

# 3431 BATHURST STREET TORONTO

Retail / Commercial Space

# FOR LEASE



- Conveniently located on the east side of Bathurst St., between Wilson Ave. and Lawrence Ave. W.
- Excellent high traffic location, with approximately 35,000 vehicles per day
- Ideal for almost all retail/commercial uses (no food uses)
- 3 parking spaces at rear of building
- 200 amps 120/240 volts electrical service
- Air conditioned
- Landlord will provide a clean shell
- Former Hair Salon

- **Size:** 1,725 square feet, plus full basement
- **Possession:** Immediate
- **Gross Rent:** \$3,880 per month, plus HST, utilities and Tenant's share of any increase in realty taxes from 2011



For more information, please contact:

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