

464-466

College Street

RETAIL FOR LEASE



Area Overview

464-466 College Street is centrally located between four iconic retail nodes in Toronto: Kensington Market, Harbord Village, Little Italy and Trinity Bellwoods.

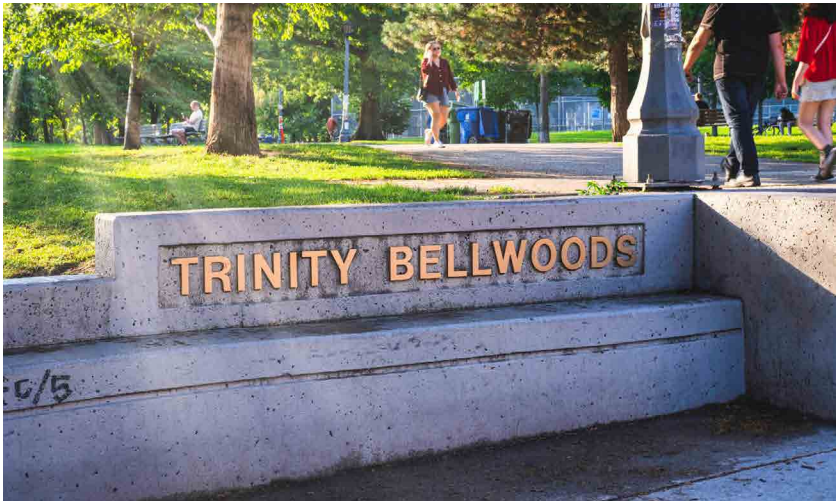
Retailers in the immediate area benefit from strong pedestrian and vehicular traffic from residents, tourists and visitors looking to explore the thriving boutique restaurants and shops on College Street.

The property has convenient access to public transit, located steps from the TTC College Street and Bathurst Streetcar stops. Join this rapidly growing area, driven by new residential projects and rising demand for retail services.

Demographics – 1KM

Total Population:	32,675
Daytime Population:	36,520
Workplace Population:	21,864
Growth Rate Over Next 5 Years:	4.8%
Median Age:	36.5

Enviroics, 2025



Property Overview

Ground Floor: 1,755 SF [Divisible]

Lower Level: 1,838 SF

Available: February 1st, 2026

Term: 5-10 Years

Net Rent: Please Contact Listing Agents

Additional Rent: \$33.61 PSF (est. 2025)

Property Highlights

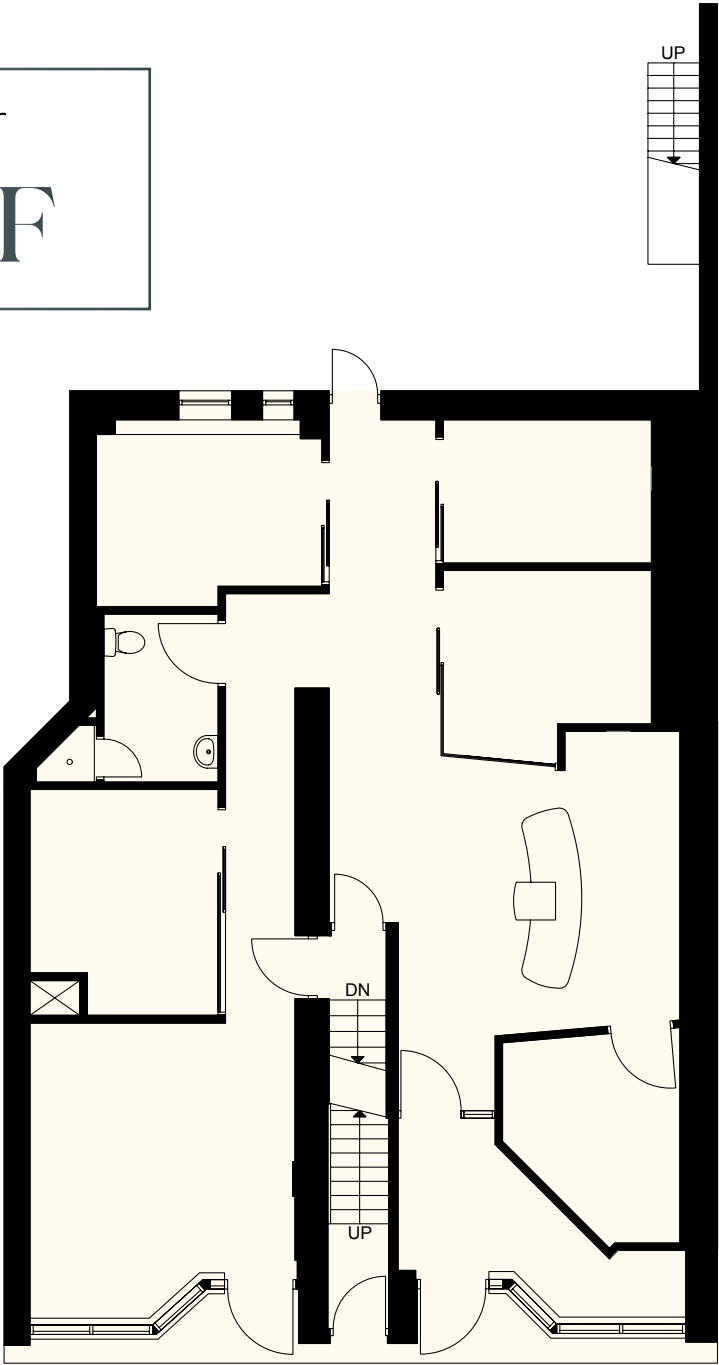
- Excellent branding opportunity with over 25 feet of frontage
- Large front windows allowing for an abundance of natural light into the space
- Situated in between four iconic retail nodes: Kensington Market, Harbord Village, Little Italy and Trinity Bellwoods
- Neighbouring retailers include: Shoppers Drug Mart, Quetzal, Structube, DaNico, LCBO & Bar Raval
- Lower Level included with the ground floor
- Patio space available



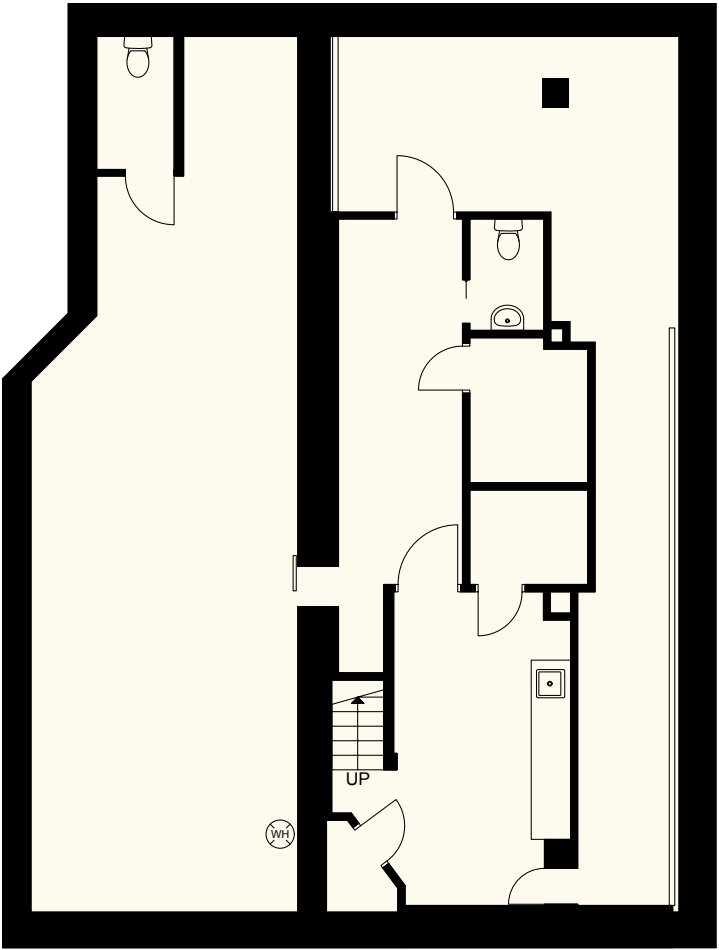
Floor Plan



Ground Floor
1,755 SF



Lower Level
1,838 SF



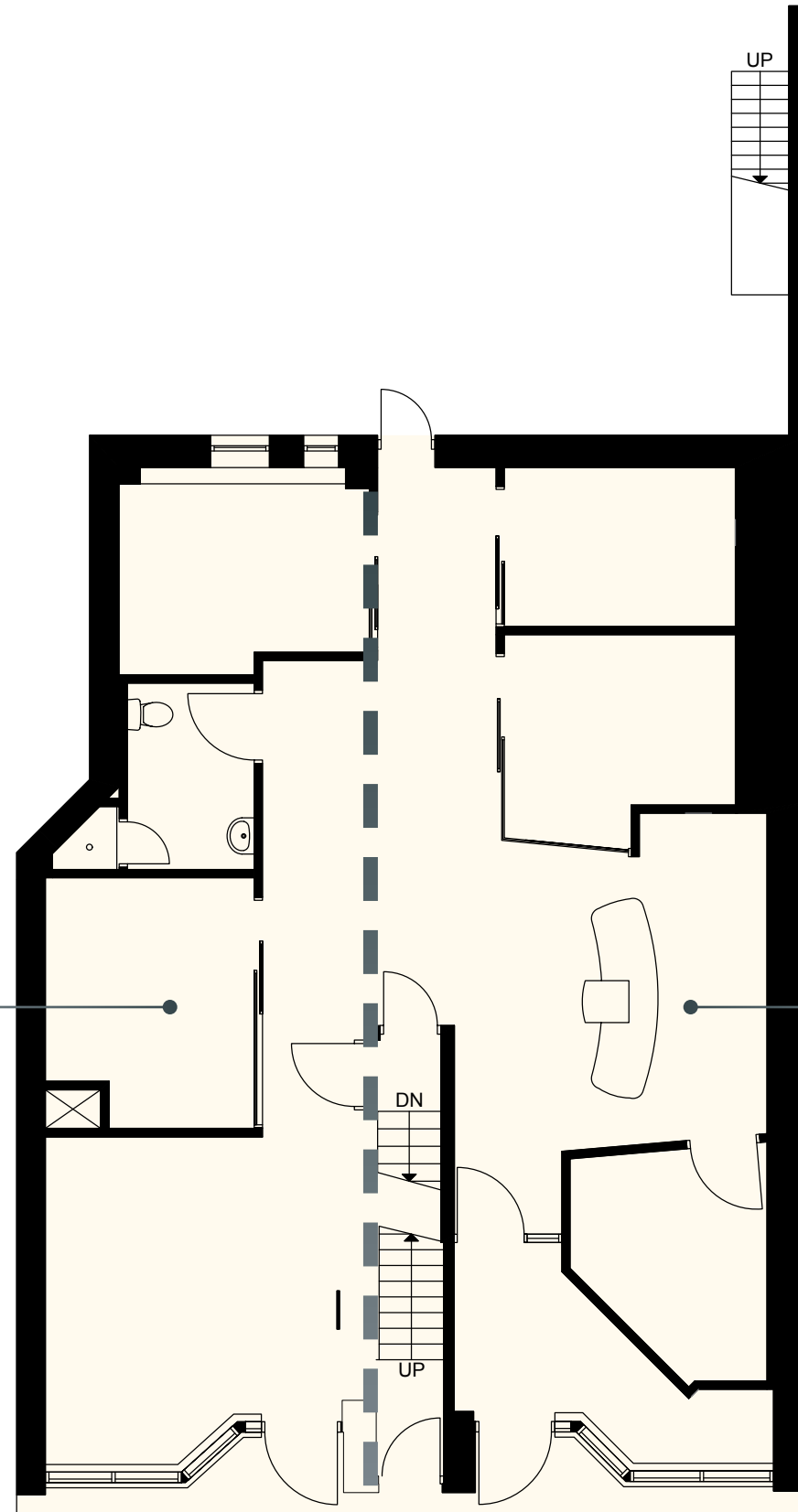
College Street

Floor Plan

Demising Plan - Ground Floor



466 College Street
758 SF



464 College Street
997 SF

College Street

Neighborhood Retailers



Food & Drinks

1. Voodoo Child Cocktail & Espresso Bar
2. Starbucks
3. DaNico
4. Snakes & Lattes College
5. Liu Loqum Atelier
6. Happy Burger - Lippincott Street
7. Pomegranate Restaurant
8. BEAR Steak Sandwiches
9. J's Steak Frites College
10. Mrs. Robinson
11. Quetzal
12. Trattoria Taverniti
13. Cafe Diplomatico Restaurant & Pizzeria
14. Contrada
15. Zitto Zitto Taverna
16. Bar Raval
17. DaiLo

Shopping and Amenities

1. Shoppers Drug Mart
2. The Beer Store
3. Winners
4. T&T Supermarket College Store
5. LCBO
6. RBC Royal Bank
7. Structube
8. Healthy Planet - College & Bathurst

Photo Gallery

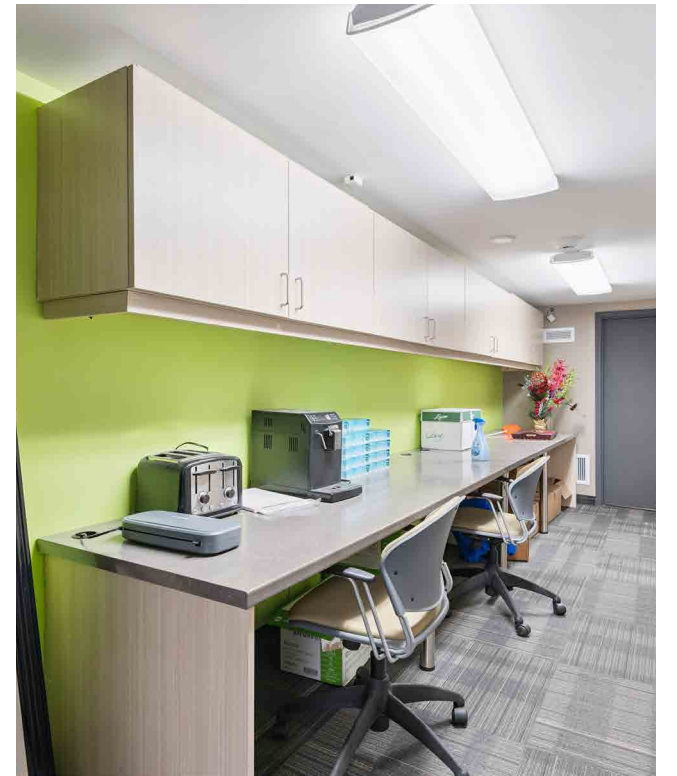
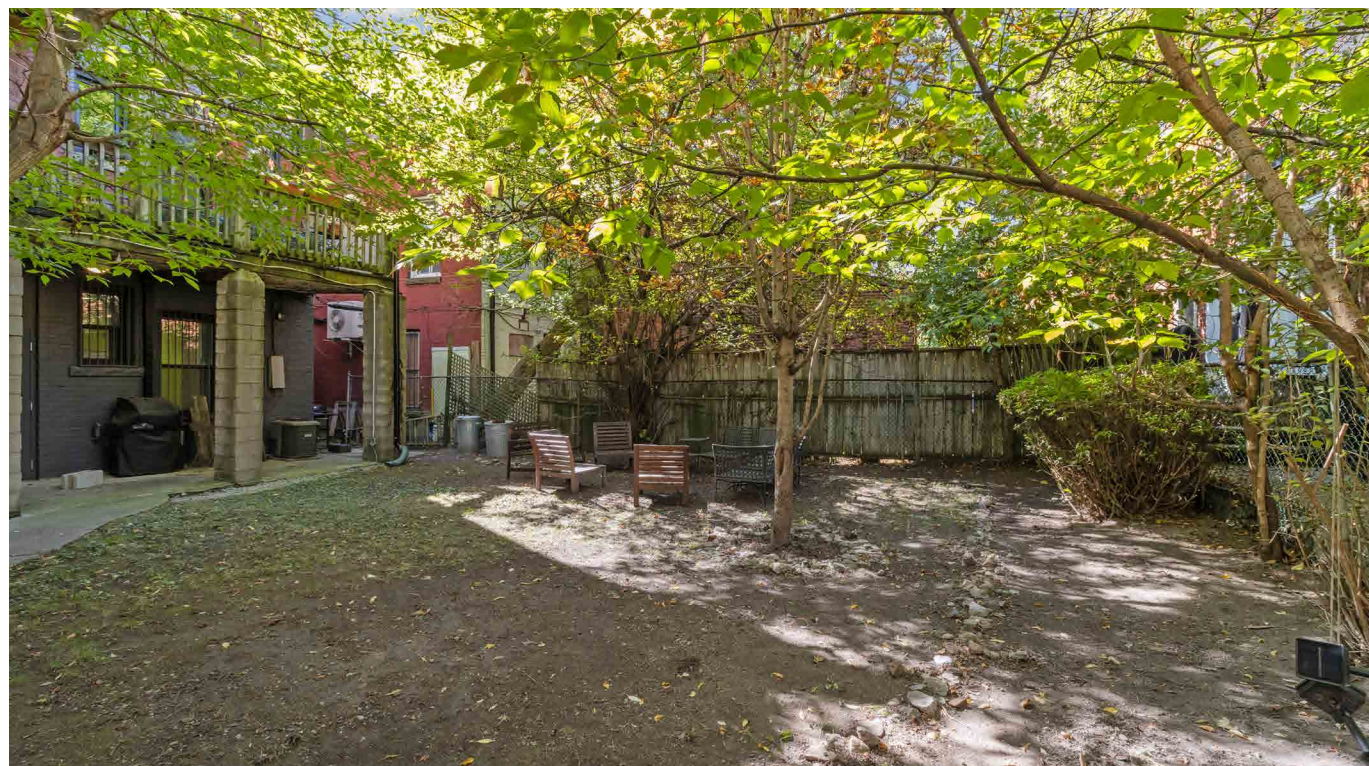


Photo Gallery

- Dedicated Patio Opportunity



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