

96 SPADINA AVENUE



PROPERTY
HIGHLIGHTS

Situated in Toronto’s Fashion District, the Darling Building is a nine-storey office building located on the southwest corner of Spadina Avenue and Adelaide Street West.

CLASSIFICATION	Allied Heritage
NET RENT	Call Leasing Contact
ADDITIONAL RENT*	\$23.77 PSF
TELECOM PROVIDERS	Beanfield, Bell, Rogers
TRANSPORTATION	7 min. walk to PATH 20 min. walk to Union Station 3 min. walk to Streetcar 510 Spadina 13 min. walk to St. Andrew Subway Station

SUITE INFORMATION

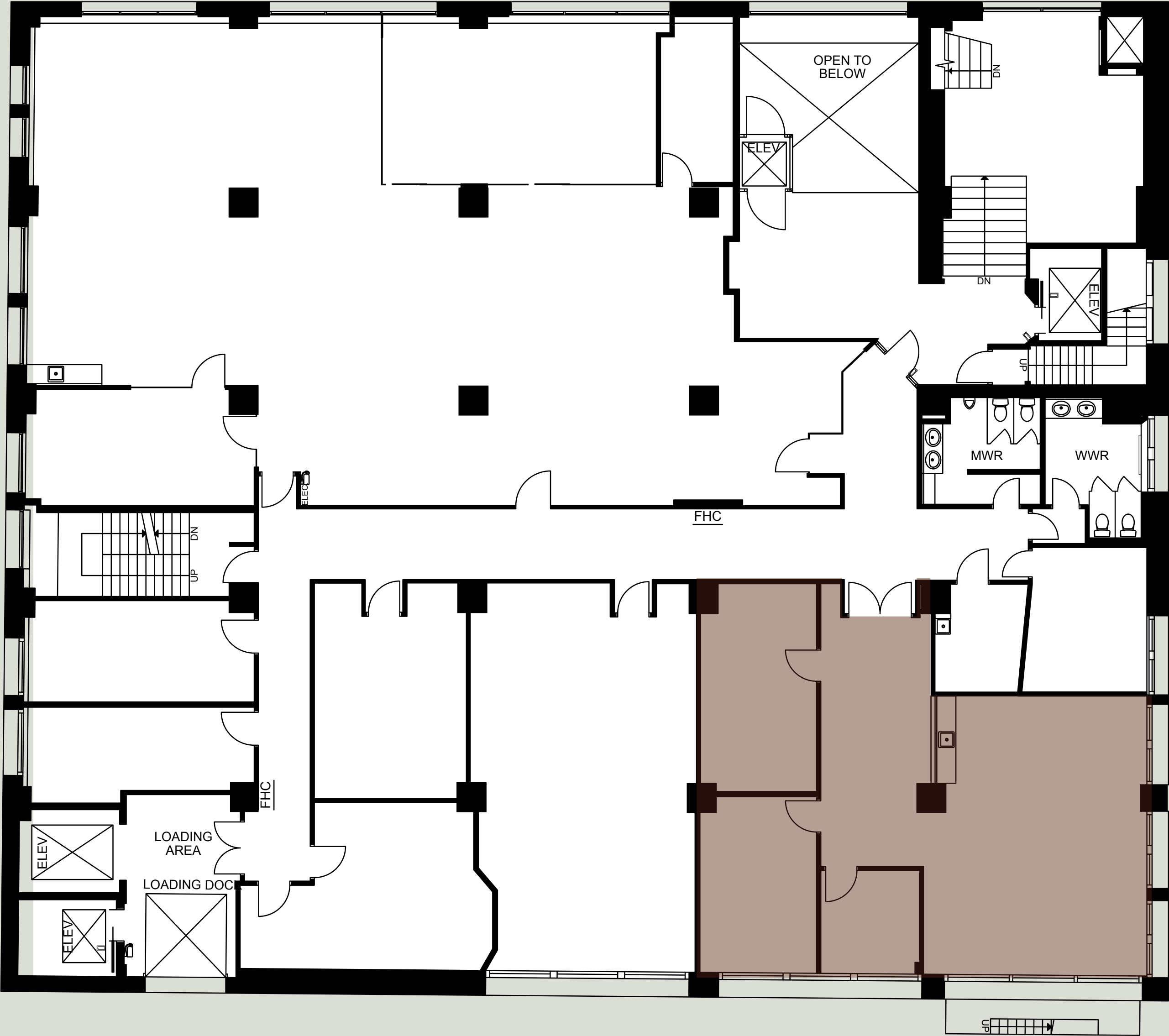
1,816 SF 2nd Floor Suite 210	4,977 SF 3rd Floor Suite 310	10,176 SF 4th Floor Suite 400
4,710 SF 5th Floor Suite 505	10,265 SF 6th Floor Suite 600	4,314 SF 8th Floor Suite 802

**Includes utilities & excludes in-suite janitorial.*



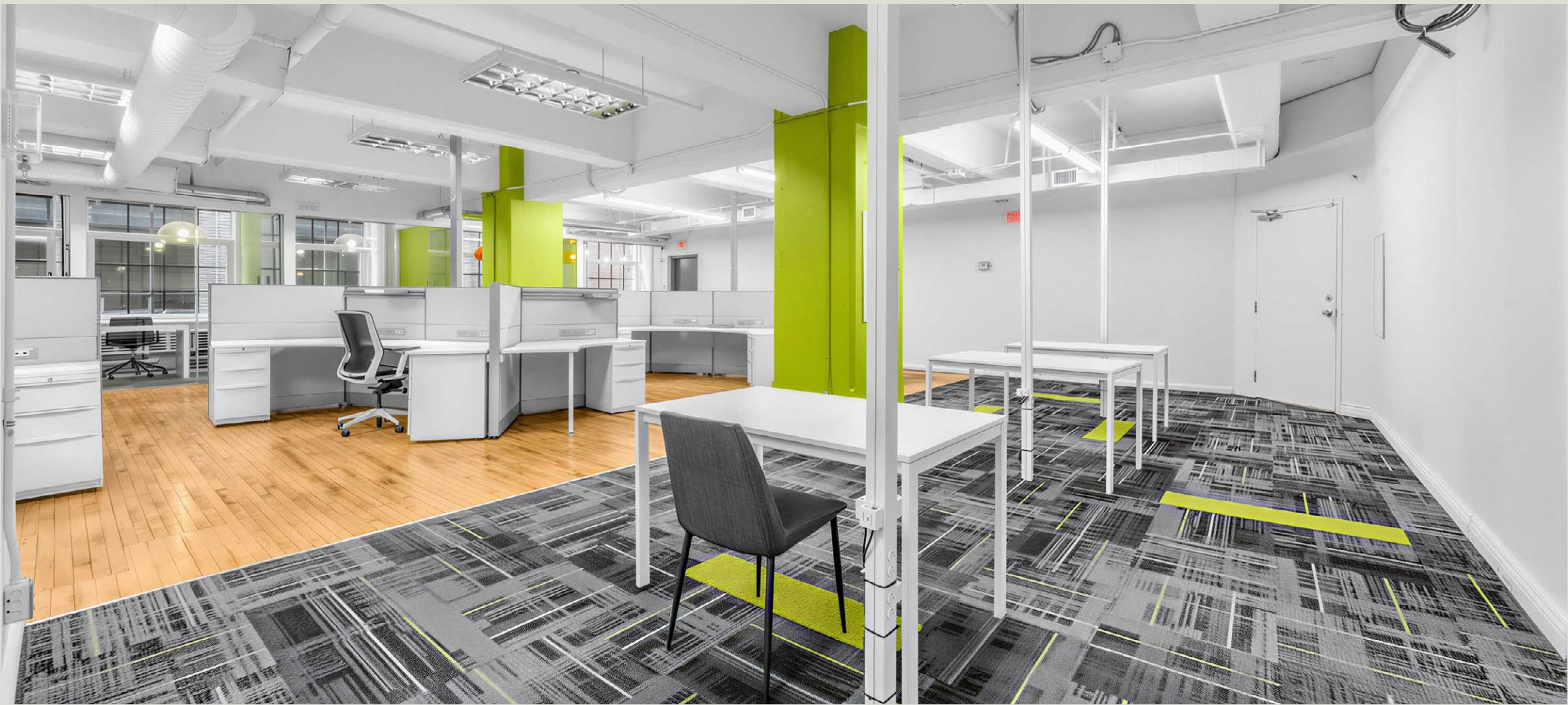
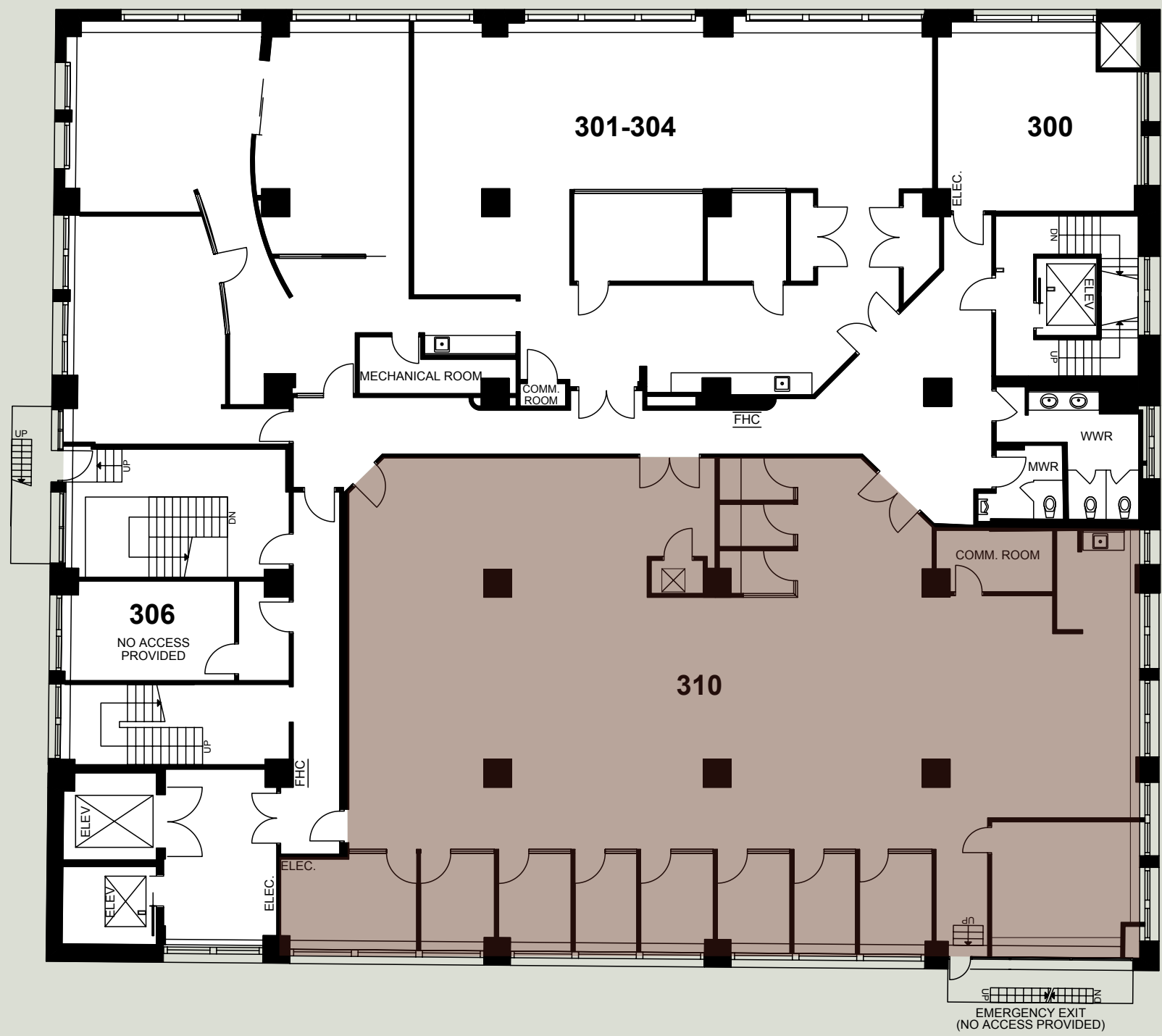
SUITE
HIGHLIGHTS

FLOOR	2nd
SUITE	210
SF	1,816
AVAILABILITY	Immediate



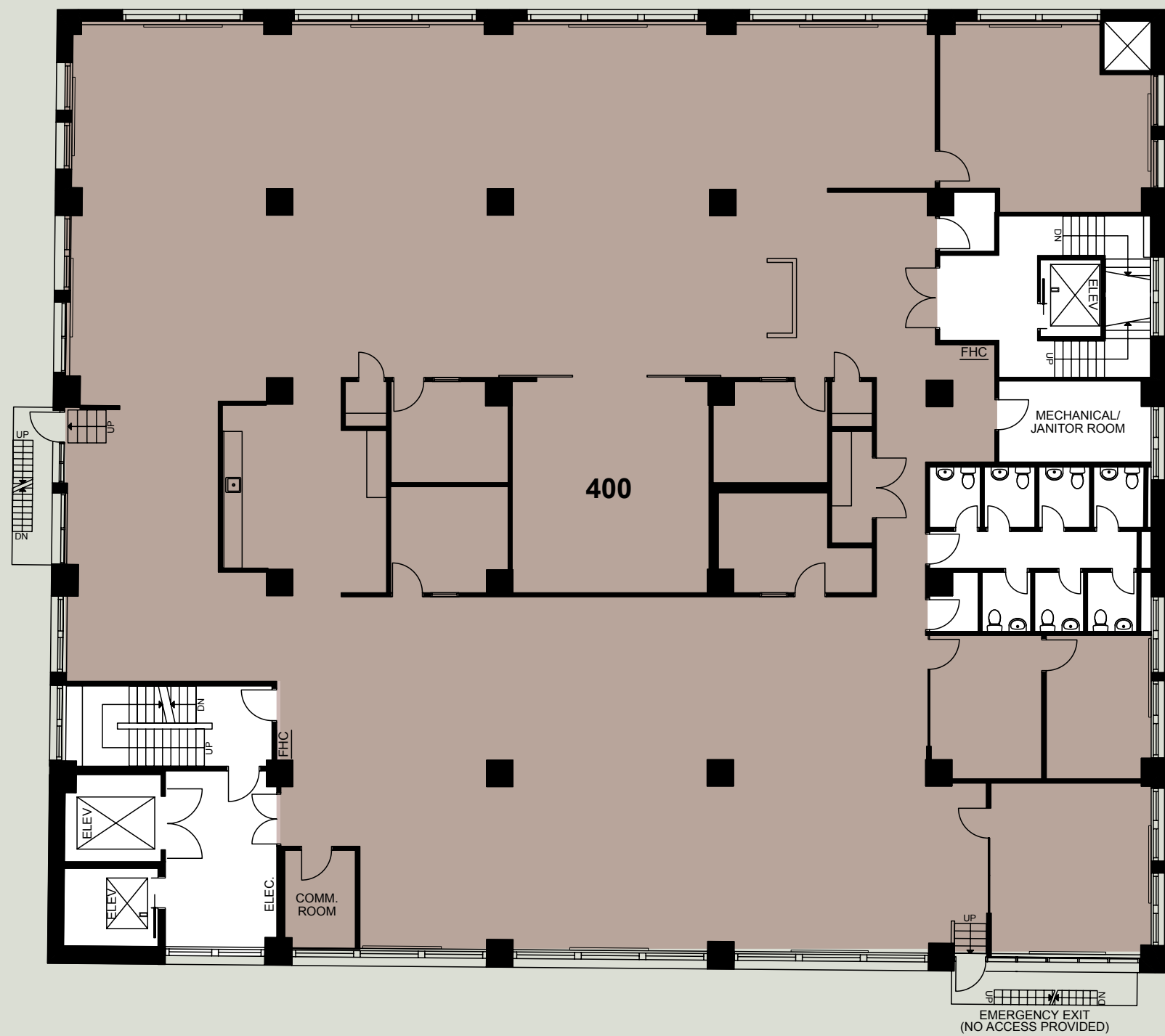
THIRD FLOOR
FLOORPLAN

FLOOR	3rd	SF	4,977
SUITE	310	AVAILABILITY	Immediate



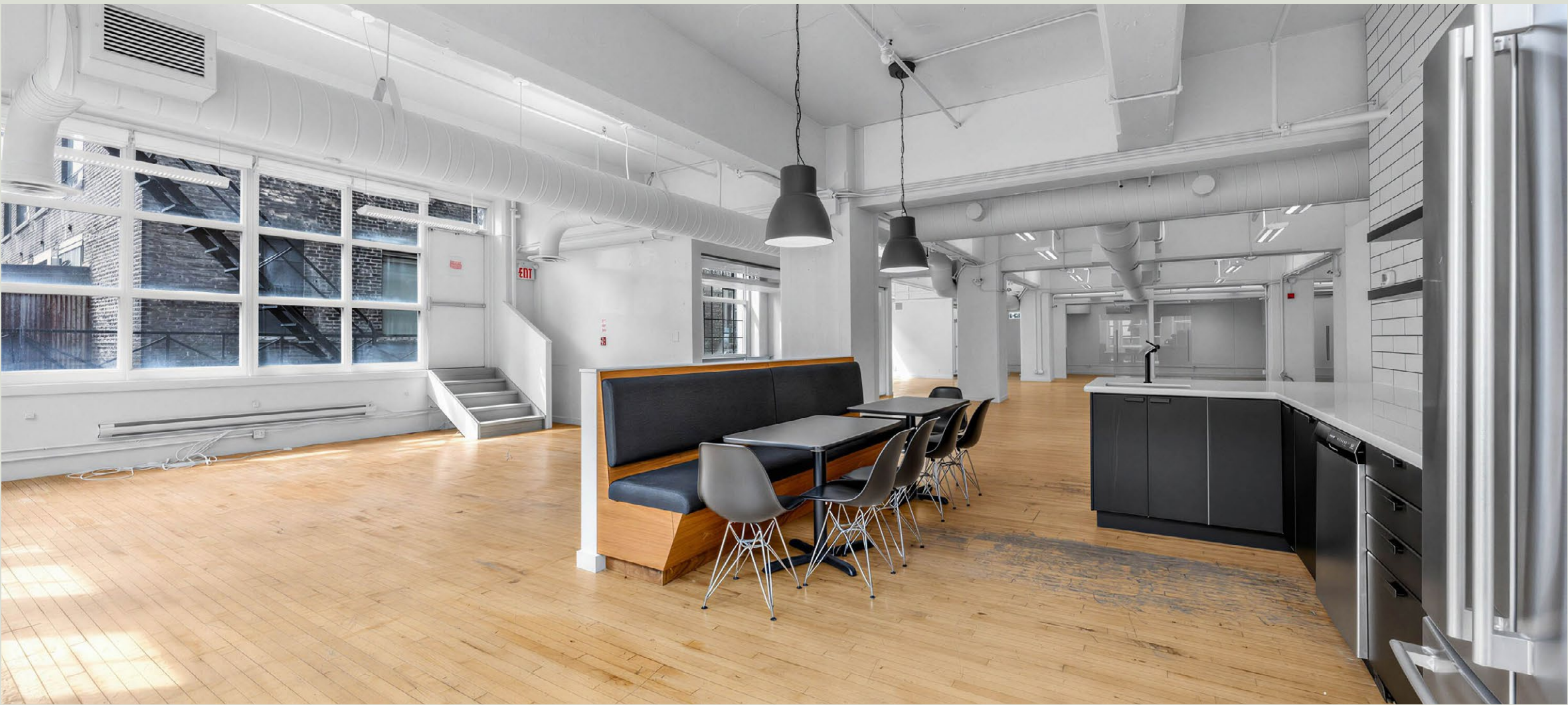
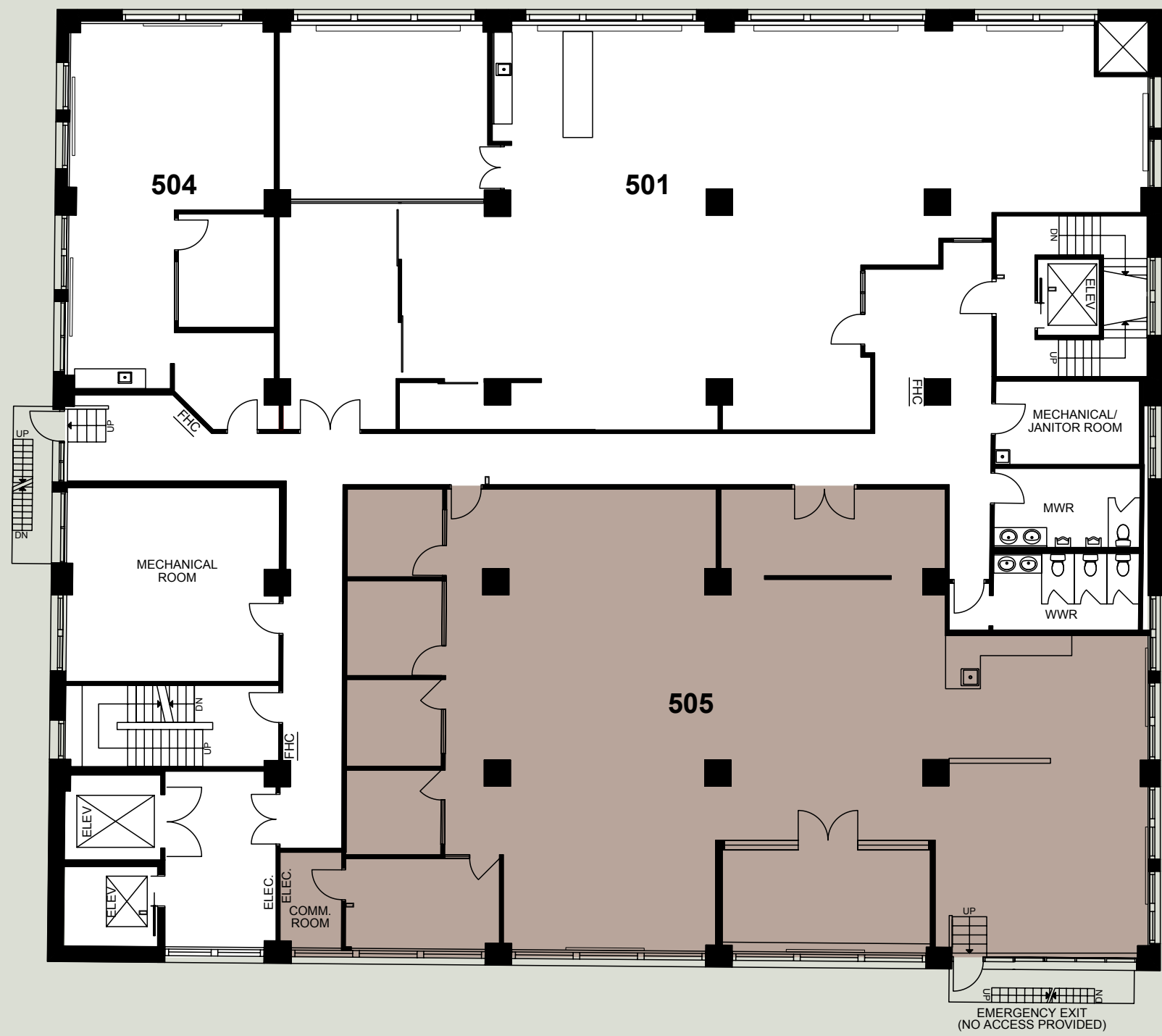
FOURTH FLOOR
FLOORPLAN

FLOOR	4th	SF	10,176
SUITE	400	AVAILABILITY	Immediate



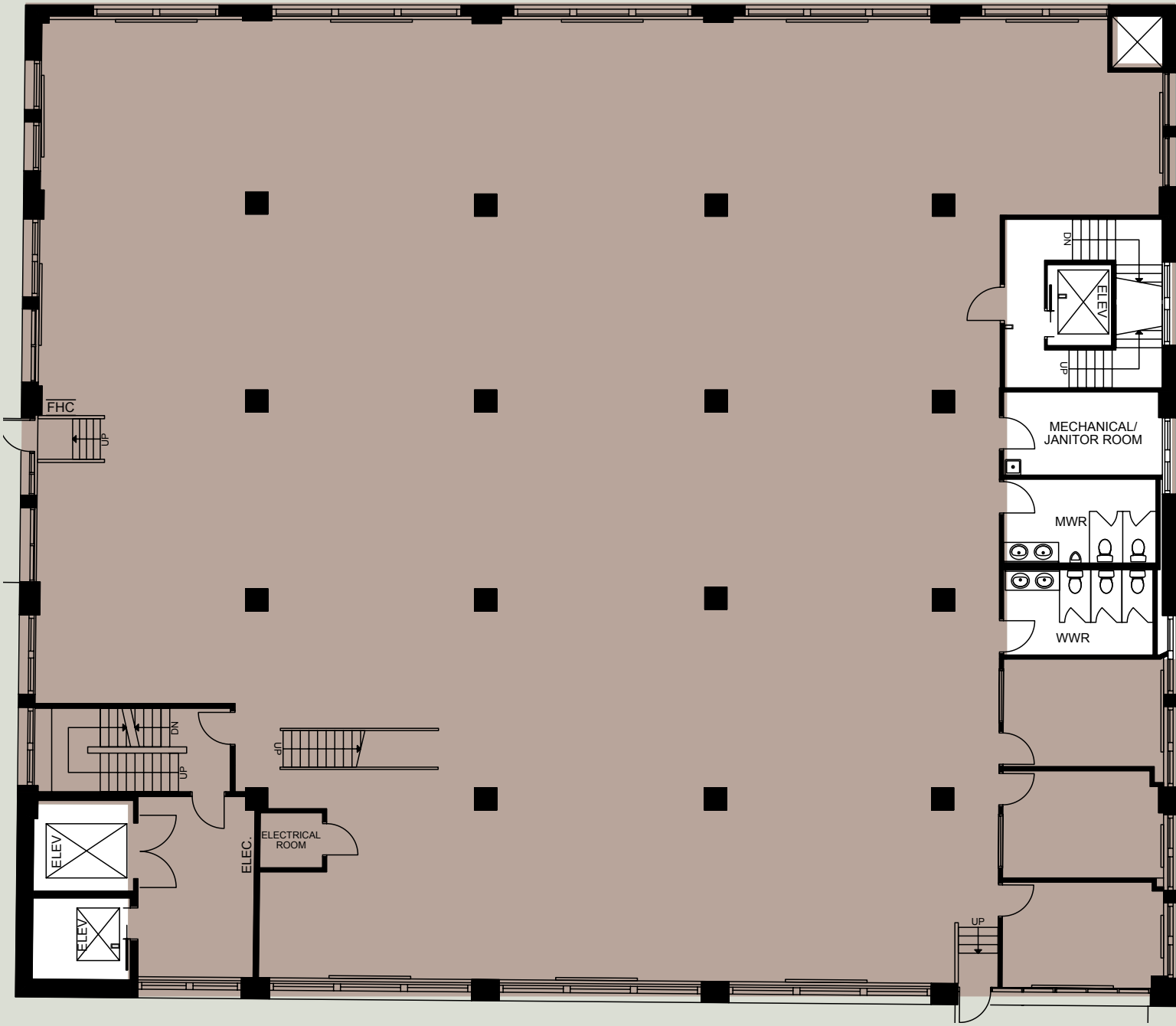
FIFTH FLOOR
FLOORPLAN

FLOOR	5th	SF	4,710
SUITE	505	AVAILABILITY	Immediate



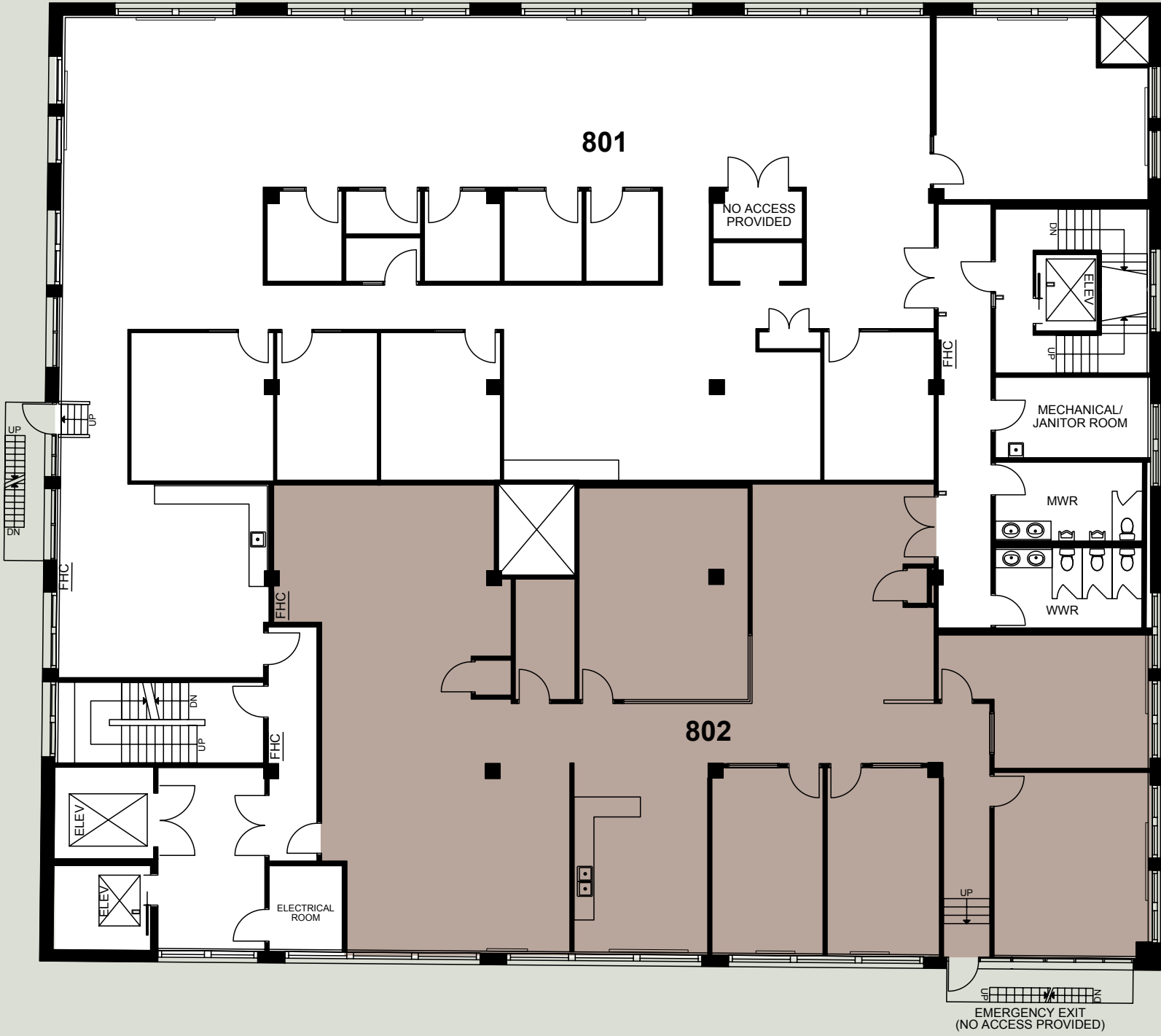
SIXTH FLOOR
FLOORPLAN

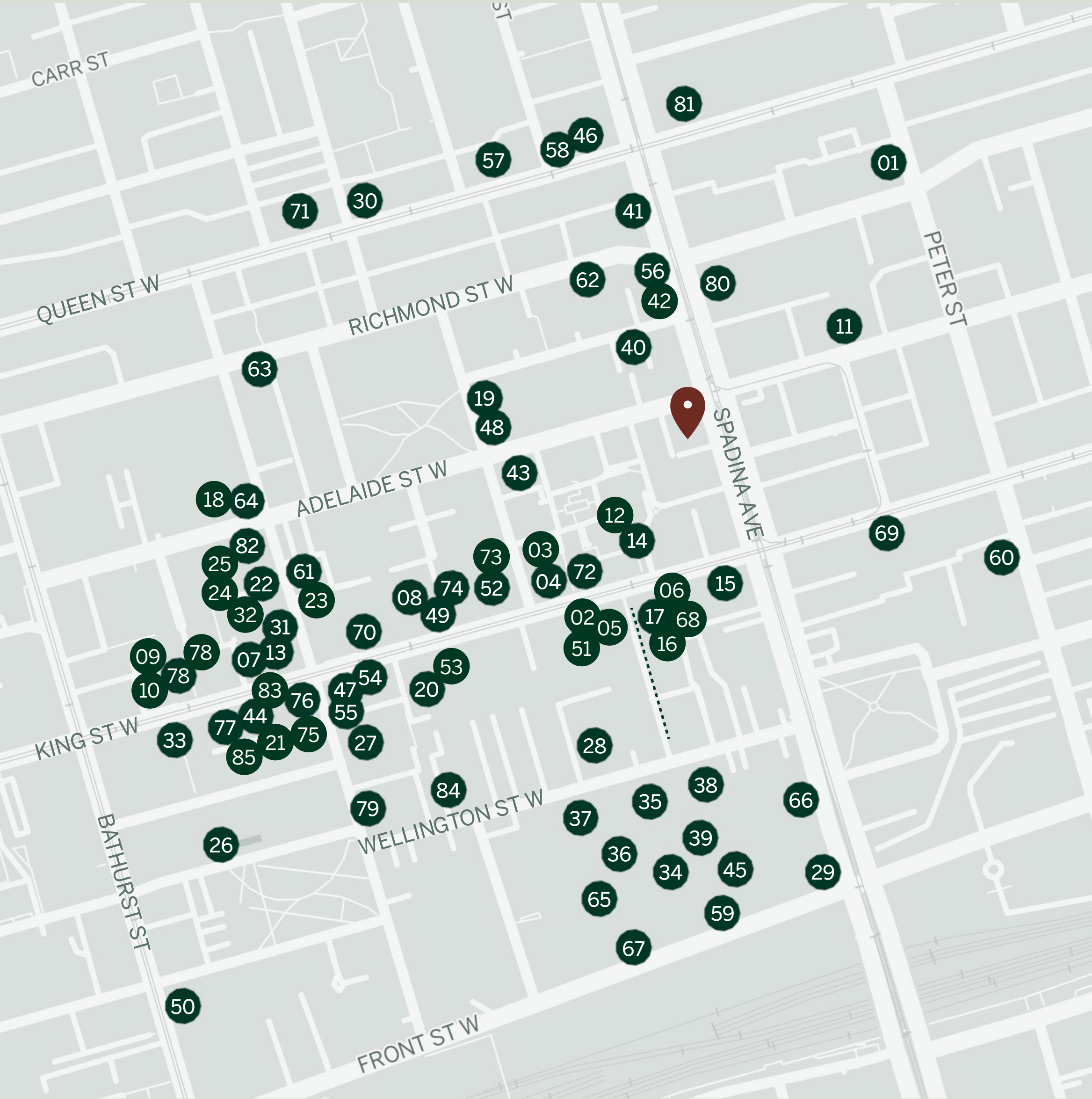
FLOOR	6th	SF	10,265
SUITE	600	AVAILABILITY	Immediate



EIGHTH FLOOR
FLOORPLAN

FLOOR	8th	SF	4,314
SUITE	802	AVAILABILITY	Immediate





AMENITY MAP
FOOD & BEVERAGE

- RESTAURANTS
1. Ricarda's

2. Baro

3. Myth

4. Cibo Wine Bar

5. Rodney's Oyster House

6. Marbl

7. Dasha

8. The Keg

9. Lapinou

10. The Parlour

11. Tutti Matti

12. Patria

13. Buca

14. Pink Sky

15. Miss Likklemore's

16. Paris Texas

17. Silent H

18. Campechano

19. Alder

20. Ristorante Sociale

21. Laissez Faire

22. Café Renee

23. Gusto 101

24. Little Sister

25. Chubby's Jamaican Kitchen

26. Casa Madera

27. Chica

28. Le Select Bistro

29. Aera

30. Raku

31. Vela
32. SARA

33. Oretta

34. Noyaa

35. Mandy's

36. Bridgette Bar

37. La Plume

38. Lulu Bar

39. The Dorset

40. Avenue Open Kitchen

41. L'Avenue
- FOOD ON THE RUN
42. Le Gourmand

43. What a Bagel

44. Nut Bar

45. Forno Cultura

46. Banh Mi Boys

47. The Burger's Priest

48. Impact Kitchen

49. Wilbur Mexicana

50. Kettleman's Bagel Co.

51. nook

52. Four Brothers Pizza

53. Porchetta & Co.

54. Tut's

55. 6ix Donutz

56. Kumpfert & Kim

57. Pokito

58. Allywyn's

59. Prince Street Pizza
- CAFÉS
60. French Made

61. Jimmy's Coffee

62. Pilot Coffee Roasters

63. Farenheit Coffee

64. Forget Me Not Coffee

65. Fix Coffee + Bikes

66. De Mello

67. Quantum Coffee
- BARS & ENTERTAINMENT
68. SPIN Toronto

69. Bar Hop

70. Century

71. BarChef

72. Call Her Juliet

73. Early Mercy

74. Belfast Love

75. 2Cats

76. Ruby Soho

77. Kissa

78. Deer Lady

79. Bar Wellington

80. Wide Open

81. Horseshoe Tavern

82. Petty Cash

83. Locals Only

84. Cherry's High Dive

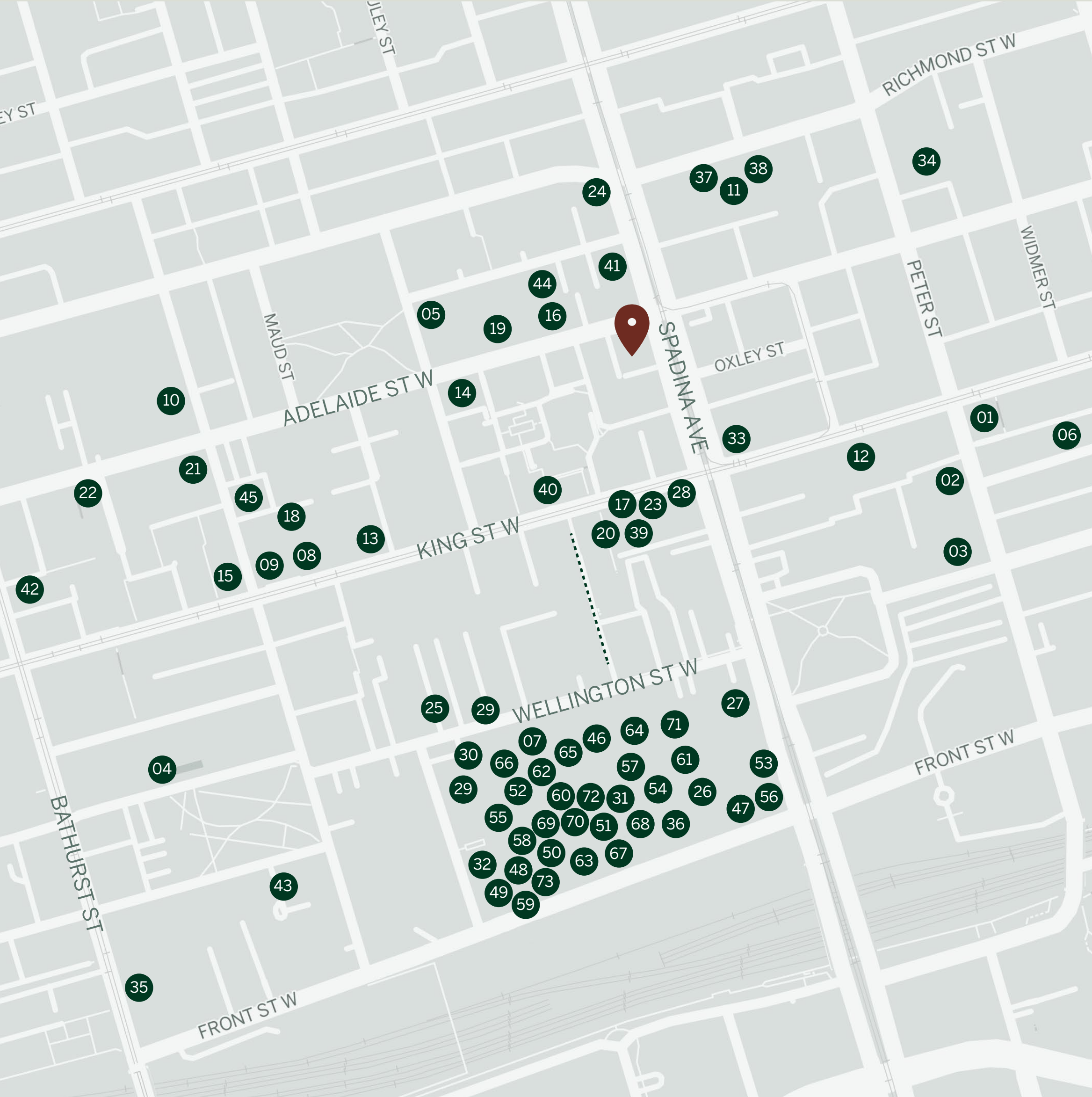
85. WVRST
- 96 Spadina Avenue

Future Pedestrian Laneway

100
WALK SCORE

99
BIKE SCORE

99
TRANSIT SCORE



AMENITY MAP
EVERYTHING ELSE

HOTELS

- 1. Sutton Place Hotel
- 2. Bisha Hotel
- 3. The Soho Hotel
- 4. 1 Hotel
- 5. Ace Hotel
- 6. Le Germain Mercer

ARTS & ENTERTAINMENT

- 7. Arcadia Earth
- 8. Arts Museum
- 9. Clio Toronto
- 10. Galeries d'Art Inuit Baffin
- 11. Museum of Toronto
- 12. Escape Manor Toronto

HEALTH & WELLNESS

- 13. Majesty's Pleasure
- 14. Othership
- 15. Hammam Spa
- 16. Stretch Lab
- 17. Totum
- 18. Body Blitz
- 19. Barre3
- 20. Facile Med Spa
- 21. Spark Pilates
- 22. Gracie Barra Jiu-Jitsu
- 23. Touch Massage Bar
- 24. Yoga Tree
- 25. Mobility House
- 26. Room1six
- 27. Sweat & tonic

- 28. Elle
- 29. HealthOne
- 30. Vie Nail & Beauty Salon
- 31. Mobility House
- 32. Etiket

GROCERY

- 33. Fresh & Wild Food Market
- 34. Independent City Market
- 35. Farmboy
- 36. Aisle24

RETAIL

- 37. Swipe Design
- 38. Spacing Store
- 39. Soma Chocolatemaker
- 40. Patagonia
- 41. The Detox Market
- 42. Black Toe
- 43. Hounds of York
- 44. Black-Eyed Susan's
- 45. Portland Market
- 46. Accent & Co.
- 47. Adidas
- 48. Bailey Nelson
- 49. Black Rooster Décor
- 50. Blue Banana Market
- 51. Design Republic
- 52. Frank and Oak
- 53. Giotelli
- 54. Gotstyle
- 55. Groovy Shoes

- 56. Indigo
- 57. Le Creuset
- 58. Lululemon
- 59. Mr. Surprise
- 60. Park & Fifth
- 61. Sephora
- 62. Steel n Ink
- 63. Structube
- 64. Suetables
- 65. Tokyo Smoke
- 66. The Bone & Biscuit
- 67. Azur Fit

EVERYDAY ESSENTIALS

- 68. BMO
- 69. Live Well Dental
- 70. Lumea
- 71. RBC
- 72. Scotiabank
- 73. Shoppers Drug Mart

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-- -- Future Pedestrian Laneway

JOIN THE VILLAGE

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