

840 ST. CLAIR AVENUE WEST



RIGHT-SIZED CONDO RETAIL IN ST. CLAIR WEST VILLAGE



OPPORTUNITY OVERVIEW

Positioned in the heart of St. Clair West Village, 840 St. Clair Avenue West offers a prime 1,165 SF retail opportunity with ample frontage. This 116-unit condo development benefits from strong residential density and steady foot traffic, while enjoying convenient public transit access via the TTC and St. Clair streetcar line that connects directly to St. Clair West Station.

The St. Clair Avenue West corridor has evolved into a vibrant retail destination featuring an appealing mix of long-standing local retailers, independent cafes, restaurants, and boutiques. Located just off the corner of Winona Drive and St. Clair Avenue West, this property attracts both local residents and destination visitors seeking unique shopping and dining experiences in this dynamic neighborhood.

Over the years, St. Clair Avenue West has been transformed through significant redevelopment and revitalization initiatives aimed at enhancing the streetscape, improving pedestrian and cyclist infrastructure, and attracting new businesses. This ongoing evolution has established the area as one of Toronto’s most desirable retail corridors, offering businesses an opportunity to thrive in a community-focused environment with strong local support.



DEMOGRAPHIC – 1KM



29,090

Total Population



23,036

Daytime Population



11,766

Total Households



\$149,051

Avg. HH Income



3.2%

Growth Rate Over Next 5 Years



39.9

Median Age

Source: Environics, 2025



PROPERTY OVERVIEW



1,165 SF
Unit 1



Immediately
Available



5 – 10 Years
Term



Please Contact Listing Agents
Net Rent



\$28.14 PSF (est. 2025)
Additional Rent

PROPERTY HIGHLIGHTS

- Right-sized 1,165 SF retail unit with approximately 20 feet of frontage
- Situated at the base of a 116-unit condominium development
- 512 Streetcar line within steps of the unit
- No Frills grocery store nearby driving significant foot traffic
- Multiple new developments bringing increased density to the immediate area



RETAILERS

- 1 Emma’s Country Kitchen
- 2 Nodo Hillcrest
- 3 Bar Ape Gelato
- 4 Pura Vida Restaurant
- 5 Ferro Bar & Cafe
- 6 Krave Coffee
- 7 Chocolat de Kat
- 8 Baker and Scone
- 9 FK
- 10 Capulus Coffee House

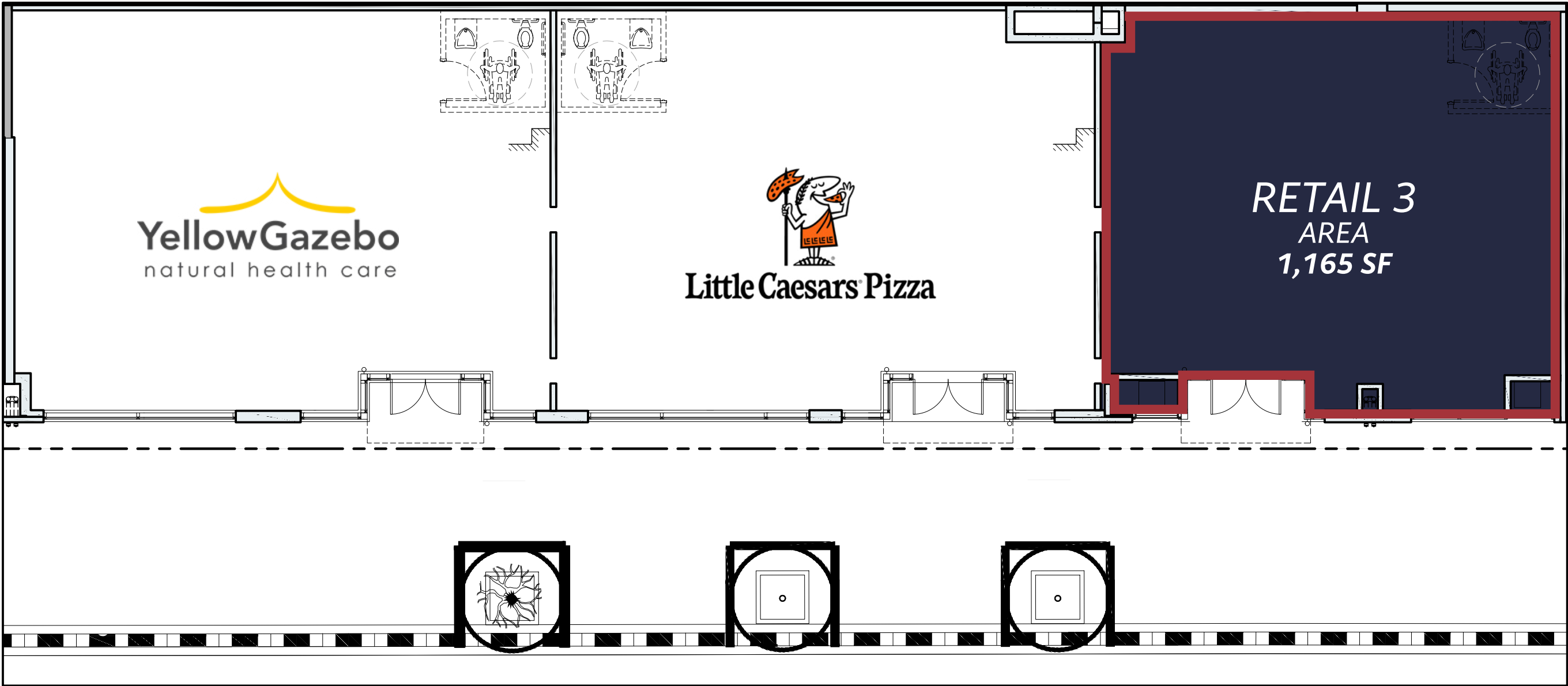
- 11 Cafe Roma
- 12 Queen of Persia Restaurant
- 13 Itacate
- 14 Rosa’s
- 15 Cano Restaurant
- 16 ChocoSol Traders
- 17 Kafe Dáki
- 18 Pita And Hummus
- 19 The Grind Cafe
- 20 JABS - St Clair West

- 21 Raahi Modern Indian Kitchen & Bar
- 22 What A Bagel - St. Clair

DEVELOPMENTS UNDER CONSTRUCTION

DEVELOPMENT	UNITS	ADDRESS
1 Foret	1,338	1467 Bathurst St, Toronto
2 Raglan House	320	65 Raglan Ave, Toronto
3 Grove Urban Condos	153	133 Vaughan Rd, Toronto
4 Monza Condos	76	861-863 St Clair Ave W, Toronto
5 908 St. Clair West	173	908 St Clair Ave W, Toronto

FLOOR PLAN



ST. CLAIR AVENUE WEST

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**BRANDON GORMAN****

Executive Vice President
+1 416 855 0907
Brandon.Gorman@jll.com

GRAHAM SMITH*

Executive Vice President
+1 416 855 0914
Graham.Smith@jll.com

AUSTIN JONES**

Associate Vice President
+1 416 304 6050
Austin.Jones@jll.com

MATTHEW MARSHALL*

Associate Vice President
+1 416 238 9925
Matthew.Marshall@jll.com

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