

TORONTO
LEASIDE
—
COMMERCIAL
OPPORTUNITY
— ON —
BAYVIEW
AVENUE

1710-1736 BAYVIEW AVE
TORONTO, ON

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DEVELOPMENT BY
Gairloch



SITE DETAILS

THE CURRENT SPACE

Amazing opportunity to own or lease commercial space in Leaside, one of Toronto's highest demand neighborhoods for upper to middle income families. Bayview Avenue features a wonderful collection of shops and restaurants and is known for its antique shops, specialty stores and neighbourhood pubs that attract visitors from all over the city.

1710-1736 Bayview Avenue is located in the distinguished neighbourhood of Leaside, some are drawn to its history, some see a bright future, and others feel the connection of a community conveniently located in the city. The development features 198 meticulously designed residences with a range of thoughtful floorplans spanning nine storeys, overlooking a tranquil pocket of Leaside with retail at grade.

Building 1

North Building

Retail 1

1,266 Sq.Ft. with approx. 17ft ceiling height

Retail 2 **SOLD (Bakery/Cafe)**

984 Sq.Ft. with approx. 16'2ft ceiling height.

Potential for patio in retail spill out area (538 Sq.Ft.)

Both Units Combined

2,250 Sq.Ft.

Building 2

South Building

Retail 3

1,394 Sq.Ft. with approx. 12'11ft ceiling height

Retail 4

1,001 Sq.Ft. with approx. 12'7ft ceiling height

Both Units Combined

2,394 Sq.Ft.

Delivery of Space: Shell **Timeline:** Approx. Q4 2025 **Sale Price:** Contact Listing Agent



FLOOR PLAN

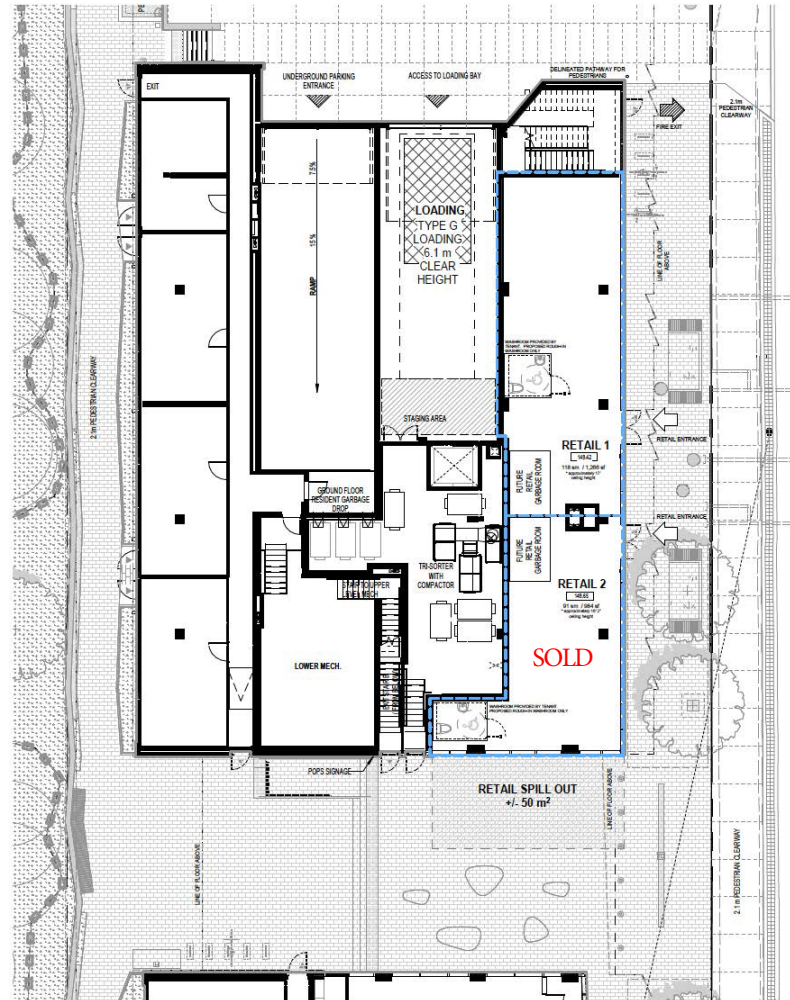
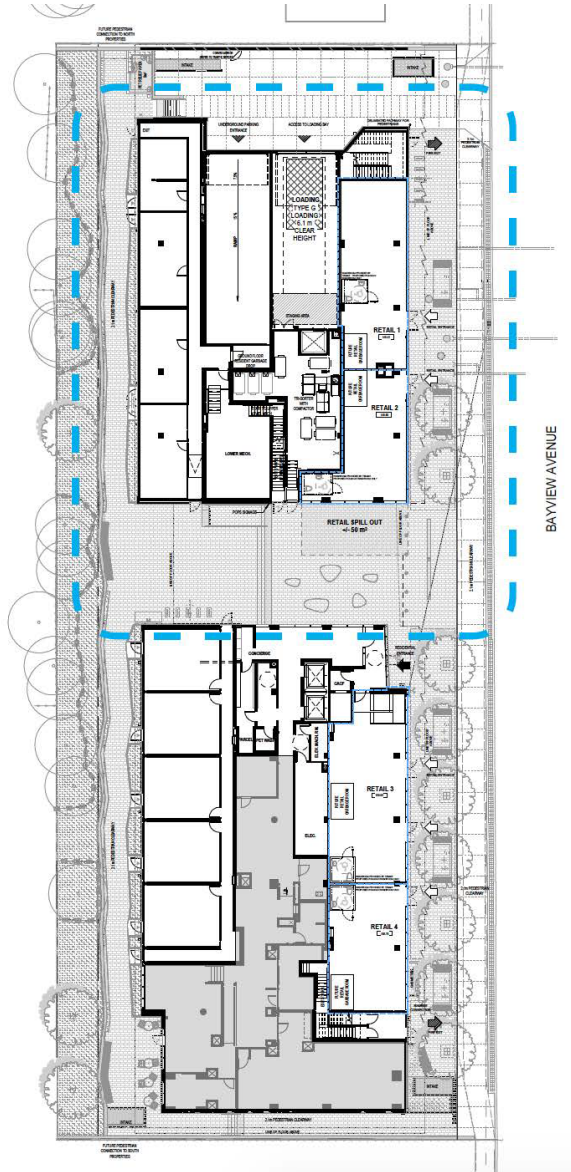


1710-1736 BAYVIEW AVENUE

NORTH BUILDING RETAIL 1 & 2

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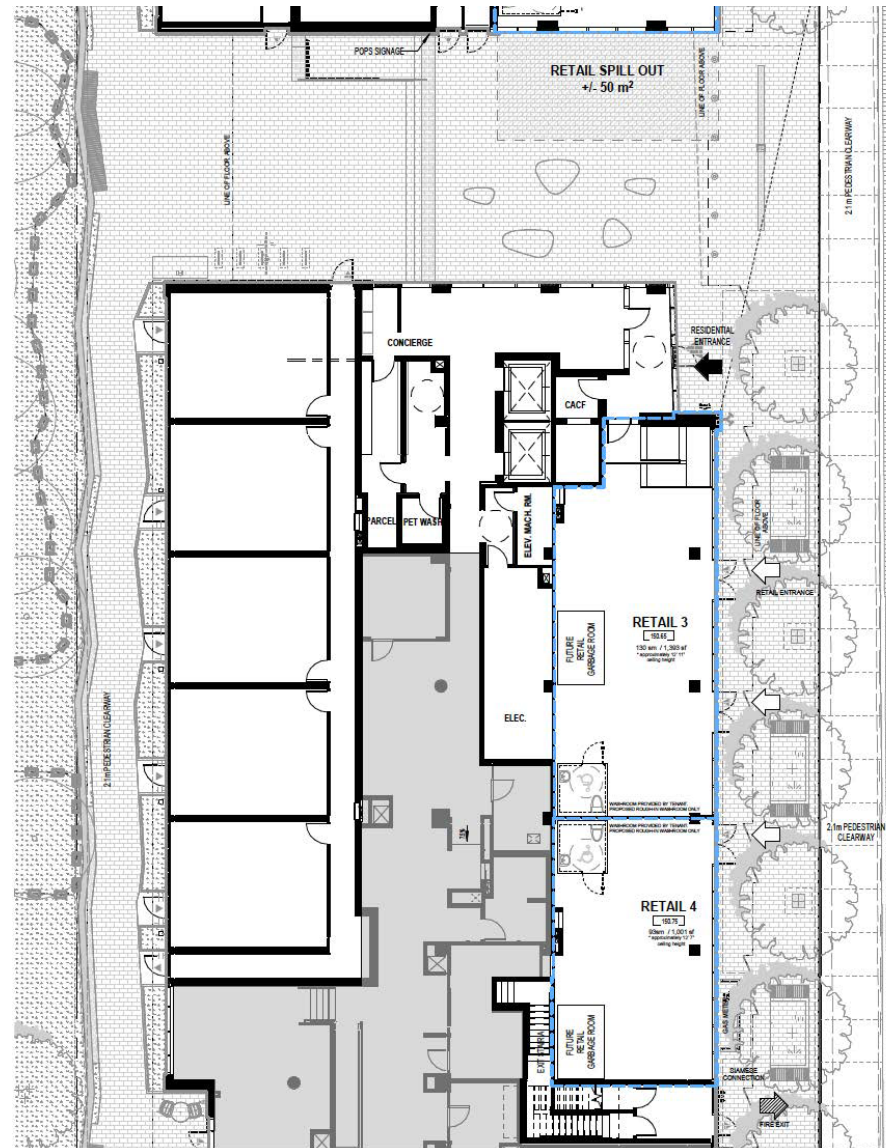
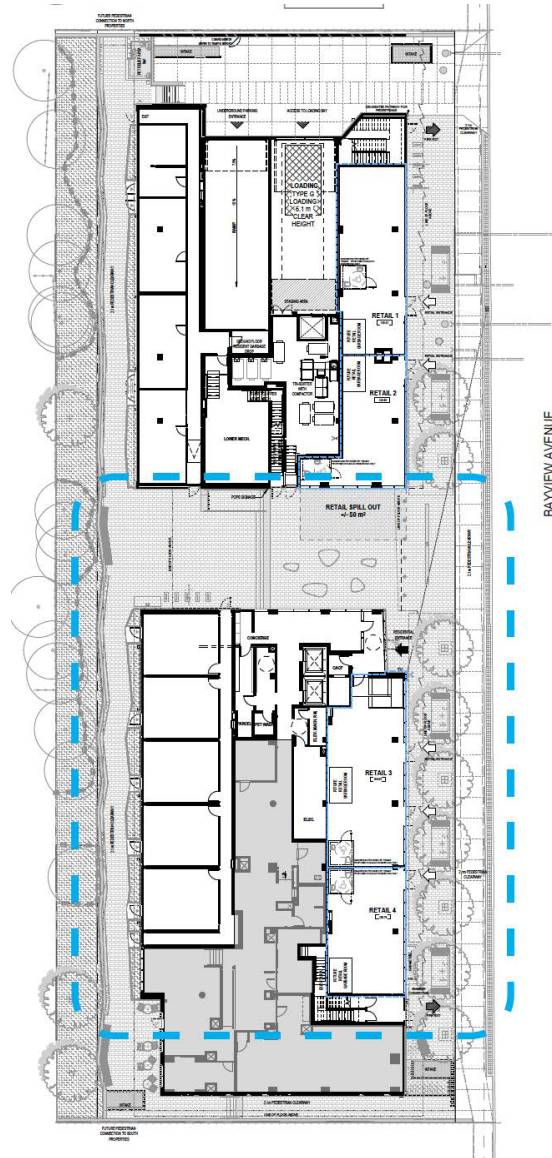
1710-1736 BAYVIEW AVENUE



SOUTH BUILDING RETAIL 3 & 4

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1710-1736 BAYVIEW AVENUE



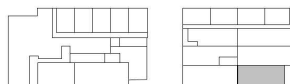
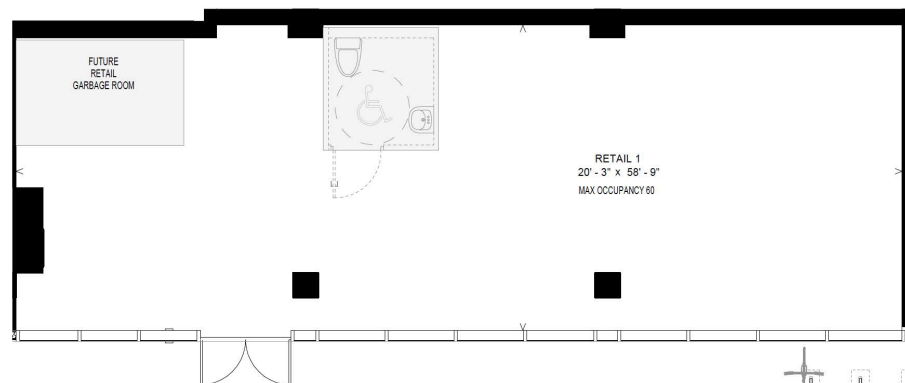
RETAIL OPTIONS

**1710-1736
Bayview Ave
RETAIL UNIT 1**

RETAIL UNIT 1

INTERIOR

118 m² / 1,266 ft²



KEY PLAN - GROUND FLOOR

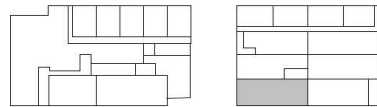
RETAIL UNIT 2 - SOLD

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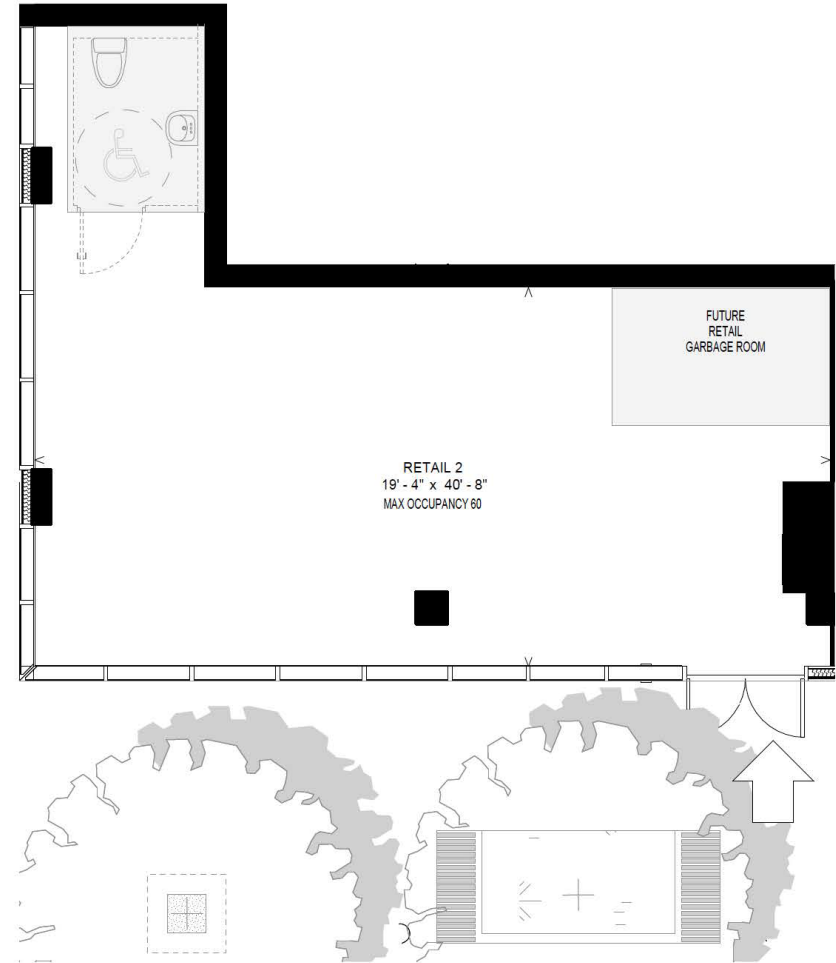
1710-1736 Bayview Ave RETAIL UNIT 2

INTERIOR

91 m² / 984 ft²



KEY PLAN - GROUND FLOOR



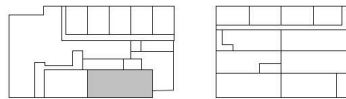
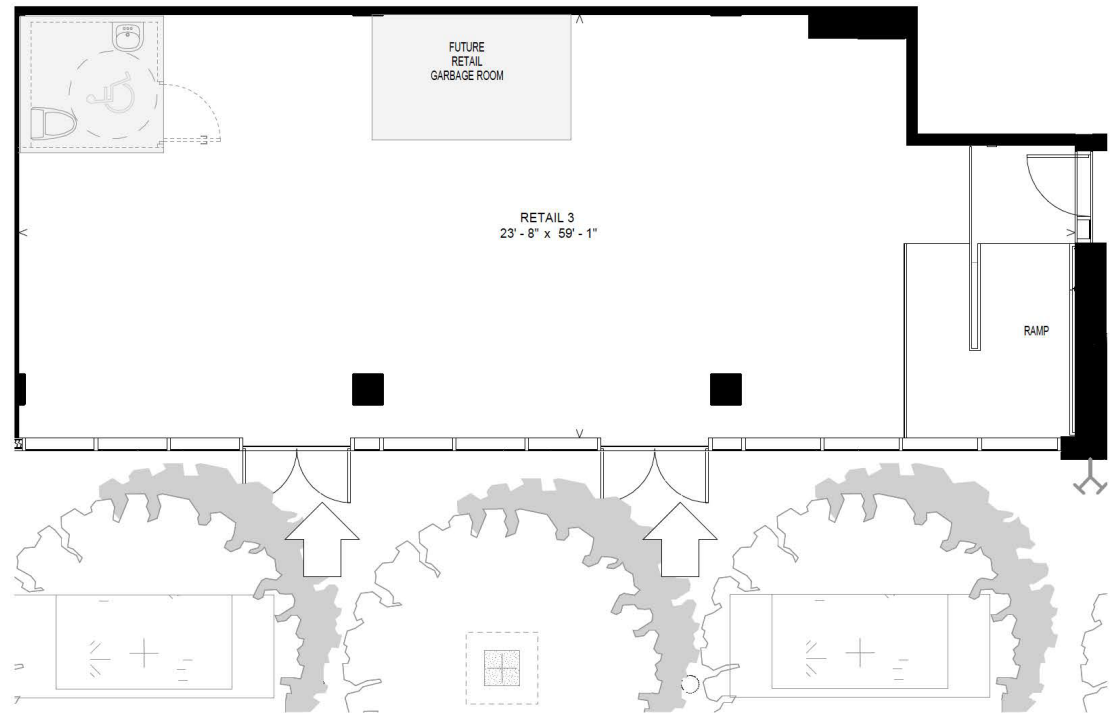
RETAIL UNIT 3

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1710-1736 Bayview Ave RETAIL UNIT 3

INTERIOR

130 m² / 1,393 ft²



KEY PLAN - GROUND FLOOR

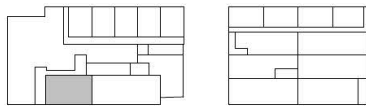
RETAIL UNIT 4

TORONTO - LEASIDE
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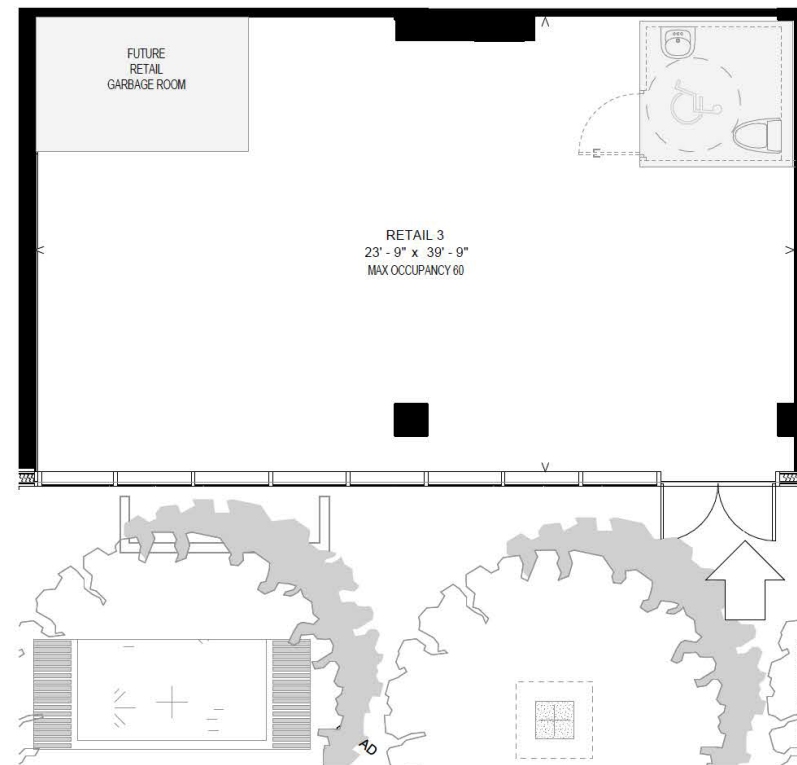
**1710-1736
Bayview Ave
RETAIL UNIT 4**

INTERIOR

93 m² / 1,001 ft²



KEY PLAN - GROUND FLOOR



AREA RETAILERS



THE LOCATION

- Toronto's historically-exclusive Leaside neighbourhood is beloved for its Bayview strip, and an overall elegant vibe.
- Leaside is becoming more accessible – and arguably, more desirable thanks to a handful of shiny new condo developments and the anticipated Eglinton Crosstown Light Rail Transit (LRT) line which will have a stop at Bayview and Eglinton "Leaside Station".
- Eglinton Crosstown LRT will breathe new life into coveted Leaside neighbourhood.
- Slated for completion in 2025.

AREA DEMOGRAPHS

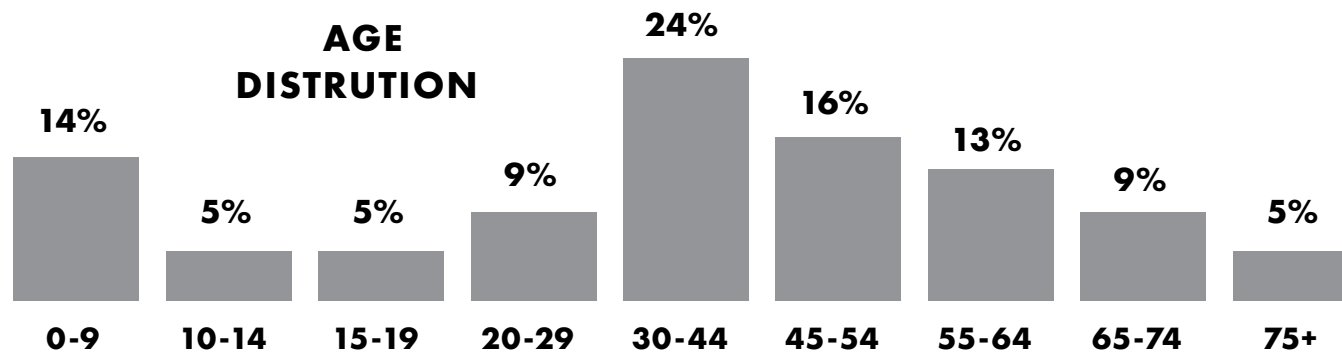


POPULATION
29,736



**AVG HOUSEHOLD
INCOME**
\$164,901

AGE DISTRIBUTION





REMAX ULTIMATE REALTY INC.

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