



## 345 Adelaide Street West Toronto, Ontario

### Third Floor

<b>Square Feet</b>	6,000 SF
<b>Rental Rate</b>	Please contact
<b>Availability</b>	Immediate
<b>Term</b>	Five Years
<b>Building Class</b>	Brick & Beam
<b>Submarket</b>	Downtown West
<b>Built</b>	1906

### Features

- Turnkey, fully wired, tech / creative space
- Located in highly desirable downtown west node on Adelaide St. West
- Entire 3rd floor brick and beam space
- Can be combined with 2nd floor
- Fully furnished with open bench style seating
- Operable windows
- Tenants get their own
- A/C equipment exclusive to their use, 2 tons per 1000 square feet
- Sandblasted ceilings and beams
- Sanded and urethaned floors
- Security cameras and card acces



