

Proudly Representing

# INSOMNIA COOKIES

## SEEKING LOCATIONS TO LEASE



### SITE REQUIREMENTS:

**Size:** 700 - 1,400 SF

**Target Markets:** BC, Alberta and Ontario

Focused on the following markets:

- Toronto
  - King West, Queen West, Annex, Entertainment District, Yonge and Sheppard, Yonge and Eglinton
- University towns
  - Guelph, Waterloo, St. Catharines
- Oakville
- Burlington
- Mississauga
- Vaughan
- Barrie
- Ottawa
- Oshawa
- Brampton
- Vancouver
  - Granville, Robson, Denman, Davie, UBC, SFU
- Langley



### Tenant Website:

[www.insomniacookies.com](http://www.insomniacookies.com)

### Additional Details:

- 2 existing locations in Ontario
- Units are secured in London, Hamilton and Ottawa
- Looking to add 10 units per year
- Looking for great visibility
- No venting required



Please submit site opportunities for consideration to:

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SERVICES

CAPITAL  
MARKETS

ADVISORY  
SERVICES

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**Brokerage Duties and Representation Disclosure:** The Real Estate Council of Ontario (RECO) regulates real estate professionals in Ontario. RECO's mandate is to protect the public interest by promoting a safe and informed marketplace and administering the rules that real estate agents and brokerages must follow.

As of December 1, 2023, new legislation has come into effect (TRESA -phase 2). These changes affect how you interact with real estate agents and brokerages.

Please read the Information guide published by RECO. Click here: [RECO Information Guide](#)

If you are represented by another Brokerage under a Tenant or Buyer Representation Agreement (Brokerage or Designated), please have your Designated Representative contact us on your behalf. This marketing material is not intended to solicit clients who are represented by another brokerage or Designated Representative. If you are not represented by another brokerage or another Designated Representative, and wish to hire brokerage representation, please contact us for details on our Landlord, Tenant, Advisory and Capital Markets Services.

This Tenant/Buyer is a Client of The Behar Group Realty Inc. ("TBG") and/or the Designated Representative(s) named on these materials. The Tenant/Buyer is our client to whom the Designated Representative(s) owes Fiduciary Duties.

Unless you are also a Client of TBG or the Designated Representative for this Tenant/Buyer Client (and you consent to Multiple Representation), then you are a Self Represented Party (SRP). It is important that you understand and acknowledge the risks and role as a SRP. Please read the RECO Information Guide, and before asking for assistance from the Designated Representative listed on this flyer be prepared to sign and acknowledge the RECO Information and Disclosure form for Self Represented Parties: [Click Here.](#)

TBG strongly recommends that consumers retain the services of a qualified and experienced real estate agent.

For all transactions completed with TBG, you will be required to sign a Confirmation of Cooperation and Representation Agreement, whether you are a SRP or not, to ensure acknowledgement of representation disclosure.

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