



2575

DANFORTH AVENUE

Retail For Lease

MULTIPLE RETAIL OPPORTUNITIES
IN THE HEART OF DANFORTH VILLAGE









Opportunity Overview

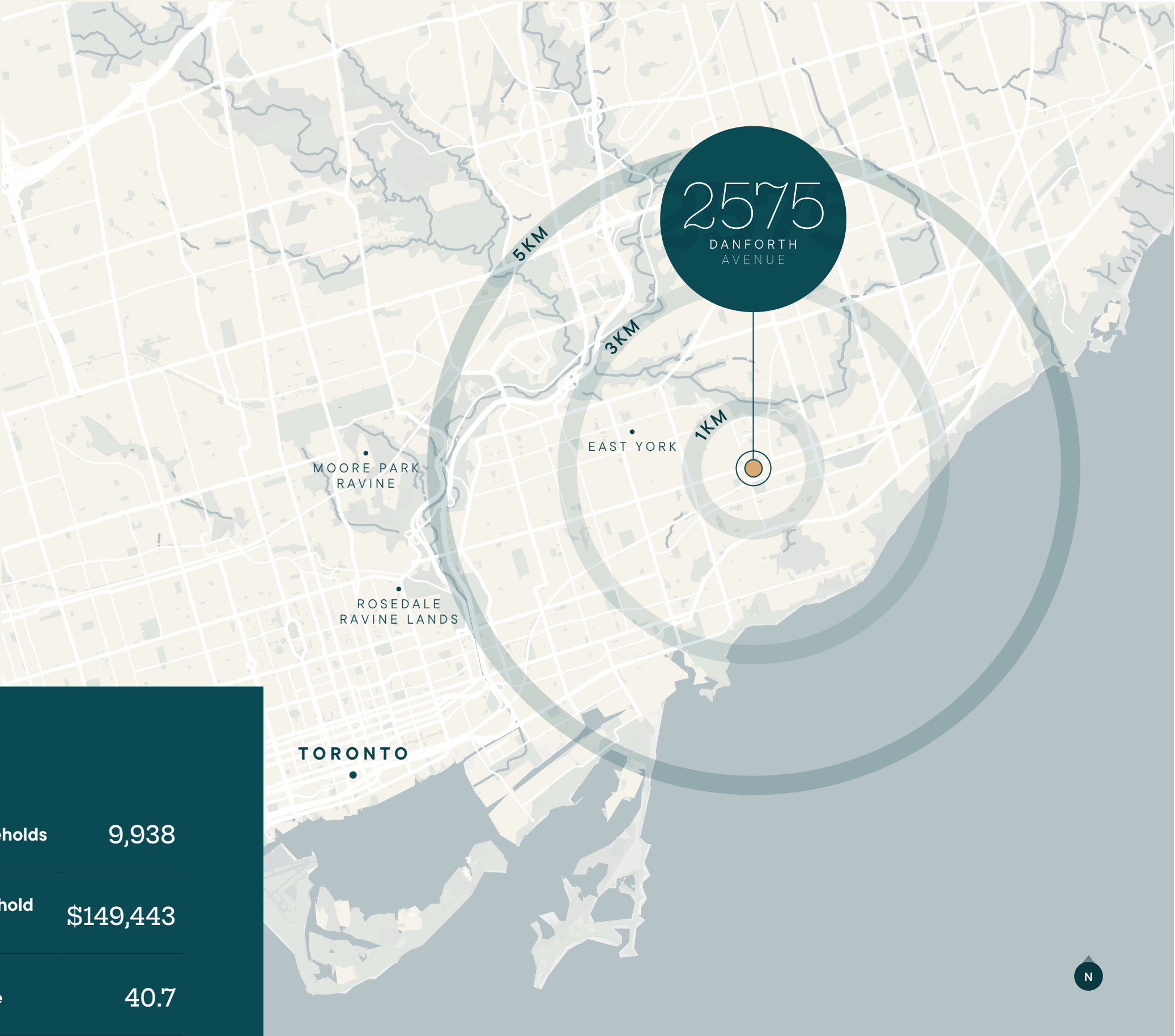
2575 Danforth Avenue offers multiple right-sized and large format retail opportunities in the heart of the Danforth Village.

This retail is situated at the base of Main Square Apartments, a mixed-use community with four separate slab-style buildings totaling 1,123 units.

Strategically located within a 2-minute walk of both Main Street Subway Station and Danforth Subway Station and the Danforth GO Train Station, this site has great access to public transit. Adding to its appeal, Canadian Tire and Sobeys's are both within 200 meters, driving significant customer traffic to the area throughout the week and creating an ideal environment for retail success.

DEMOGRAPHICS (1KM)

	Total Population	25,100		Total Households	9,938
	Daytime Population	21,909		Avg. Household Income	\$149,443
	Growth Rate over next 5 Years	3.0%		Median Age	40.7



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Retail Overview

AVAILABILITIES

Unit 5-6	1,548 sf] Can be leased together or separately
Unit 7	2,316 sf	
Unit 12	11,297 sf	
Unit 14	716 sf] Can be leased together or separately
Unit 8	2,793 sf	
Unit 9	3,746 SF	
Unit 16	7,688 sf	
Net Rent	Please contact Listing Agents	
Additional Rent	\$18.11 PSF (est. 2025)	
Available	Immediately	



PROPERTY HIGHLIGHTS



Within **2-minute walk** of Main Street Subway Station and Danforth GO Station



Neighbouring tenants include **Subway, Canadian Tire, Scotiabank** and **Shoppers Drug Mart**



175 customer parking stalls (75 surface with 3-hour limit, 100 underground)



Grade level loading available



Retail storage space available



\$100 million landlord investment in redevelopment project

Area Overview

The Danforth and Main Street intersection serves as a vital transportation hub where the TTC's Line 2 subway and Danforth GO station converge, offering seamless connectivity to downtown Toronto and the broader GTA region.

Danforth Avenue features a vibrant mix of retailers including high-traffic anchors like **Canadian Tire**, **Shoppers Drug Mart**, and **Scotiabank** alongside independent boutiques, international restaurants, and fresh food markets that collectively create a dynamic shopping destination.

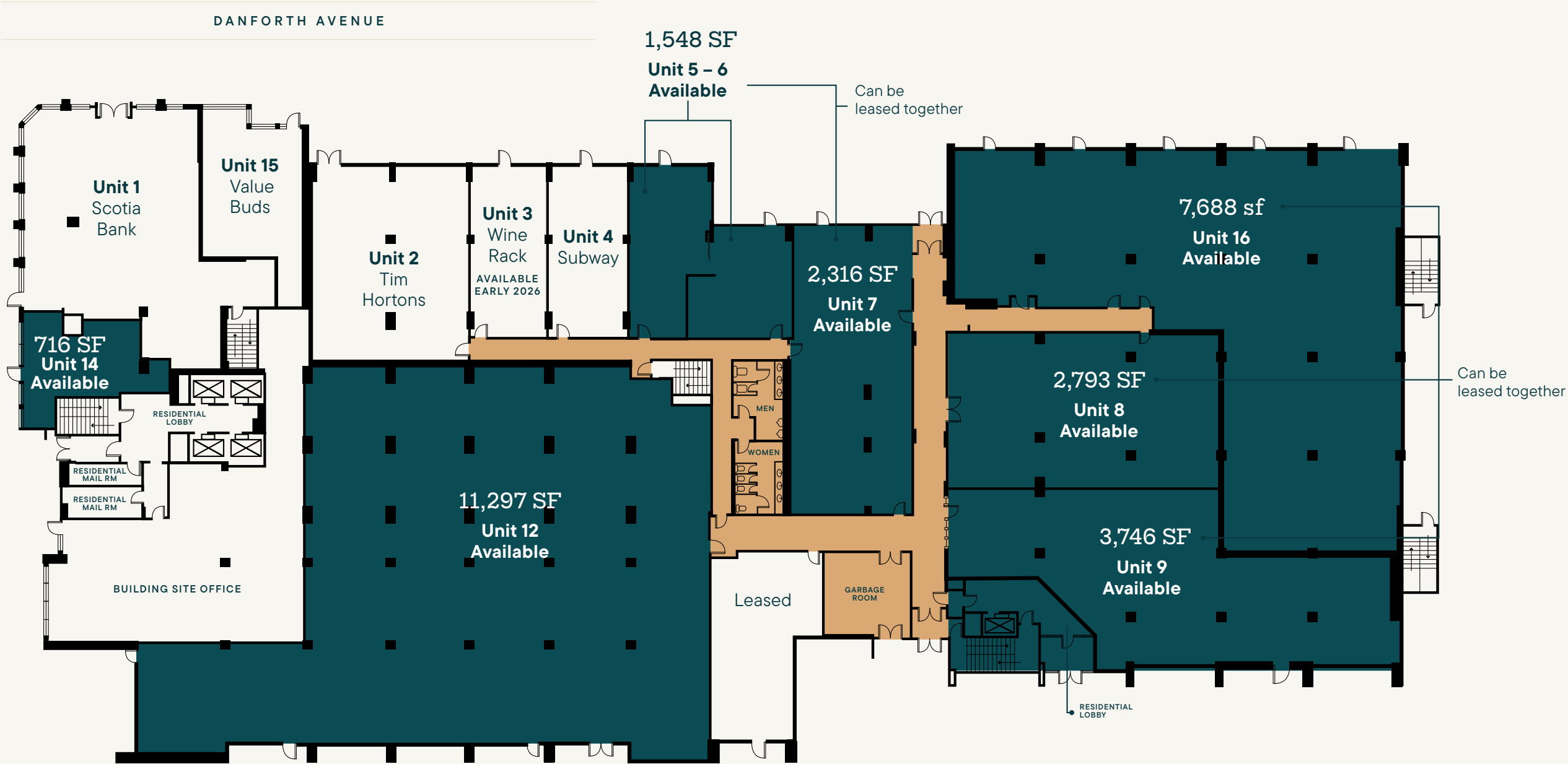
The neighborhood attracts a diverse demographic of families and young professionals who value the area's exceptional walkability, cultural amenities, and relatively affordable housing compared to downtown neighborhoods.

Recent development projects have brought renewed energy to this established east-end corridor, enhancing its appeal as both a residential community and retail destination while preserving the unique charm that makes the Danforth one of Toronto's most beloved districts.



Site Plan

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			Unit 16			7,688 sf	



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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

LAWRENCE HILDEBRAND*
Executive Vice President

+1 416 391 6977
Lawrence.Hildebrand@jll.com

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