

ONE FOUR FIVE WELLINGTON STREET WEST

THE SMARTER WORKPLACE

Located in Toronto's Financial District, 145 Wellington Street West offers professional office space that combines downtown prestige with compelling value proposition. This established office building delivers the essentials businesses expect from a premier downtown location: efficient floorplates, on-site conveniences and excellent transit access with an eight-minute walk to Union Station.

The building's immediate proximity to leading business institutions coupled with first-class area amenities creates a workplace environment that supports business credibility, productivity and employee engagement, making 145 Wellington St West an ideal choice for companies seeking a downtown address without compromising on operational value.





PROFESSIONAL WORKSPACE IN THE HEART OF TORONTO

- Flexible Workspace Options
- On-Site Quick Service Restaurant
- Underground Parking
- Bike Racks & EV Stalls
- On-Site Security
- Financial District Address
- Fast-Access to TTC & Union Station
- Abundant Area Amenities



Office suites at 145 Wellington Street West are thoughtfully designed to support practical and efficient layouts. Spaces can accommodate a wide range of configurations, including collaborative open work environments, private offices, meeting rooms, and executive suites. Each suite can also be customized to meet specific requirements, ensuring flexibility for your unique business needs.



OPPORTUNITY AWAITS

CLICK HERE TO VIEW FLOOR PLANS

SUITE	SIZE (SF)	COMMENTS
201	2,222	Newly built-out suite featuring 4 offices, 1 meeting room, a kitchen, and an open area, all outfitted with new lighting, carpet, paint, and blinds VIRTUAL TOUR
207	2,815	**Fully furnished**, ready to go suite with 6 offices, kitchenette, meeting room and workstation area VIRTUAL TOUR
1001	2,501	Efficiently designed suite featuring 5 offices, a boardroom, kitchen, and open area—all enhanced with new lighting, carpet, paint, and blinds VIRTUAL TOUR
1100	13,848	Full floor opportunity with existing improvements in place VIRTUAL TOUR
1200	13,658	Full floor opportunity coming July 1, 2027

CONTIGUOUS 27,506 SF

WHAT'S NEXT

We're committed to continually enhancing the tenant experience at 145 Wellington Street West. A series of upcoming improvements and building enhancements are planned to further elevate the workplace environment, delivering modern amenities and upgraded spaces that support the evolving needs of today's businesses.



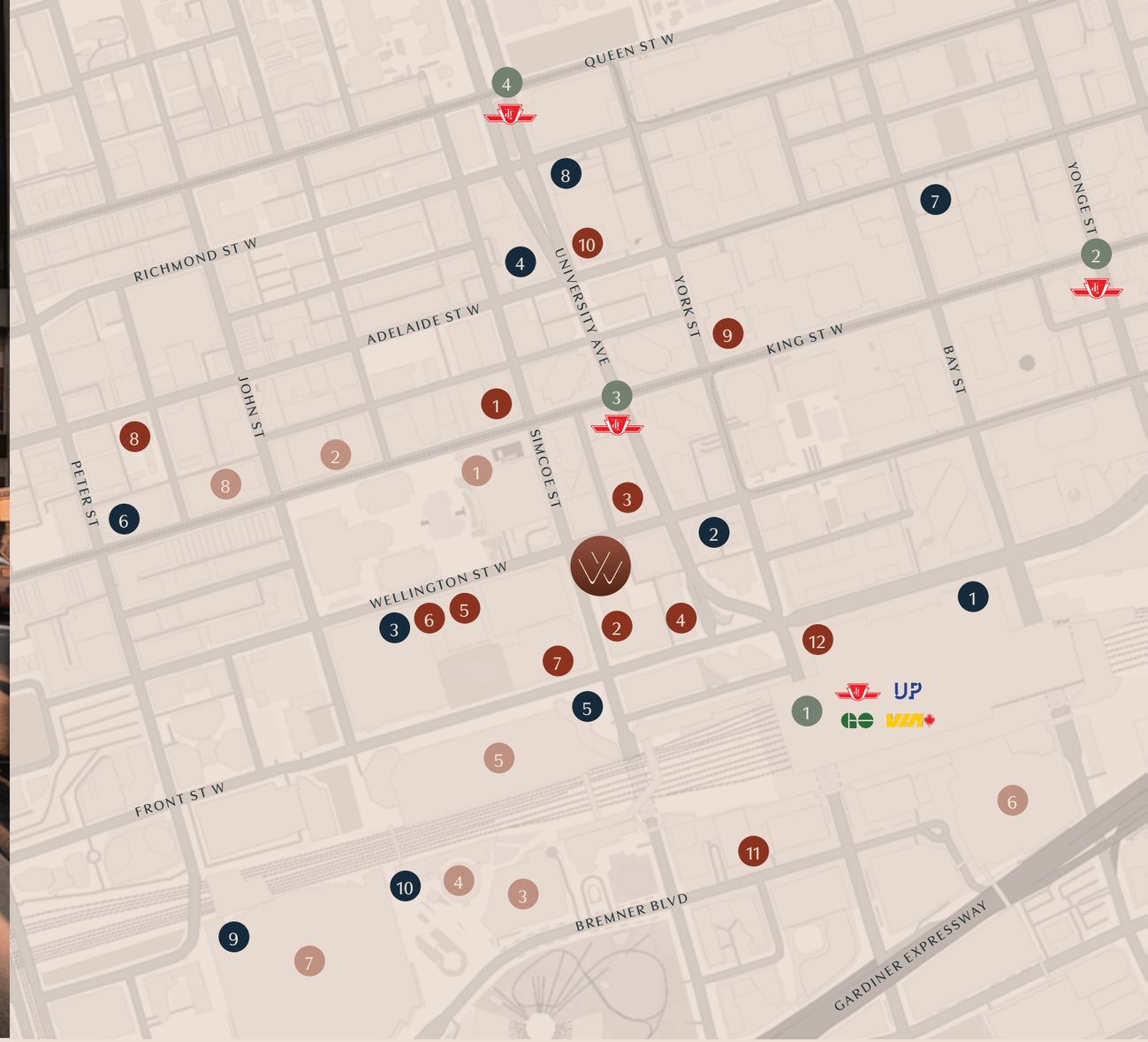
- Renovated Lobby (Q3, 2026)
- Move in Ready Furnished Model Suites
- Common Area Enhancements
- Tenant Programming
- Exclusive Third-Party Memberships



LEED Platinum certification represents the highest standard in sustainable building performance. It reflects a commitment to energy efficiency, reduced environmental impact, and healthier, high-quality indoor environments for tenants.



CONNECTED TO IT ALL



Unrivaled area amenities and access. 145 Wellington Street West places tenants within immediate reach of the city's major transportation networks and downtown amenities. The building is steps from Union Station, PATH connectivity, and multiple TTC transit routes, providing seamless access for employees and visitors travelling from across the Greater Toronto Area. Employees benefit from a vibrant downtown environment while businesses gain convenient access for meetings, clients, and talent recruitment.

RESTAURANTS

1. Blu Ristorante
2. Oretta
3. Moxies
4. Jack Astor's
5. TOCA
6. EPOCH
7. Scaddabush
8. Pai
9. Black+Blue
10. Chop Steakhouse
11. Taverna Mercatto
12. Amano Italian Kitchen

ENTERTAINMENT

1. Roy Thompson Hall
2. Royal Alexandra Theatre
3. Ripley's Aquarium
4. CN Tower
5. MTCC
6. Scotiabank Area
7. Rogers Centre
8. TIFF Lightbox

HOTELS

1. Fairmont Royal York
2. Union Hotel
3. Ritz-Carlton
4. Shangri-La Toronto
5. Intercontinental
6. Hyatt Regency
7. The St. Regis Toronto
8. Hilton Hotel
9. Toronto Marriott
10. Life Suites Loft

TRANSPORTATION

1. Union Station
   - TTC Subway
   - GO Train & Bus Terminal
   - UP Express
   - VIA Rail
2. King Subway Station
3. St. Andrew Subway Station
4. Osgoode Subway Station



ABOUT JLL

JLL is a leading global real estate services and investment management firm that helps organizations shape the future of their spaces. By combining deep market insights, global reach and local expertise, JLL supports clients in buying, leasing, managing and investing in real estate to drive performance and long-term value. With operations in more than 80 countries and a history spanning over two centuries, JLL delivers innovative, sustainable and technology-driven solutions across the built environment.

ABOUT CRESTPOINT

Crestpoint Real Estate Investments Ltd. is a Canadian commercial real estate investment manager specializing in the acquisition, management and development of high-quality real estate across the country. With a focus on long-term value creation, Crestpoint actively manages a diversified portfolio of office, industrial, retail and multi-family properties. The firm is part of the Connor, Clark & Lunn Financial Group, one of Canada's largest privately owned asset managers.

CONNECT

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