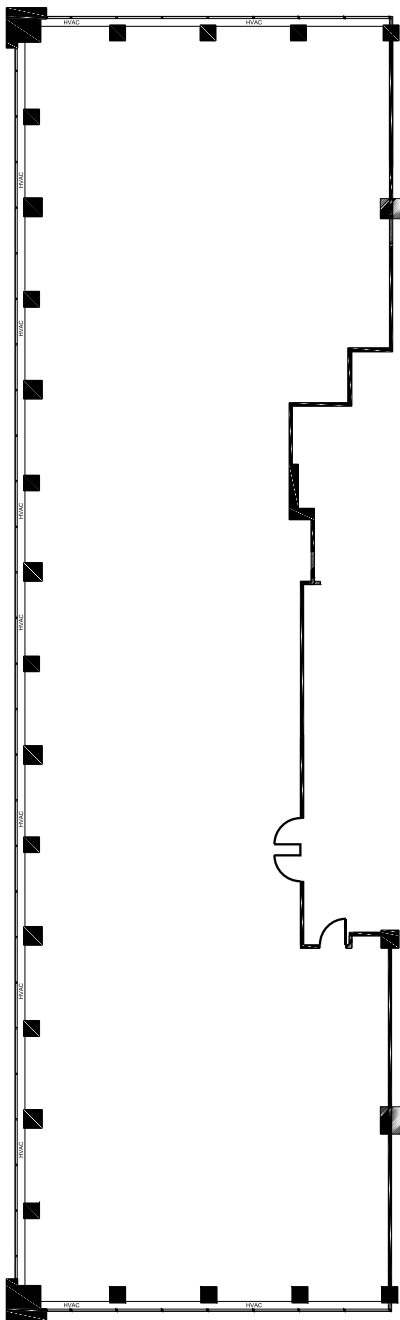




16th Floor

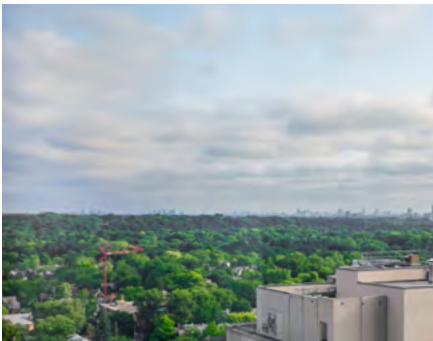
- | | | |
|-------------------|---------------|---|
| Suite 1606 | 2,450 Sq. Ft. | Built out with a reception, large boardroom, offices/meeting rooms. |
| Suite 1602 | 4,550 Sq. Ft. | Modern professional services build out, with glass front offices, 2 large board rooms, reception and kitchen. |





15th Floor

Suite 1500 7,185 Sq. Ft. Base building condition ready for customized layout.

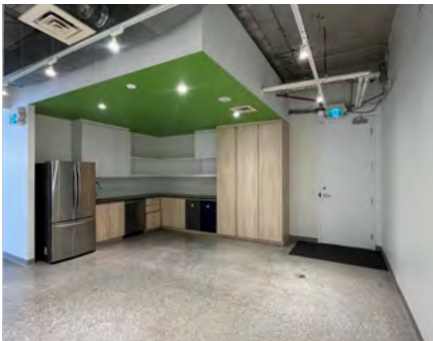
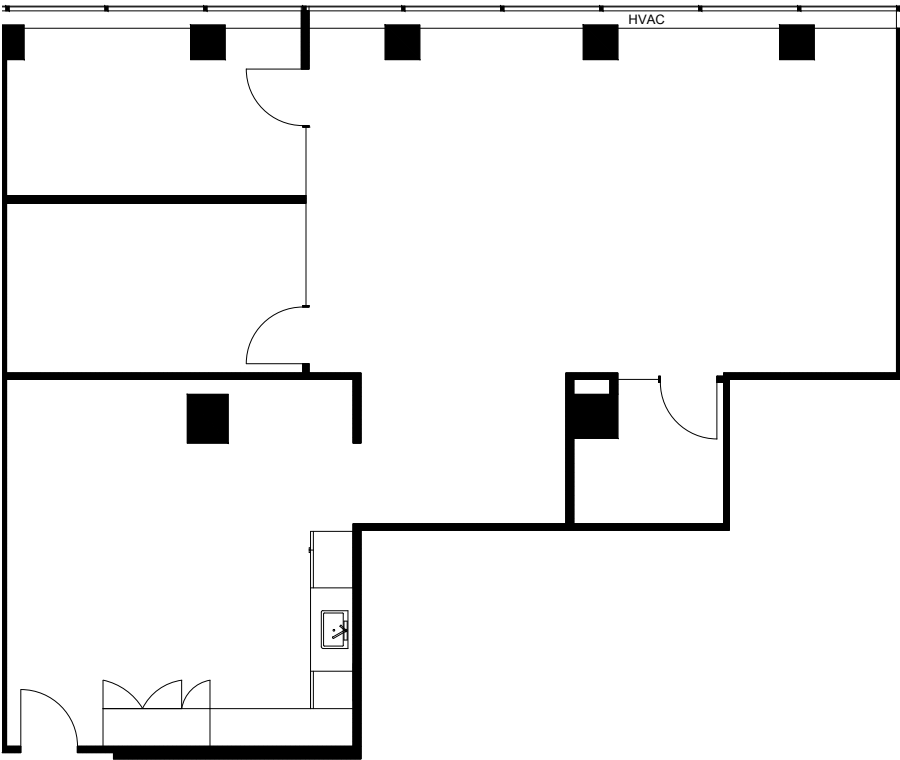


Views



10th Floor

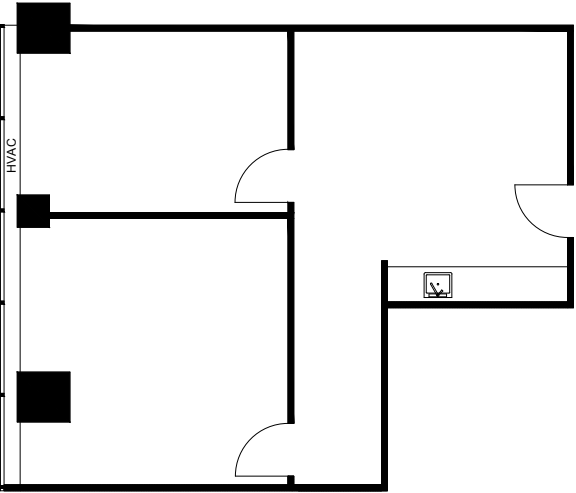
Suite 1004 1,745 Sq. Ft. Built out with open area, 2 private offices and kitchenette



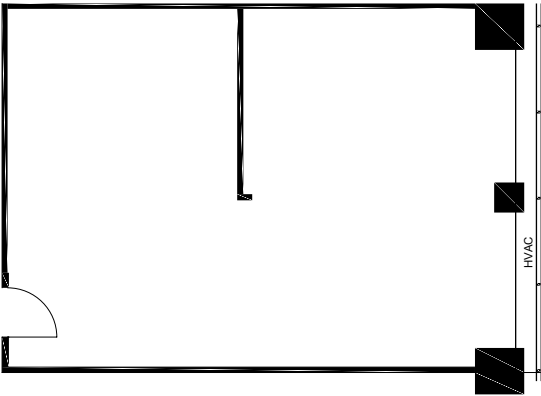
10th Floor

Suite 1007 883 Sq. Ft. Built out with two multi-purpose rooms, kitchen and open area.

Suite 1002 863 Sq. Ft. Built out with one large board room and open area



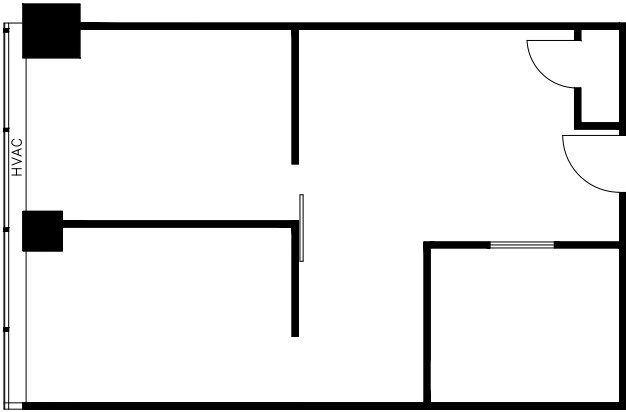
Suite 1007



Suite 1002

9th Floor

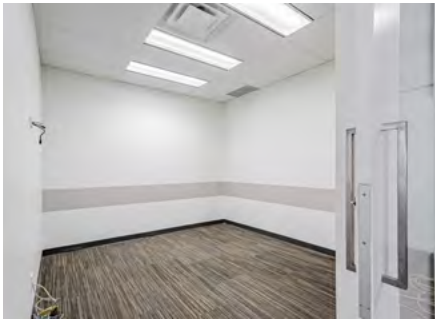
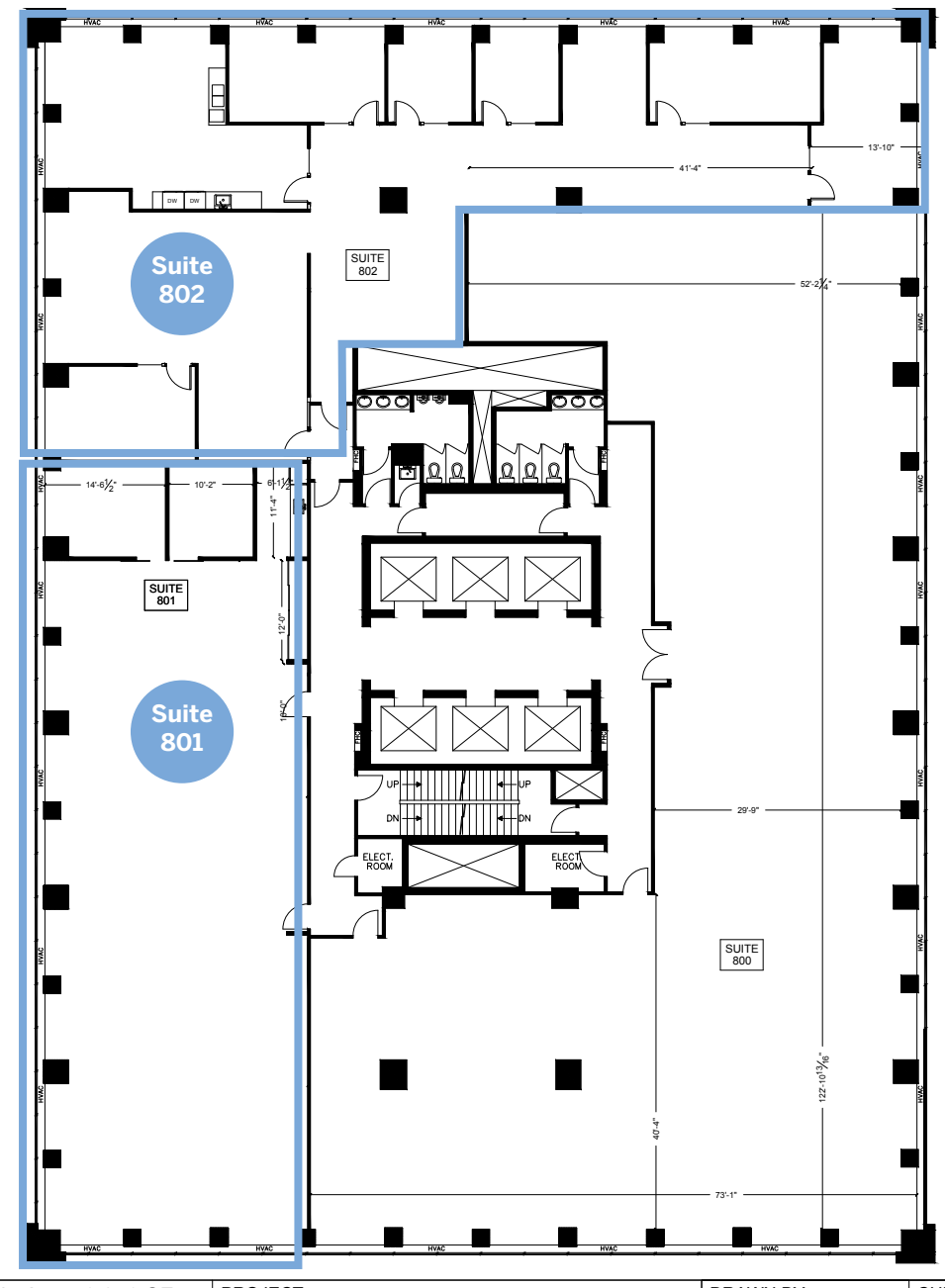
Suite 903 816 Sq. Ft. Built out with two offices and open area.

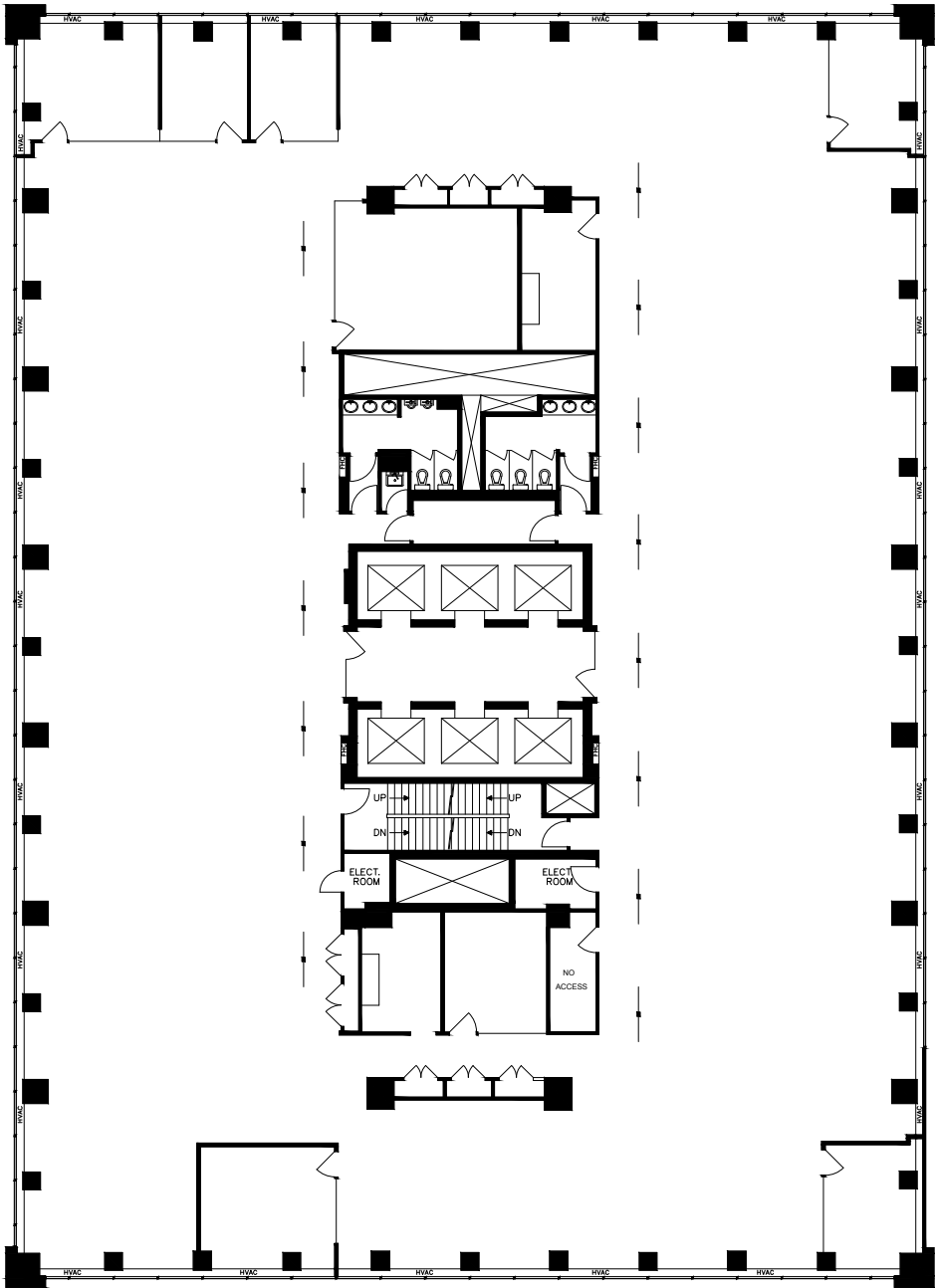


Suite 903

8th Floor

| | | |
|-----------|---------------|---|
| Suite 802 | 4,824 Sq. Ft. | Existing improvements in place. Customizable based on preferred layout |
| Suite 801 | 3,768 Sq. Ft. | Existing improvements in place. Customizable based on preferred layout |





5th Floor

Suite 500

16,651 Sq. Ft.

Full floor opportunity. Built out with a mix of private offices, meeting rooms, kitchen and open area. Furniture is potentially available.

Transit

○ TTC Subway

Cafe and Dinng

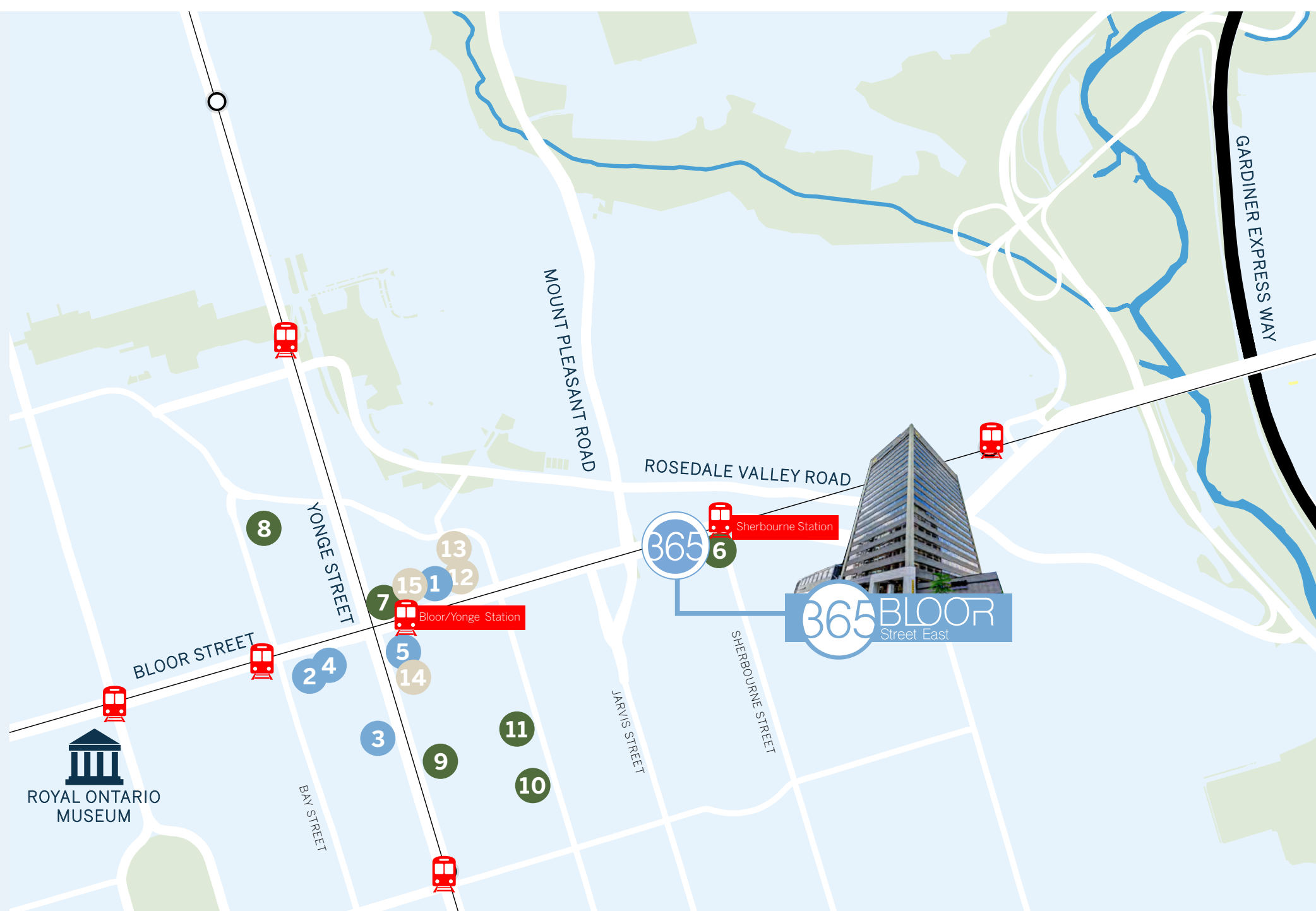
- ① Living Room
- ② Eatly Toronto
- ③ 7 West Toronto
- ④ AP
- ⑤ Cafe Landwer

Hotels

- ⑥ Canopy by Hilton Toronto Yorkville
- ⑦ W Toronto
- ⑧ Four Seasons Hotel Toronto
- ⑨ The Anndore House, part of JDV by Hyatt
- ⑩ Victoria's Mansion Guest Toronto
- ⑪ Town Inn Suites

Groceries

- ⑫ The Market by Longo's
- ⑬ Rabba Fine Foods
- ⑭ H Mart
- ⑮ Shoppers Drug Mart



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About JLL

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