

FOR SALE/LEASE

240

LOGAN AVENUE

TORONTO | ON

UNIQUE LESLIEVILLE OPPORTUNITY

240 Logan Avenue is a 8,587 SF multi-tenant office building situated on the southern side of Queen Street East and on the western side of Logan Avenue. Contrary to the unassuming exterior, the two storey brick and beam structure houses a unique design that fuses modern open-concept architecture with delightfully rustic details.



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The Property makes effective use of windows to allow natural light to flood the interior, creating an atmosphere that is both warm and spacious. The minimal use of partitions and walls is conducive to fostering a collaborative work environment by encouraging social cohesion.

Much like the Leslieville neighbourhood with which the Property resides in, 240 is understated - providing the benefits of ample space and freedom with the convenience of downtown Toronto.



Four
parking stalls



One minute walk
from TTC stop



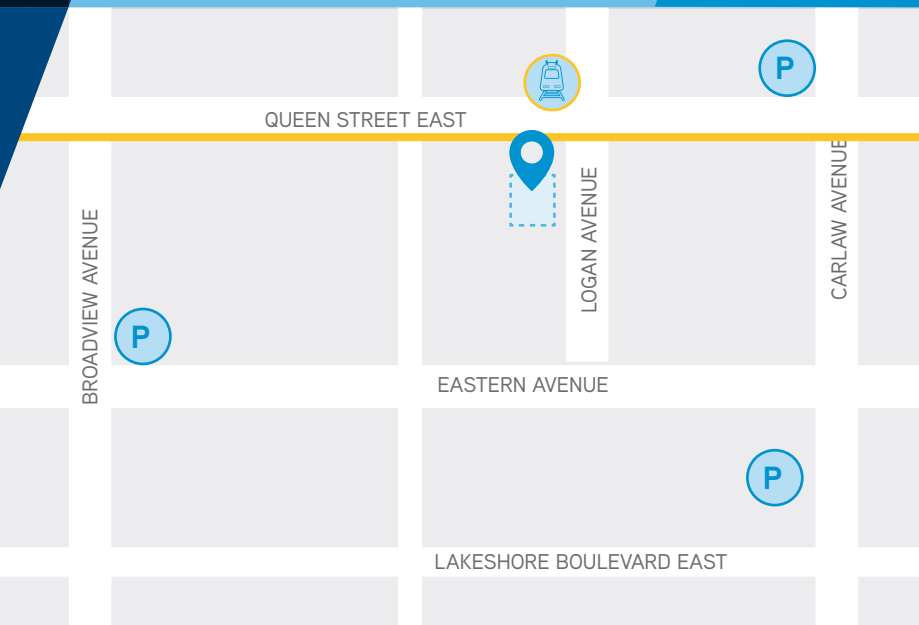
Bike
parking



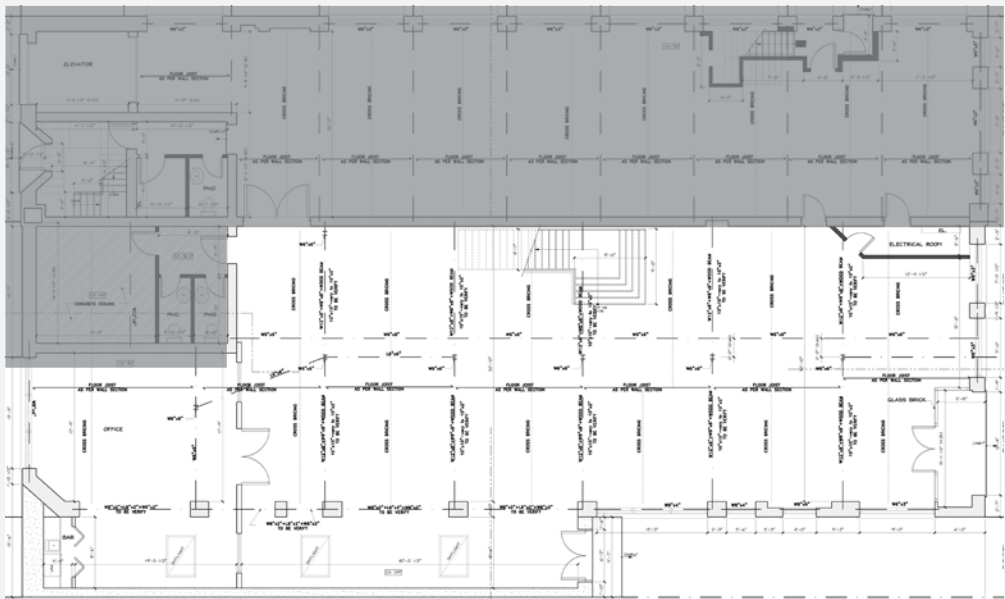
Walk Score™
95



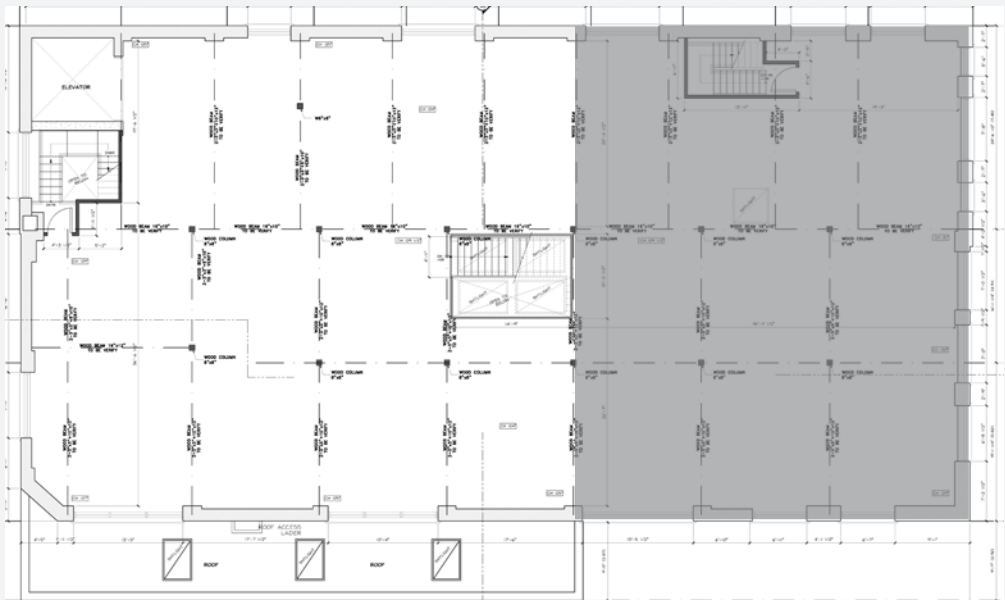
10 min. drive
to Downtown
Financial Core



8,587 SQUARE FEET



GROUND FLOOR



SECOND FLOOR

BUILDING SPECIFICATIONS

Net Rent	Starting at \$25.00 PSF
Additional Rent	\$12.50 PSF (2019 est.)
Sale Price	Contact listing agents for details
Available	Available immediately

AVAILABILITIES

2nd Floor	8,587 square feet
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FEATURES

- Character look and feel with brick & beam exposure
- Loft style space in a boutique building, ideal for tech and creative users
- Four dedicated parking spaces onsite for executives, with plenty additional on-street parking and nearby underground parking lots
- Neighborhood features a multitude of trendy restaurants with a significant food “scene” in Leslieville
- Proximity to the Studio District
- Freight elevator and loading location behind building
- Internal staircase connecting the first and second floor
- East Harbour Transit hub is 500 meters away

