

Toronto's Downtown & Midtown

# PORTFOLIO

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45  
St Clair  
Ave. W

Additional Rent  
\$25.53 PSF

|                      |                     |                          |
|----------------------|---------------------|--------------------------|
| Suite 300            | 9,225 SF            | Available Now, Built-out |
| Suite 401            | 6,916 SF            | Available Now, Built-out |
| <del>Suite 700</del> | <del>1,899 SF</del> | <b>LEASED</b>            |
| Suite 800            | 2,702 SF            | Available Now, Built-out |
| Suite 901            | 4,614 SF            | Available Now Built-out  |
| Suite 903            | 2,160 SF            | Available Now, Built-out |

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1300  
Yonge St.

Additional Rent  
\$27.70 PSF

|                      |                     |                          |
|----------------------|---------------------|--------------------------|
| Suite 200            | 4,770 SF            | Available Now, Built-out |
| <del>Suite 301</del> | <del>3,281 SF</del> | <b>LEASED</b>            |
| <del>Suite 400</del> | <del>5,272 SF</del> | <b>LEASED</b>            |
| Suite 410            | 3,200 SF            | Available Now, Built-out |
| Suite 407            | 1,080 SF            | Available Now, Built-out |
| <del>Suite 408</del> | <del>1,800 SF</del> | <b>LEASED</b>            |
| <del>Suite 701</del> | <del>1,582 SF</del> | <b>LEASED</b>            |
| <del>Suite 705</del> | <del>1,850 SF</del> | <b>LEASED</b>            |
| Suite 800            | 13,006 SF           | Available Now, Built-out |

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100  
University  
Ave.

Additional Rent  
\$29.11 PSF

|                      |                     |                                                     |
|----------------------|---------------------|-----------------------------------------------------|
| <del>Suite 202</del> | <del>7,341 SF</del> | <b>LEASED</b>                                       |
| Suite 700            | 24,553 SF           | Available Now, Future Model Suite Mid 2025 Delivery |
| Suite 800            | 24,399 SF           | Available May 2025                                  |
| Suite 900            | 24,339 SF           | Available Now, Built-out                            |
| Suite 1000           | 14,612 SF           | Available Now, Base Building                        |
| Suite 1001           | 9,798 SF            | Available Now, Base Building                        |
| Suite 1100           | 24,486 SF           | Available May 2025                                  |
| Suite 1200           | 24,540 SF           | Available Now, Base Building                        |

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250  
Bloor St. E

Additional Rent  
\$20.38 PSF

|            |           |                                      |
|------------|-----------|--------------------------------------|
| Suite 800  | 22,033 SF | Available Now, Built-out & Furnished |
| Suite 1600 | 21,851 SF | Available May 2025, Built-out        |

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375  
University  
Ave.

Additional Rent  
\$22.94 PSF

|             |           |                                      |
|-------------|-----------|--------------------------------------|
| * Suite 301 | 9,342 SF  | Furnished Model Suite, Available Now |
| * Suite 302 | 3,734 SF  | Furnished Model Suite, Available Now |
| Suite 506   | 7,047 SF  | Available Now, Base Building         |
| Suite 600   | 21,373 SF | Available Now, Built-out             |
| Suite 601   | 3,094 SF  | Available Now, Built-out             |
| Suite 700   | 12,447 SF | Available Now, Built-out             |

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625  
Church St.

Additional Rent  
\$23.94 PSF

|           |           |                          |
|-----------|-----------|--------------------------|
| Suite 401 | 2,409 SF  | Available Now, Built-out |
| Suite 500 | 14,925 SF | Available Now, Built-out |

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393  
University  
Ave.

Additional Rent  
\$22.94 PSF

|                      |                     |                              |
|----------------------|---------------------|------------------------------|
| <del>Suite 506</del> | <del>7,047 SF</del> | <b>LEASED</b>                |
| Suite 700            | 23,883 SF           | Available Now, Base Building |
| Suite 800            | 23,854 SF           | Available Now, Base Building |
| Suite 900            | 23,686 SF           | Available Now, Base Building |
| Suite 1000           | 23,847 SF           | Available Now, Base Building |
| Suite 1300           | 23,571 SF           | Available Now, Built-out     |
| Suite 1500           | 11,189 SF           | Available Now, Built-out     |
| Suite 1550           | 3,744 SF            | Available Now, Built-out     |
| Suite 1550           | 3,744 SF            | Available Now, Built-out     |
| Suite 1600           | 4,188 SF            | Available Now, Built-out     |
| Suite 1601           | 10,920 SF           | Available Now, Built-out     |
| Suite 1700           | 8,633 SF            | Available Now, Built-out     |
| Suite 1701           | 10,919 SF           | Available Now, Built-out     |
| Suite 1801           | 5,843 SF            | New Model Suite Coming Soon  |
| Suite 1810           | 1,721 SF            | Available Now, Built-out     |
| Suite 1811           | 7,828 SF            | Available Now, Built-out     |
| Suite 1812           | 2,904 SF            | Available Now, Built-out     |

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Click on button for additional information

Manulife Investment Management

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