

Residences of
UPPER EAST
 A LEASIDE | VILLAGE | COMMUNITY

Upper East Village presents an incredible opportunity to lease premium, new construction retail space in a new master-planned community at Eglinton Ave. & Brentcliffe Rd, in the coveted Leaside neighbourhood. The flagship retail opportunity features over 17,000 SF across two distinct buildings, soaring ceiling heights, ample exposure and branding on Eglinton Avenue East and plenty of commercial parking on-site.

Steps to the new Eglinton Crosstown LRT Laird Station, set to be operational in 2023, Upper East Village will benefit from increased pedestrian foot traffic and proximity to public transit.

296

Residential Units
(West Building)

262

Rental Units
(East Building)

301

Residential Units
(South Building)

20+ FT

Ceiling Heights

170+ FT

Frontage

102

Parking Stalls

Retail Overview

Property Details

939 Eglinton Avenue East (West Building)

Unit 1:	3,773 SF
Unit 2:	3,689 SF
Unit 3:	2,463 SF
Unit 4:	2,500 SF
Total:	12,425 SF

Term:	10 years
Availability:	January 2023
Net Rent:	Please contact Listing Agents
Additional Rent:	\$19.00 PSF (est. 2023)

36 Brentcliffe Road (East Building)

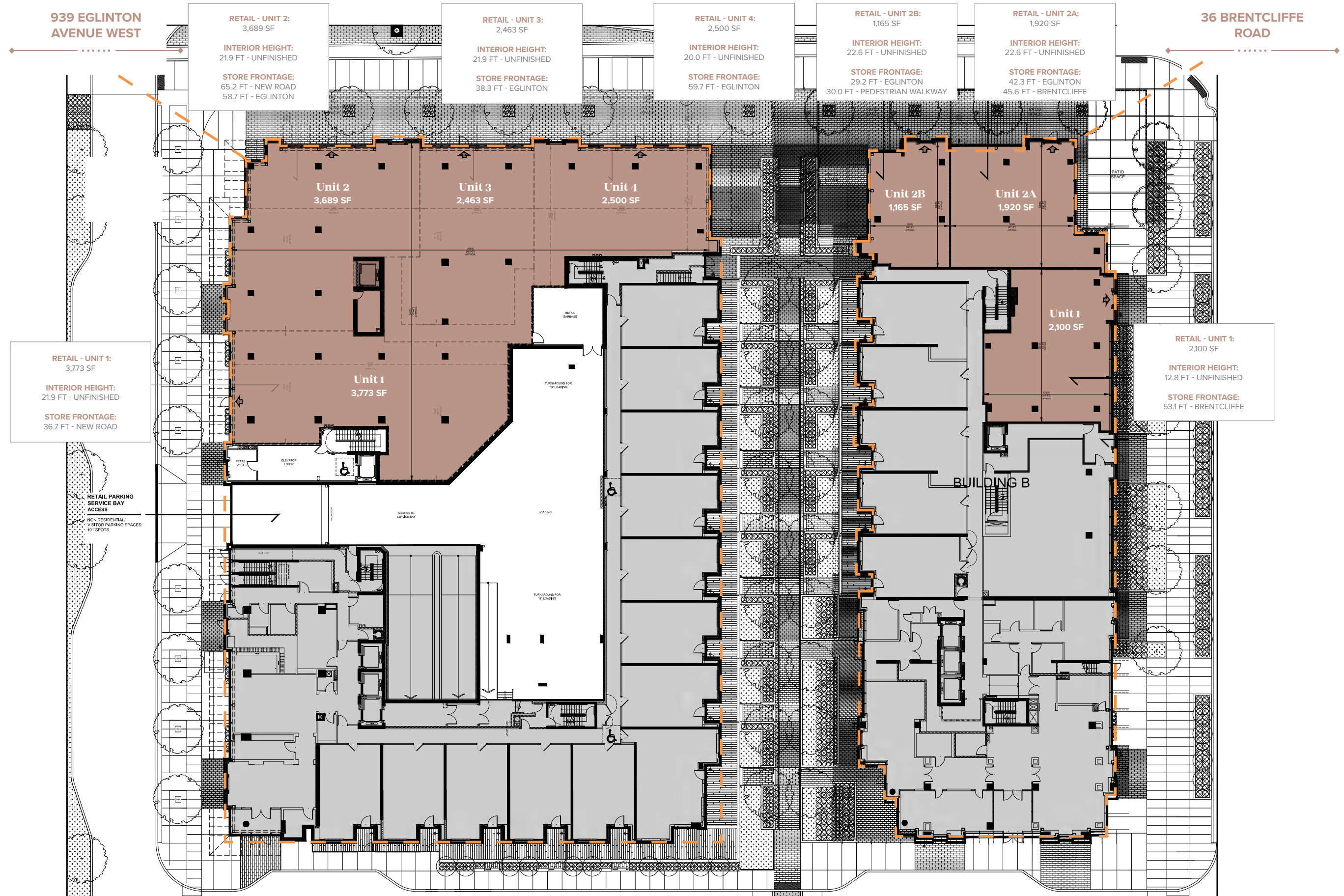
Unit 1:	2,100 SF (Optional mezz of 1,935 SF)
Unit 2A:	1,920 SF
Unit 2B:	1,165 SF
Total:	5,185 SF

Term:	10 years
Availability:	July 2023
Net Rent:	Please contact Listing Agents
Additional Rent:	\$19.00 PSF (est. 2023)

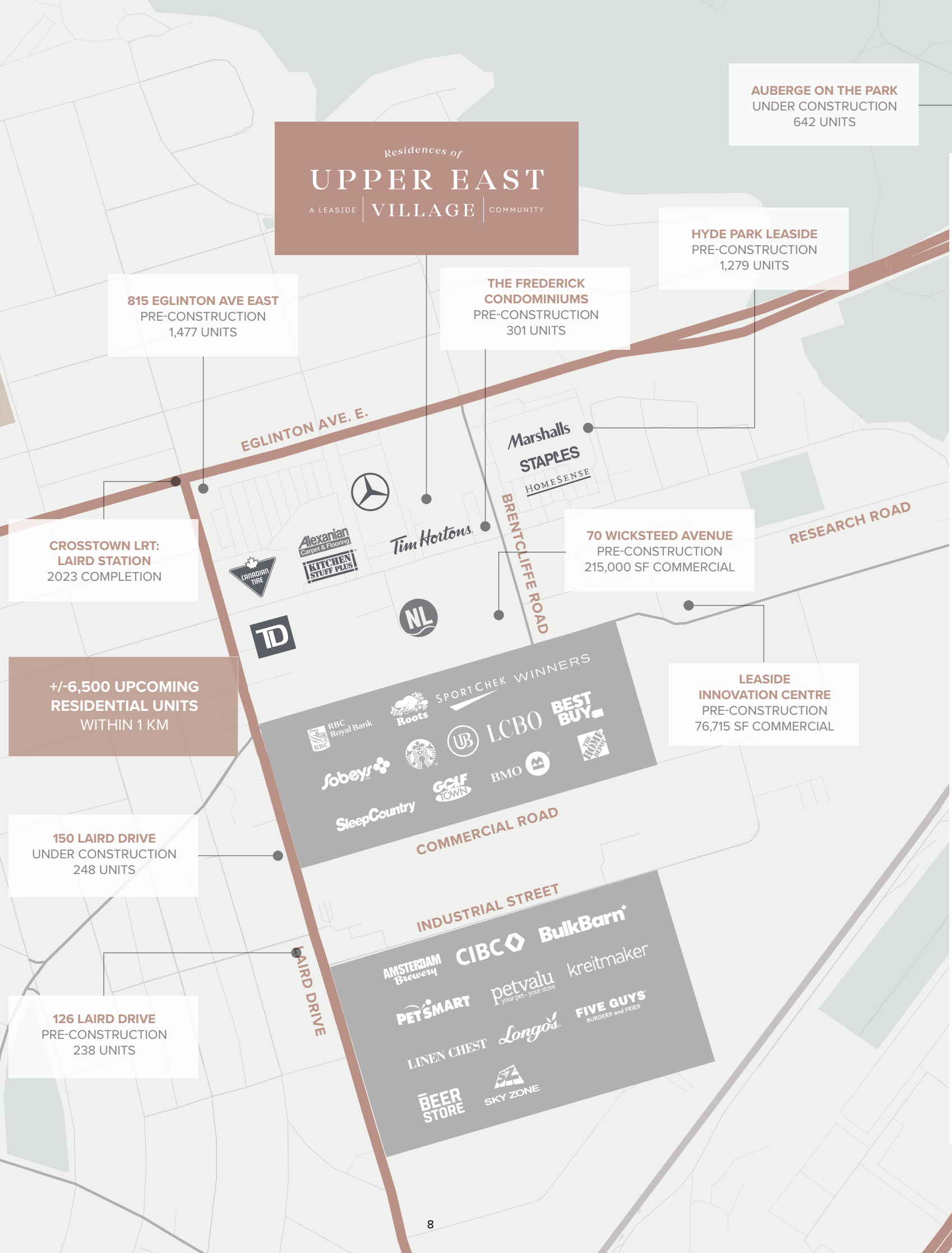
Highlights

- 170+ FT of frontage, exposure and branding opportunities on Eglinton Avenue East
- At grade access to shipping / receiving
- Ample parking onsite – 102 stalls
- Great ceiling heights of 20+ FT
- Public park via animated pedestrian muse

Floor Plan



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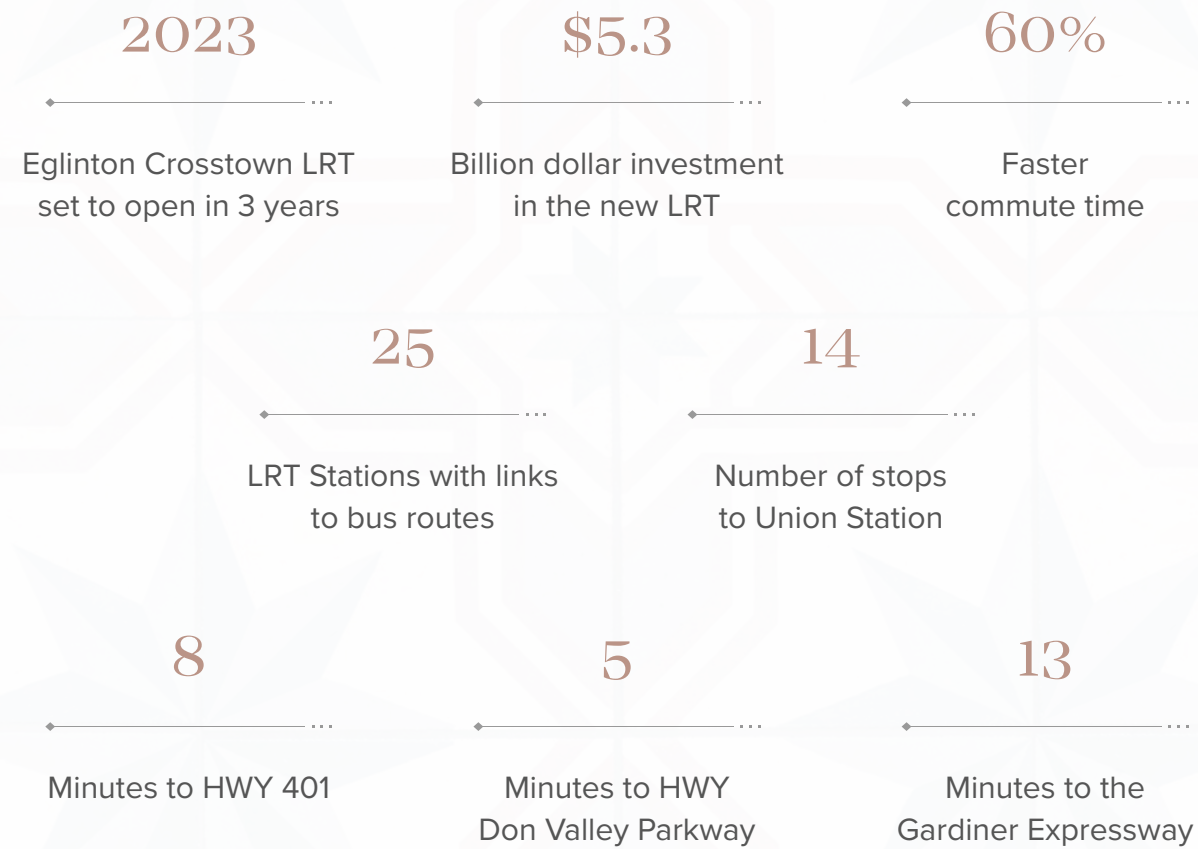


Area Demographics

	1KM	3KM	5KM
Total Population	10,245	149,024	415,453
Daytime Population	35,197	161,273	437,563
Median Age	39.9	39.3	41.0
Total Households	3,840	61,606	176,135
Average HH Income	\$208,335	\$158,951	\$189,052
Total Expenditure (Per Household)	\$247,719	\$177,919	\$214,577

Source: Statistics Canada, 2022

Get Anywhere in the City Within Minutes!



The Eglinton Line

Upper East Village is steps to the future Eglinton Crosstown LRT, Laird Station.

