



128 STERLING ROAD,  
TORONTO

OFFICE FOR LEASE  
UNIQUE CHARACTER BUILDING IN THE JUNCTION

## PROPERTY SUMMARY

128 Sterling Road is located in the highly sought after Junction Triangle neighbourhood. The property at 128 Sterling was a former flag manufacturing facility and has been fully retrofitted to create character brick-and-beam office and studio space. This building was the first building in the area to undergo significant renovations, and as such has long been regarded as the prestige office location in the Junction. To accommodate the bicycling community 128 Sterling provides direct access to the West Toronto Rail Path and is also a five minute walk to two subway stations and the Bloor GO/UP Express station.



## HIGHLIGHTS

- Rare office leasing opportunity in the Junction's most prestigious office building
- Beautiful open concept brick-and-beam space with exposed ceilings and hardwood flooring
- Parking is available on-site

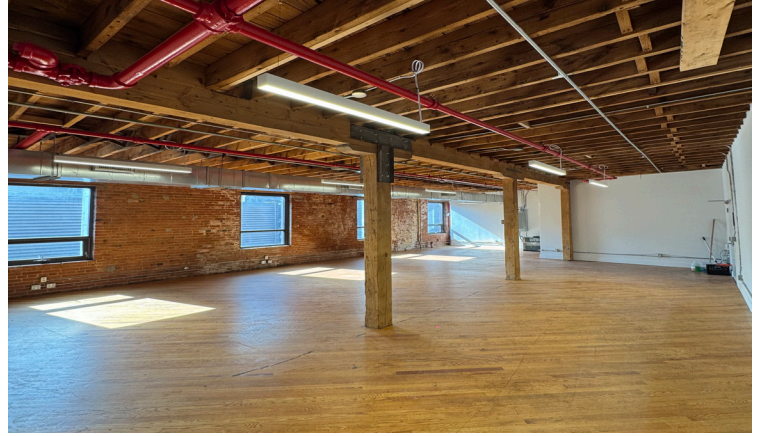
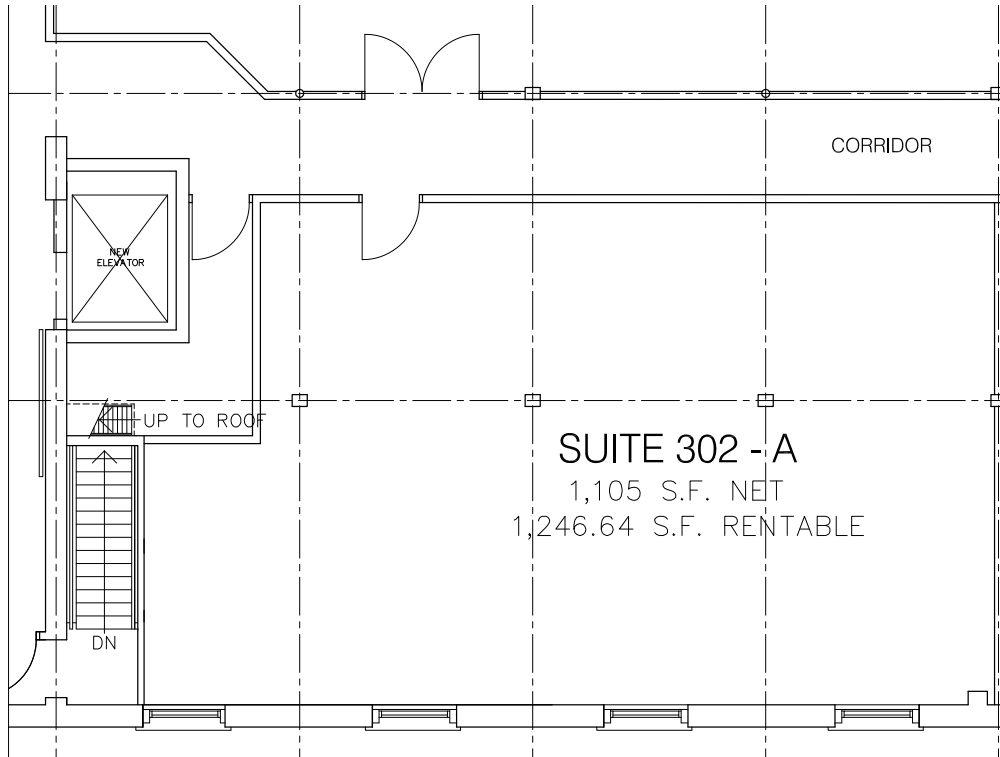
## DETAILS

MONTHLY RENT	Suite 302A: \$4,250 (+HST) (includes utilities and excludes in-suite janitorial)
TERM	Flexible
AVAILABLE SPACE	Suite 302A: 1,247 SF <del>Suite 100: 4,401 SF LEASED</del> <del>Suite 300A: 2,329 SF LEASED</del> <del>Suite 303A: 3,560 SF LEASED</del> <del>Suite 303B: 2,318 SF LEASED</del> <del>Suite 303C: 1,450 SF LEASED</del>
OCCUPANCY	Suite 302A: Immediately

OFFICE FOR LEASE  
128 STERLING ROAD, TORONTO



SUITE 302A - 1,247 SF



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## 128 STERLING ROAD & THE JUNCTION TRIANGLE

As a result of the Junction Triangle's incredible connectivity and proximity to the downtown core, city dwellers have flocked to the area and brought with them a vibrant arts, culture and restaurant scene. The Junction is in the midst of a large transformation, with several new commercial and residential developments underway and proposed. The building at 128 Sterling is directly adjacent to the historic Tower Automotive Building at 158 Sterling, which is home to MOCA and Forno Cultura. Additionally, there is now an Italian restaurant, Spaccio West, in the building that offers a convenient dining option for tenants and visitors. The site at 150 Sterling is under development and once complete, will offer 415,000 SF of office space, over 15,000 SF of retail space, a new outdoor park and community amenity space, as well as 800+ residential condos.



**ETHICA COFFEE**



**FORNO CULTURA**



**HENDERSON BREWING  
CO**



**MUSEUM OF  
CONTEMPORARY ART**



**WEST TORONTO  
RAIL PATH**



**TERRONI**

# OFFICE FOR LEASE 128 STERLING ROAD, TORONTO



## AMENITIES MAP



## FOR MORE INFORMATION PLEASE CONTACT

### BRENDAN SHEA\*

Senior Associate

905 501 6426

brendan.shea@cushwake.com

### LAUREN LUCHINI\*

Vice President

416 359 2553

lauren.luchini@cushwake.com

### ALAN RAWN\*

Senior Vice President

416 359 2440

alan.rawn@cushwake.com

### Cushman & Wakefield ULC, Brokerage

161 Bay Street, Suite 1500

Toronto ON M5J 2S1

www.cushmanwakefield.com

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