



**501 ST. CLAIR AVE. W.,  
TORONTO**

New Development  
Flagship Retail Opportunity  
In Forest Hill



## FLAGSHIP RETAIL OPPORTUNITY LOCATED IN RESERVE PROPERTIES' NEW 23-STOREY 'RISE CONDOMINIUMS'

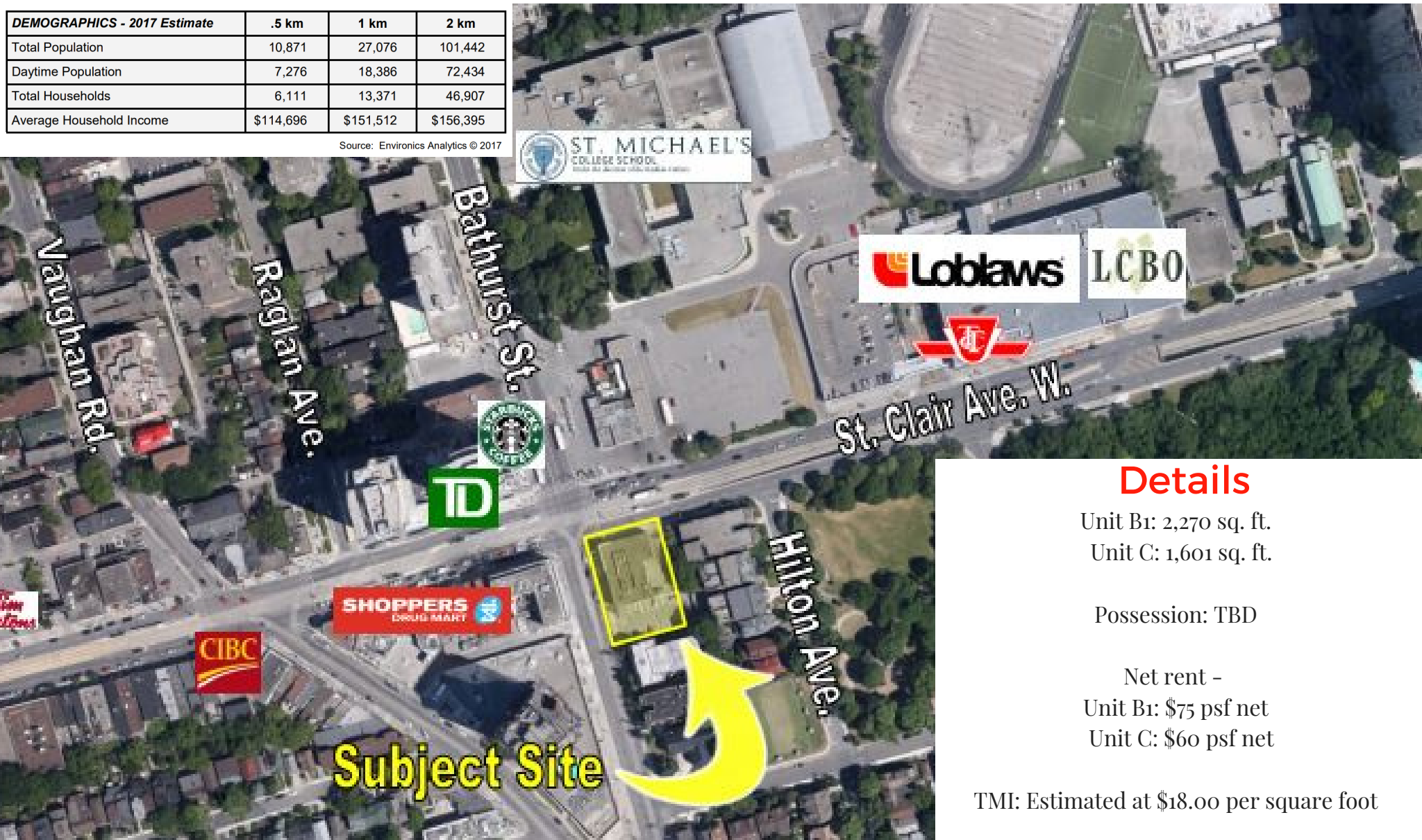
- Exceptional signage opportunity at the southeast corner of Bathurst St & St. Clair Ave. W.
- Building to include 45 underground public parking spaces operated by Toronto Parking Authority
- Rapidly developing high-rise residential neighbourhood in Forest Hill with over 1,600 residential units recently built, under construction or planned at the intersection
- Steps from the St. Clair W. subway station and the 512 St. Clair streetcar (30,000 riders per day)
- High pedestrian traffic





DEMOGRAPHICS - 2017 Estimate	.5 km	1 km	2 km
Total Population	10,871	27,076	101,442
Daytime Population	7,276	18,386	72,434
Total Households	6,111	13,371	46,907
Average Household Income	\$114,696	\$151,512	\$156,395

Source: Environics Analytics © 2017



## Details

Unit B1: 2,270 sq. ft.

Unit C: 1,601 sq. ft.

Possession: TBD

Net rent -

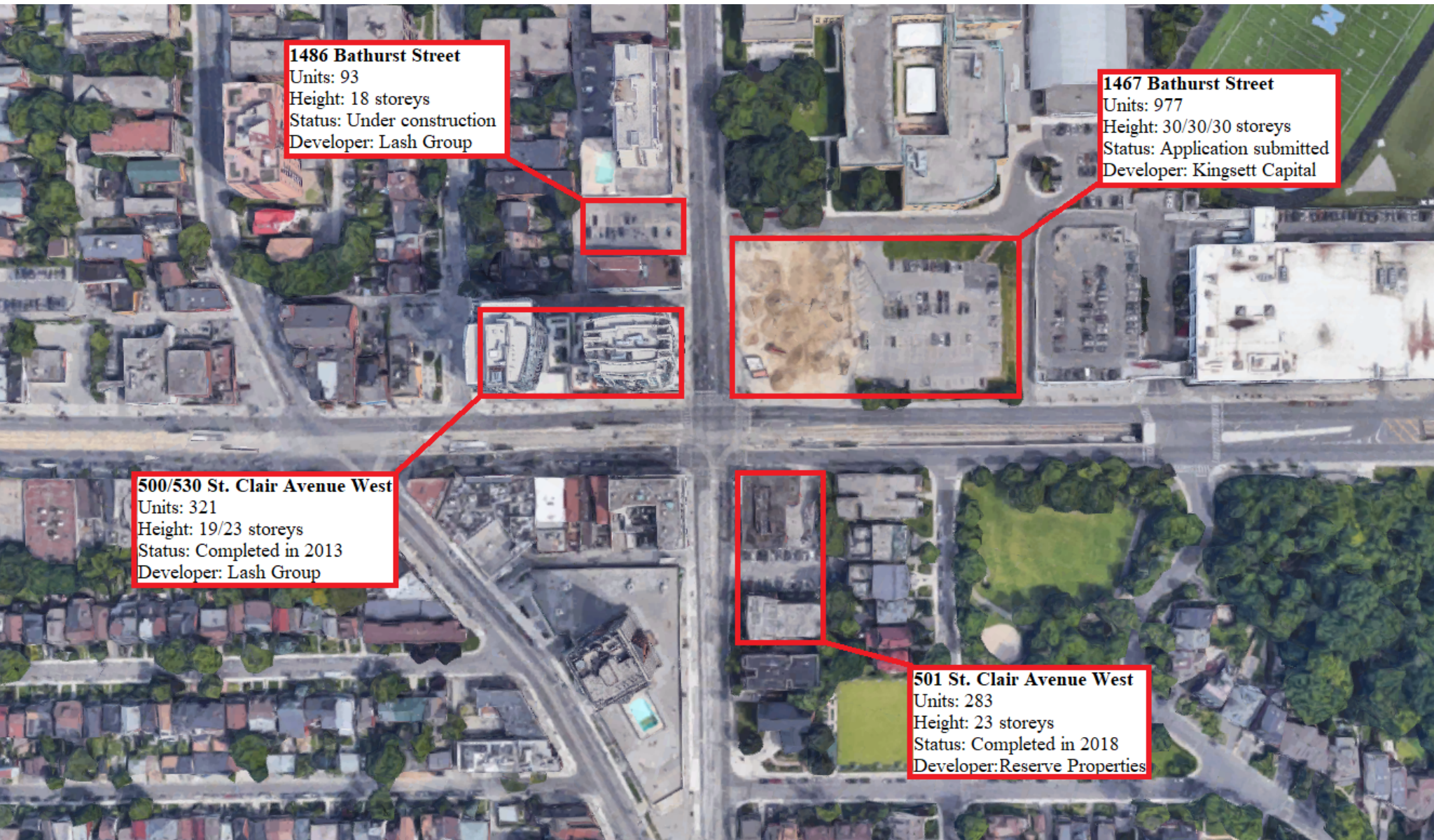
Unit B1: \$75 psf net

Unit C: \$60 psf net

TMI: Estimated at \$18.00 per square foot

Direct Loading Bay Access

## A Rapidly Developing Neighbourhood



**1486 Bathurst Street**

Units: 93  
Height: 18 storeys  
Status: Under construction  
Developer: Lash Group

**1467 Bathurst Street**

Units: 977  
Height: 30/30/30 storeys  
Status: Application submitted  
Developer: Kingsett Capital

**500/530 St. Clair Avenue West**

Units: 321  
Height: 19/23 storeys  
Status: Completed in 2013  
Developer: Lash Group

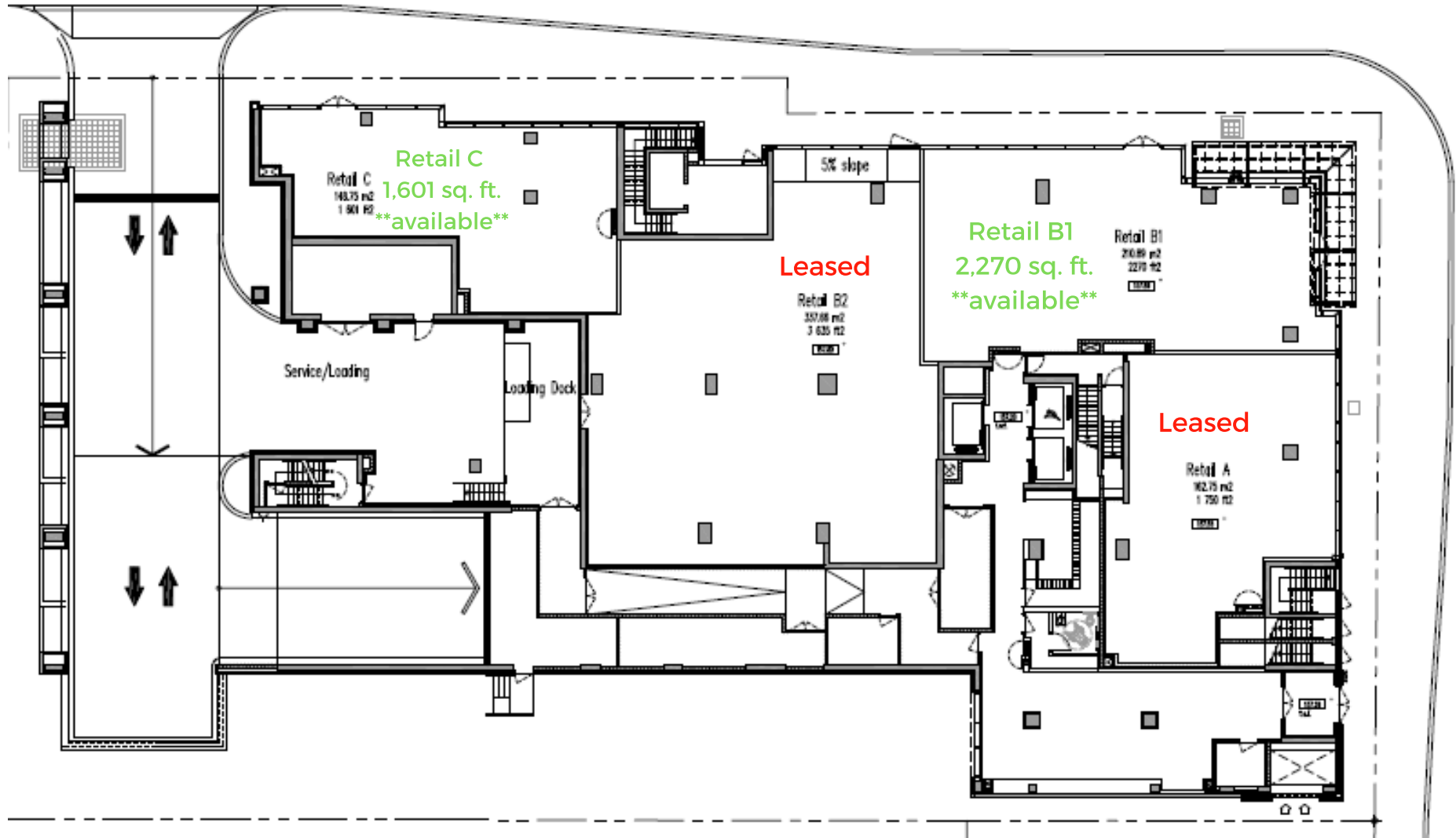
**501 St. Clair Avenue West**

Units: 283  
Height: 23 storeys  
Status: Completed in 2018  
Developer: Reserve Properties



# Floor Plan

Bathurst St.



St. Clair Ave. W.

# OPPORTUNITIES INVITED BY:

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