



CORY ROSEN*

SENIOR VICE PRESIDENT 416-523-7749 | CROSEN@CUBECOM.CA

SHAFIN JADAVJI

PRESIDENT & BROKER OF RECORD 416-725-7894 | SHAFIN@CUBECOM.CA **PRICE:** \$850,000 **SQFT:** 1,060

PRIME RETAIL CONDO OPPORTUNITY FOR SALE AT **DUNDAS ST E & CARLAW.**

Excellent exposure fronting Dundas with over 23 feet of glazing. The Leslieville neighborhood boasts a trendy and vibrant atmosphere with a mix of residential and commercial properties, making it an attractive location for a variety of businesses. This unit features large windows at the front and back of the building, providing lots of natural light throughout. With 1,060 square feet of space, there is plenty floor area for a retail or service-based business.

DEMOGRAPHICS:



POPULATION 0 - 2 KM - 25,192 | 0-5 KM 137,792 | 0-10 KM 356,794



DAYTIME POPULATION 0 - 2 KM - 27,332 | 0-5 KM 124,189 | 0-10 KM 333,163



AVG. HOUSEHOLD INCOME 0 - 2 KM - \$71,355 | 0-5 KM \$89,035 | 0-10 KM \$91,405



0 - 2 KM - 36.6 | 0-5 KM 38.6 | 0-10 KM 37.6

SOURCE: COSTAR 2023

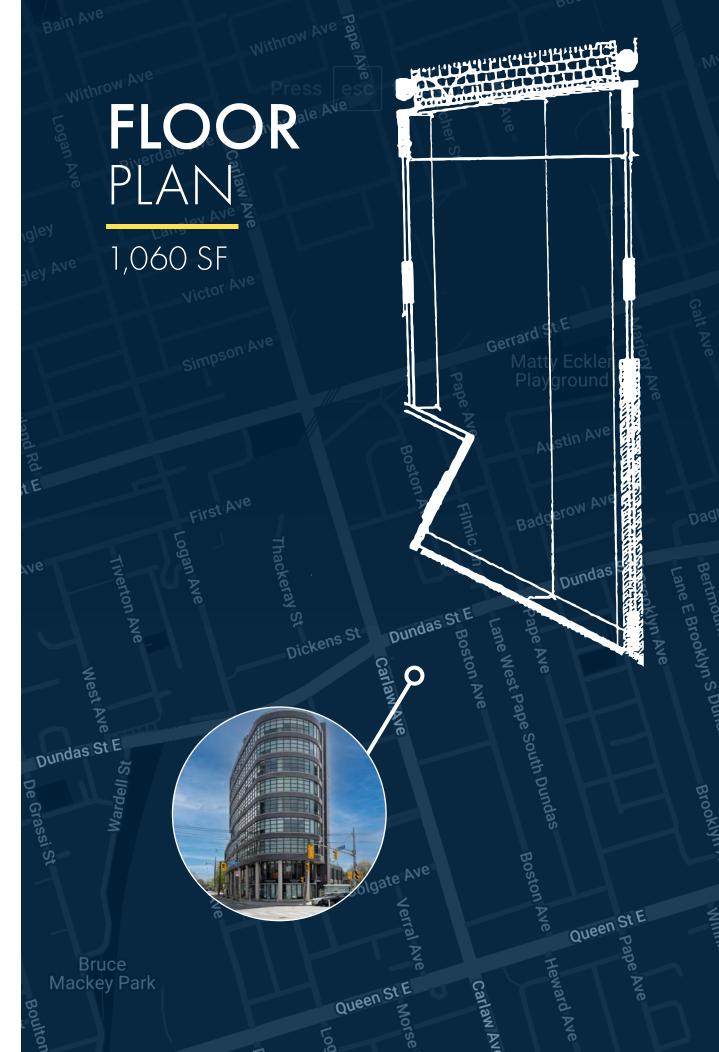














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The contents of this package are based on the information furnished by principals and sources which we deem reliable, but for which we can assume no responsibility, which may change at any time. *Sales Representative