

6

Adelaide Street East

FOR LEASE



Opportunity Overview

6 Adelaide Street East is on the northeast corner of Yonge and Adelaide Street East. This prime location features a 2,918 SF ground retail unit with wraparound frontage, offering future tenants maximum visibility and exposure at this high-traffic intersection.

The property features perfect 100 Walk and Transit Scores, with immediate access to King subway station and the PATH system. The location provides consistent exposure to significant pedestrian traffic and the large office workforce of Toronto's financial core, capturing a diverse range of consumer demographics.



Area Overview

6 Adelaide Street East is strategically positioned in the heart of the financial district, where substantial pedestrian flow connects major office buildings and the bustling PATH network.

This prime location offers exceptional transit access, steps from King Station on Line 1 and a 5-minute walk to Union Station. The area serves high-income professionals from financial services, legal, and consulting sectors, complemented by luxury condominium residents and tourists.

The commercial district features major banks, premium coffee shops like Starbucks and Dineen, and upscale restaurants such as Terroni, JOEY, and Hy’s steakhouse. Located near CF Toronto Eaton Centre and St. Lawrence Market, the area combines business prestige with urban convenience.

DEMOGRAPHICS - 1KM

	Total Population	69,419
	Daytime Population	277,584
	Workplace Population	252,880
	Growth Rate Over Next 5 Years	26.6%
	Median Age	33.1

Source: Environics, 2025



Property Details

Retail Unit	2,918 SF
Available	Immediately
Term	5-10 Years
Net Rent	Please Contact Listing Agents
Additional Rent	\$31.32 PSF (EST. 2025)

Property Highlights

- Ground floor retail spaces in a premier financial district office building
- Steps from King Street subway station and 304 and 504 streetcar stops.
- Prominent corner retail opportunity at the intersection of Yonge and Adelaide Street East
- Neighboring retailers: Starbucks, McDonald’s, Sud Forno, Dineen Coffee Co., Subway, Craft Beer Market, and Good Life Fitness



Floor Plan

Retail Unit - 2,918 SF



Neighbourhood

●
RESTAURANTS

- 1. Terroni
- 2. Sansotei Ramen
- 3. Carisma
- 4. Swaagat Toronto
- 5. Beerbistro restaurant and bar
- 6. Leña Restaurante
- 7. Hy's Steakhouse & Cocktail Bar
- 8. JOEY King St
- 9. Cantina Mercatto
- 10. Cafe Landwer Front
- 11. King Taps First Canadian Place
- 12. La Bettola Di Terroni
- 13. The Chase
- 14. Piano Piano Restaurant

●
CAFES

- 15. Fahrenheit Coffee
- 16. Maman
- 17. Mos Mos Coffee
- 18. Dineen Coffee Co.
- 19. Starbucks
- 20. Versus Coffee
- 21. 11:59 Bar:Café

○
HOSPITALITY & AMENITY

- 22. CF Toronto Eaton Centre
- 23. Nathan Phillips Square
- 24. The Omni King Edward Hotel
- 25. One King West Hotel & Residence
- 26. Sheraton Centre Toronto Hotel
- 27. St. Lawrence Market
- 28. Holiday Inn Express Toronto Downtown
- 29. Cambridge Suites Toronto



TTC Subway Station



TTC Subway Line



501 Queen streetcar



504 King streetcar



TTC Line 1



6

Adelaide Street East

FOR LEASE

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

BRANDON GORMAN**
Executive Vice President
+1 416 855 0907
Brandon.Gorman@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

Disclaimer

Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2025 Jones Lang LaSalle IP, Inc. All rights reserved. **Broker. *Sales Representative.