

1240 & 1242 YONGE STREET

RETAIL FOR
LEASE / SALE

1242
YONGE STREET

1240
YONGE STREET



Executive Summary

JLL is pleased to present for sale 1240 Yonge Street and 1242 Yonge Street, Toronto — two distinct street-front retail properties located in the heart of Summerhill, one of Toronto’s most affluent and supply-constrained retail corridors. The properties may be acquired together or separately, providing flexibility for both investors and owner-users.

1240 Yonge Street, currently occupied by Nutbar, is being offered for both sale and lease and represents an ideal opportunity for end-users seeking high-profile Yonge Street frontage in a highly affluent and densely populated Midtown Toronto neighbourhood.

1242 Yonge Street is occupied by Waxon and is being offered for sale with a long-term lease in place featuring significant contractual rental escalations, providing secure and growing cash flow within a premier Yonge Street location.

Together, the properties occupy a highly visible corner position at Yonge Street and Walker Avenue and benefit from exceptional pedestrian traffic, direct subway accessibility via Summerhill Station, and immediate proximity to Yorkville, Rosedale, and the Yonge/Bloor corridor. The units feature modern improvements and are well suited for a broad range of retail, wellness, medical, beauty, fitness, service commercial, and professional uses.

Located within an established mixed-use neighbourhood characterized by affluent residential density, boutique retail, and continued intensification, the offering represents a rare opportunity to acquire irreplaceable high-street retail real estate along one of Toronto’s most proven and historically resilient retail corridors.

Property Overview

Address	1240 Yonge Street + 1242 Yonge Street	
Asset Type	Retail	
Title	Condo Title	
	1240 Yonge Street	1242 Yonge Street
PIN	126810001	126810002
Retail GLA	2,233 SF	1,700 SF
Occupancy	Available November 1, 2026	Leased until March 31, 2035



Tenant Summary

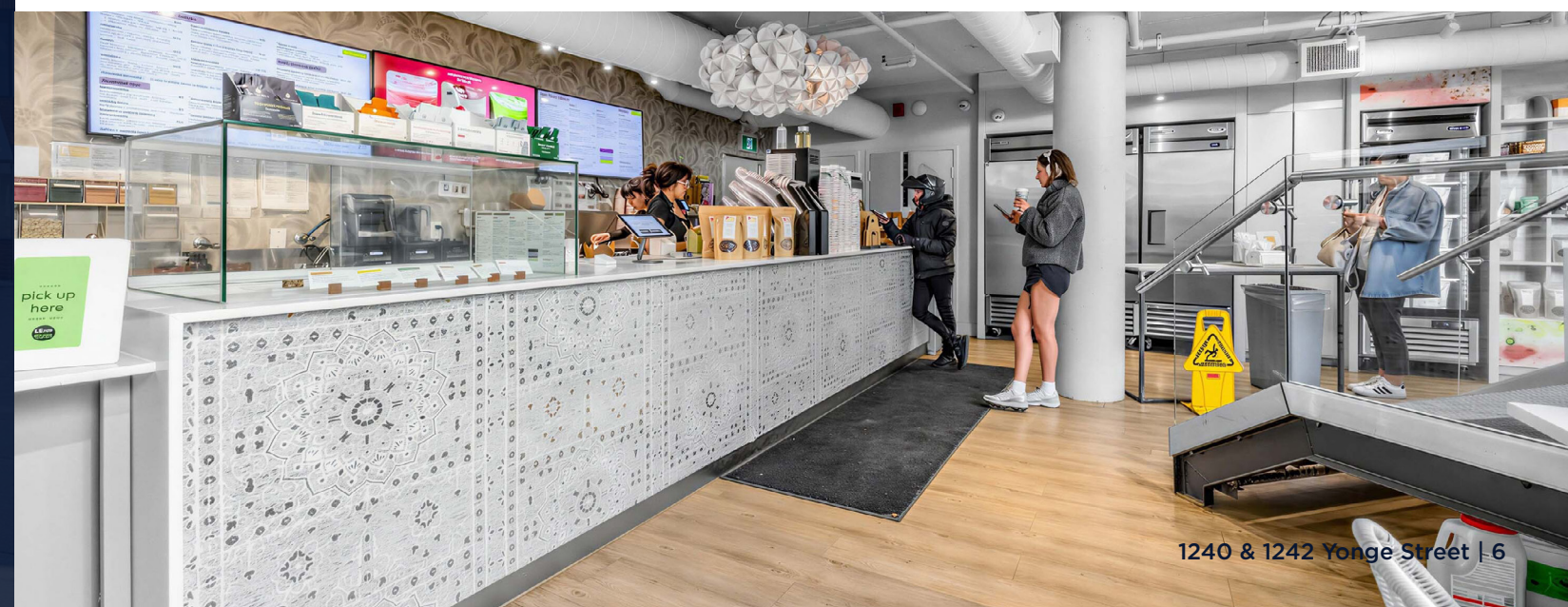
1240 Yonge Street is currently configured as a premium health and wellness café space, occupied by Nutbar. The unit is being offered vacant for sale and lease and represents an ideal opportunity for an owner-user or retailer seeking highly visible Yonge Street frontage within the affluent Summerhill neighbourhood.

nutbar | 1240 Yonge Street

Nutbar is a Toronto-born superfood café brand that opened its first location at 1240 Yonge Street in Summerhill in 2016 and is known for its organic smoothies, house-made nutmilk, acai bowls, coffee, matcha, and wellness-focused menu. Nutbar has since expanded across Toronto with six locations and announced a New York location for fall 2026. Its growth highlights 1240 Yonge Street as the original home of a successful lifestyle and wellness brand.

Nutbar

Use	Health & Wellness Café Concept
Area	2,233 SF
Lease Expiry	November 1, 2026
Asking Net Rent	\$55.00 PSF
Additional Rent	\$7.61 PSF (est. 2026)
Asking Price	\$1,690,000



Tenant Summary

1242 Yonge Street is fully leased to Waxon under a long-term lease featuring contractual rental escalations, providing secure and growing cash flow within one of Toronto's premier urban retail corridors.

WAXON | 1242 Yonge Street
LASER+WAXBAR

WAXON Laser + Waxbar is a Canadian beauty and wellness brand specializing in waxing and laser hair removal. The company opened its first location at 1242 Yonge Street in Summerhill in 2012 and has grown to 24 locations across Canada. Its expansion underscores 1242 Yonge Street's role as the launchpad for a scalable Canadian wellness brand.

Waxon

Use	Wellness Studio
Area	1,700 SF
Lease Expiry	March 31, 2035
Option to Renew	2 x 5 years
Net Rent	Contact Listing Agents
Additional Rent	\$14.90 PSF (est. 2026)
Asking Price	\$1,790,000



WITHIN 1 KM



POPULATION
27,502



DAYTIME
POPULATION
41,208



GROWTH RATE
OVER NEXT
5 YEARS
3.8%



MEDIAN AGE
47.4



AVERAGE H
INCOME
\$357,959

Source: Environics, 2026



Location *Overview*

1240 & 1242 Yonge Street are positioned directly across from Summerhill TTC subway station at Yonge and Walker Avenue in Toronto's affluent Summerhill neighbourhood. This premium retail corridor is characterized by upscale boutiques, fine dining establishments, specialty cafés, and wellness-focused businesses set among tree-lined streets and historic residential architecture.

The location offers exceptional transit connectivity with immediate subway access and proximity to Toronto's premier shopping districts including Rosedale and Bloor-Yorkville. The surrounding tenant mix includes established wellness studios and culinary operators such as Brownes Bistro, StretchLab, Nuala Pilates, Taline, Umami Poke, and Formula Fig, creating a complementary retail environment that attracts health-conscious, affluent consumers. This high-visibility corner benefits from strong pedestrian traffic driven by both residential density and destination retail appeal.

Neighbourhood

1. Taline
2. Boxcar Social
3. Brownes Bistro
4. LCBO
5. Terroni
6. Capocaccia Trattoria
7. El Inka Peruvian Cuisine
8. Mary Be Kitchen
9. Pantry
10. Farm Boy
11. St. Louis Bar & Grill
12. Chipotle
13. The Bagel House
14. Osmow's Shawarma
15. The UPS Store
16. Circle K
17. Harvest Wagon
18. Nadège Patisserie

 TTC Station



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Financing & Offering Process

FREE & CLEAR

The Property will be offered for sale free and clear of existing financing.

OFFERING PROCESS

Jones Lang LaSalle Real Estate Services, Inc. has been exclusively retained to seek proposals to acquire the Property. The Property is offered for sale on an as-is, where-is basis. Interested parties will be required to execute and submit the Vendor's form of Confidentiality Agreement prior to receiving detailed information about the Property. All inquiries about the Property should be directed to the attention of the team below.

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