



111 BATHURST STREET

Toronto, ON

Turnkey Restaurant Space with Flagship Patio and Demising Options

WELCOME TO

111 BATHURST STREET

This turnkey bar & restaurant opportunity offers a vibrant and lively setting amidst the most popular entertainment and food & beverage district in the city of Toronto. The ground floor features a spacious bar and dining area with open doors to the expansive 190 seat patio in the warmer months. Existing ground floor bottle shop, brewery equipment and full-service kitchen elevate and diversify the existing build out offering. The mezzanine features a 45-person private dining experience and fixtured, renovated washrooms. The intersection of Bathurst Street and Adelaide Street West is a prime downtown location with strong residential density and is surrounded by world-class retailers, making it well suited for a wide variety of tenants.

DETAILS

SIZE	Ground Floor: ±6,193 SF
	Mezzanine: ±4,110 SF
	Total: ±10,303 SF
	Demising Options Available
NET RENT	Contact Listing Agents
ADDITIONAL RENT	\$22.00 PSF (est. 2026)
TERM	5-10 years
AVAILABILITY	Immediate

HIGHLIGHTS

- Licensed currently for 200+ patrons on the ground floor
- Space contains a private dining room with an additional 45 seats
- Patio has approximately 190 seats and has a permit to have an additional ±35 seats on Adelaide Street West
- Turnkey opportunity with the opportunity to purchase brewing equipment
- Washrooms built out on the mezzanine level
- Full service kitchen with all relevant equipment available in the space for discussion
- Multiple demising options available. opportunity to carve approx 2,800 SF off from the ground floor well suited for Cafe or small format F&B

PROPERTY OVERVIEW



FLOORPLANS

GROUND FLOOR | 6,193 SF

- OPTION 1: FULL SPACE
- OPTION 2: DEMISING OPTION
- OPTION 3: DEMISING OPTION
- PATIO POTENTIAL

RETAIL UNIT

MEZZANINE | 4,110 SF

MEZZANINE

BATHURST STREET

ADELAIDE STREET WEST



INTERIOR PHOTOS

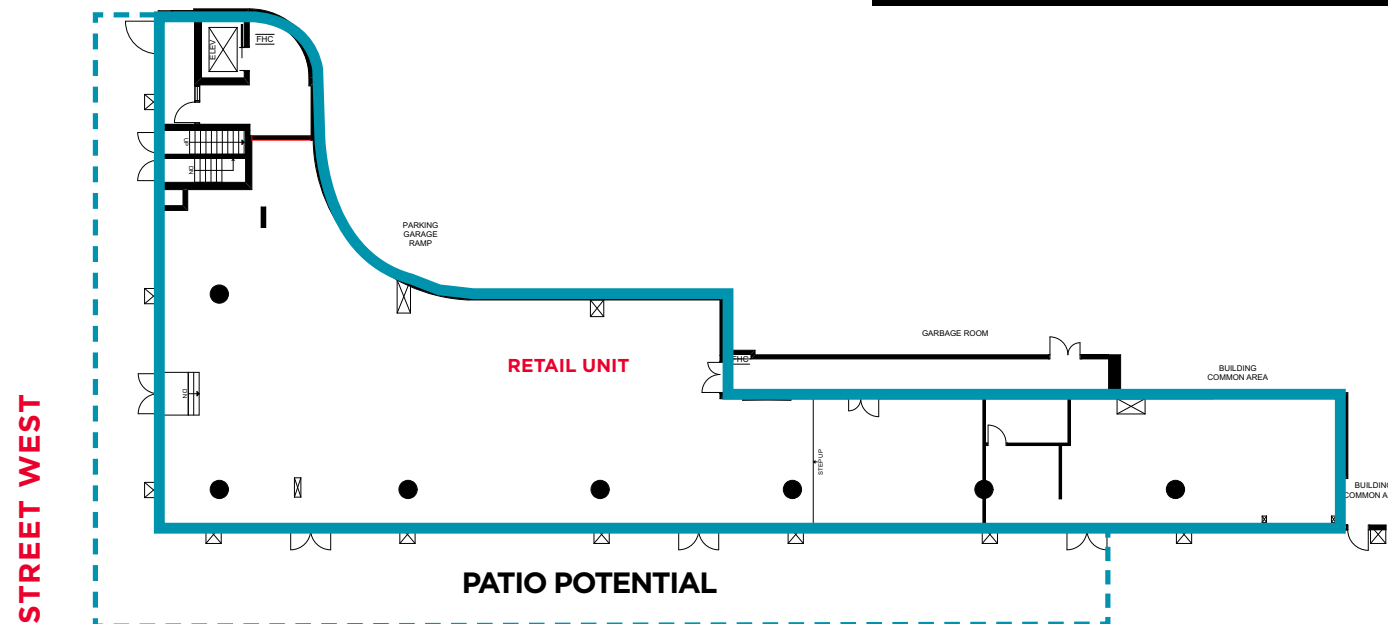


FLOORPLANS

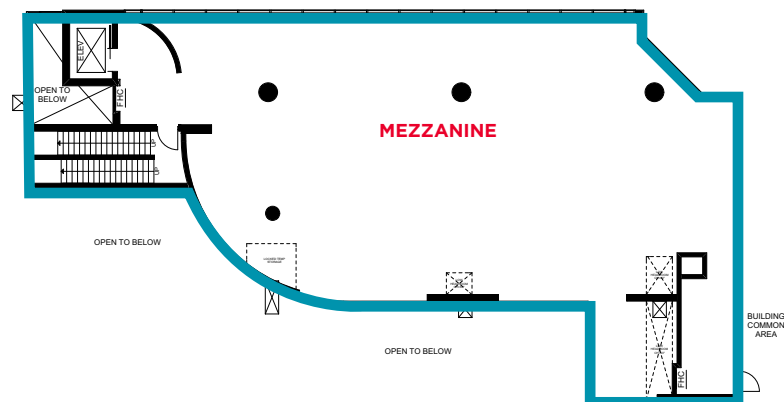
OPTION 1 - FULL SPACE

Entire space available in as-is condition, featuring ground floor exposure on both Bathurst Street and Adelaide Street West, with the added benefit of a mezzanine level with built in washrooms and a private event space. The configuration provides strong visibility and branding potential. The space would benefit from the full-service kitchen with all relevant equipment, making it well-suited for food & beverage, café, or hospitality-focused operators seeking a high-profile location in a prime downtown node.

GROUND FLOOR | 6,193 SF



MEZZANINE | 4,110 SF



BATHURST STREET

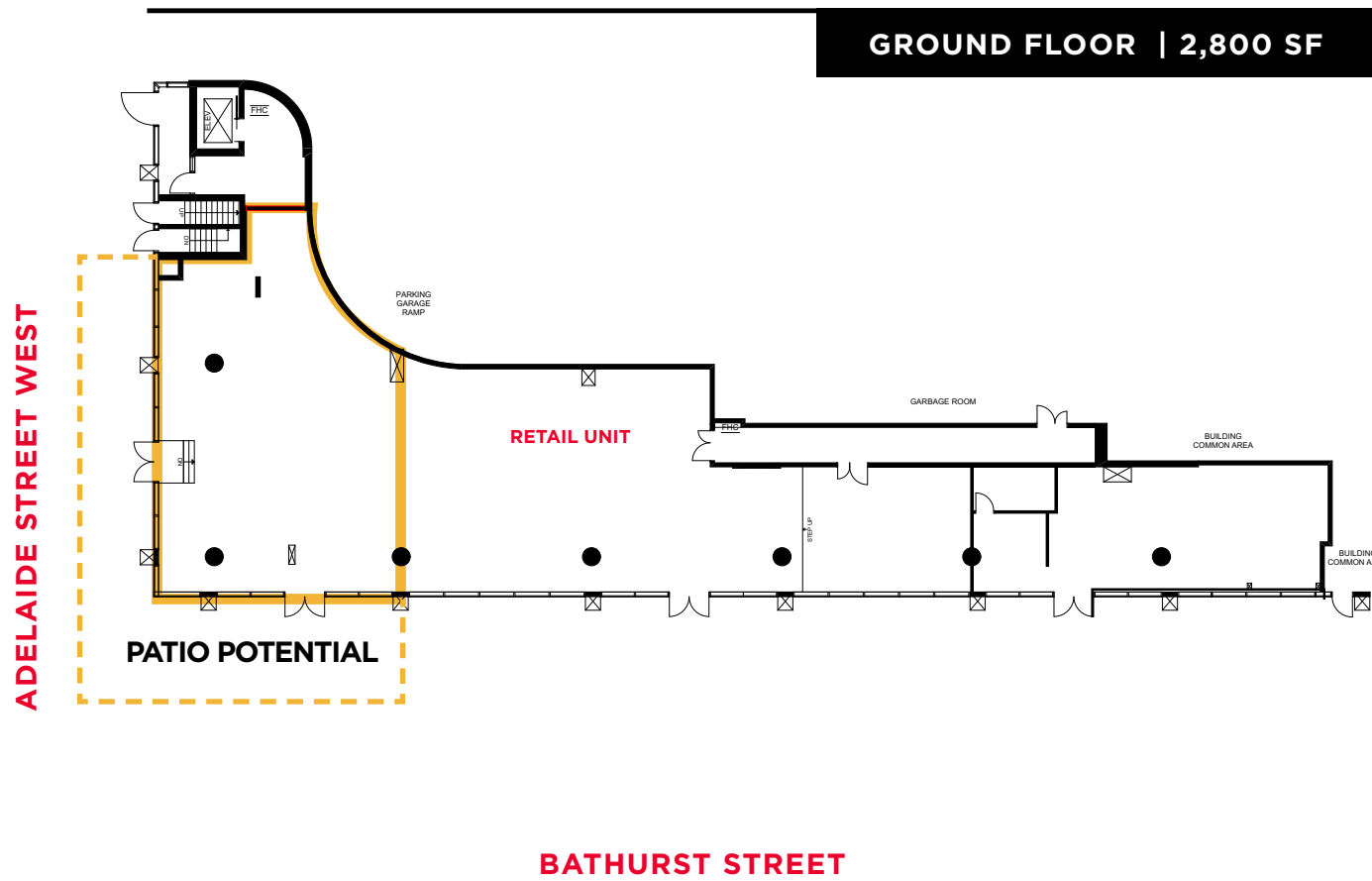
OPTION 1: INTERIOR PHOTOS



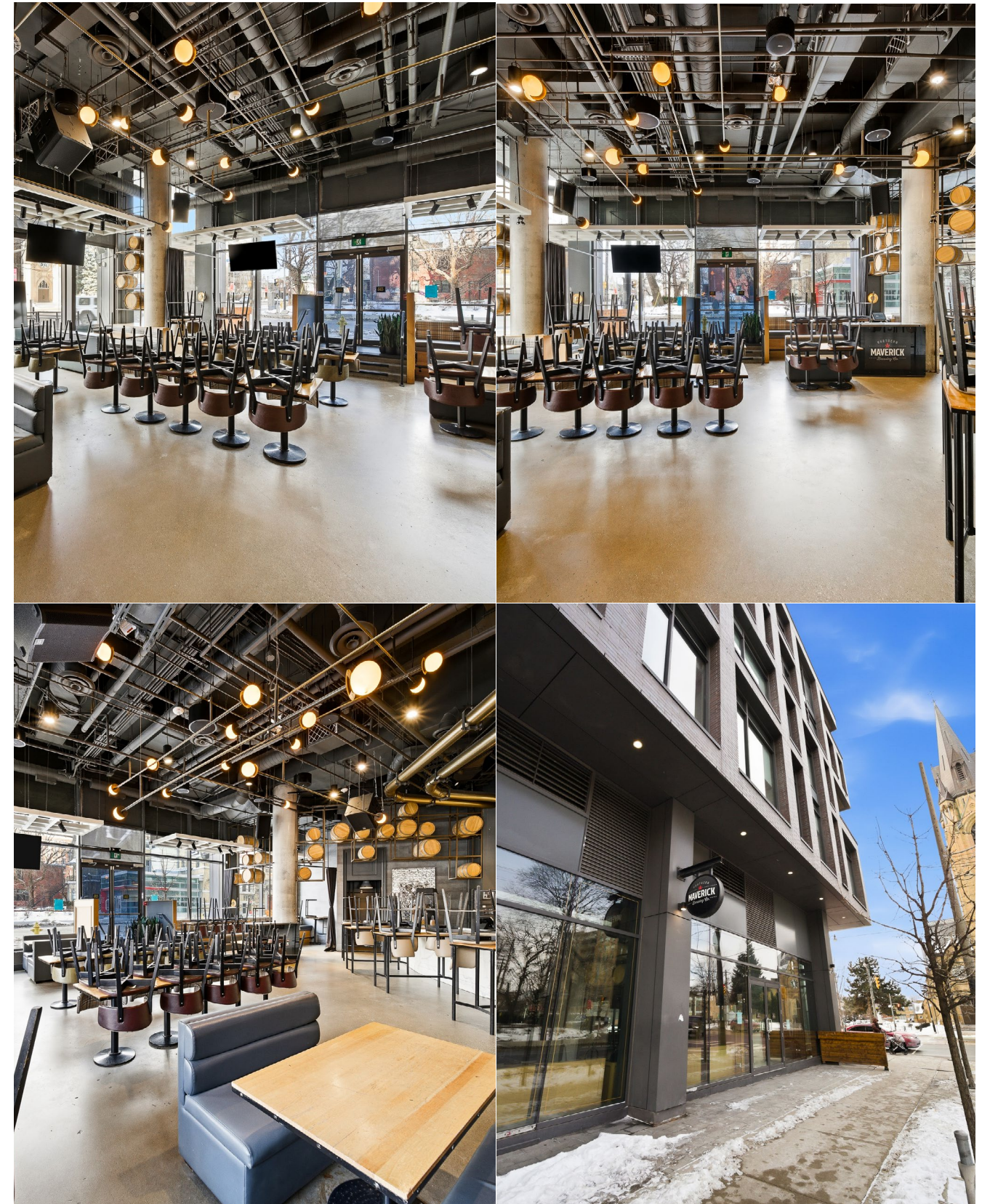
FLOORPLANS

OPTION 2 - DEMISING OPTION

Prime hard-corner retail opportunity with prominent frontage on both Bathurst Street and Adelaide Street West. This highly visible ground floor space offers excellent signage exposure and strong patio potential. Well-suited for a wide range of retail uses, including food & beverage and café, with flexible layout potential.



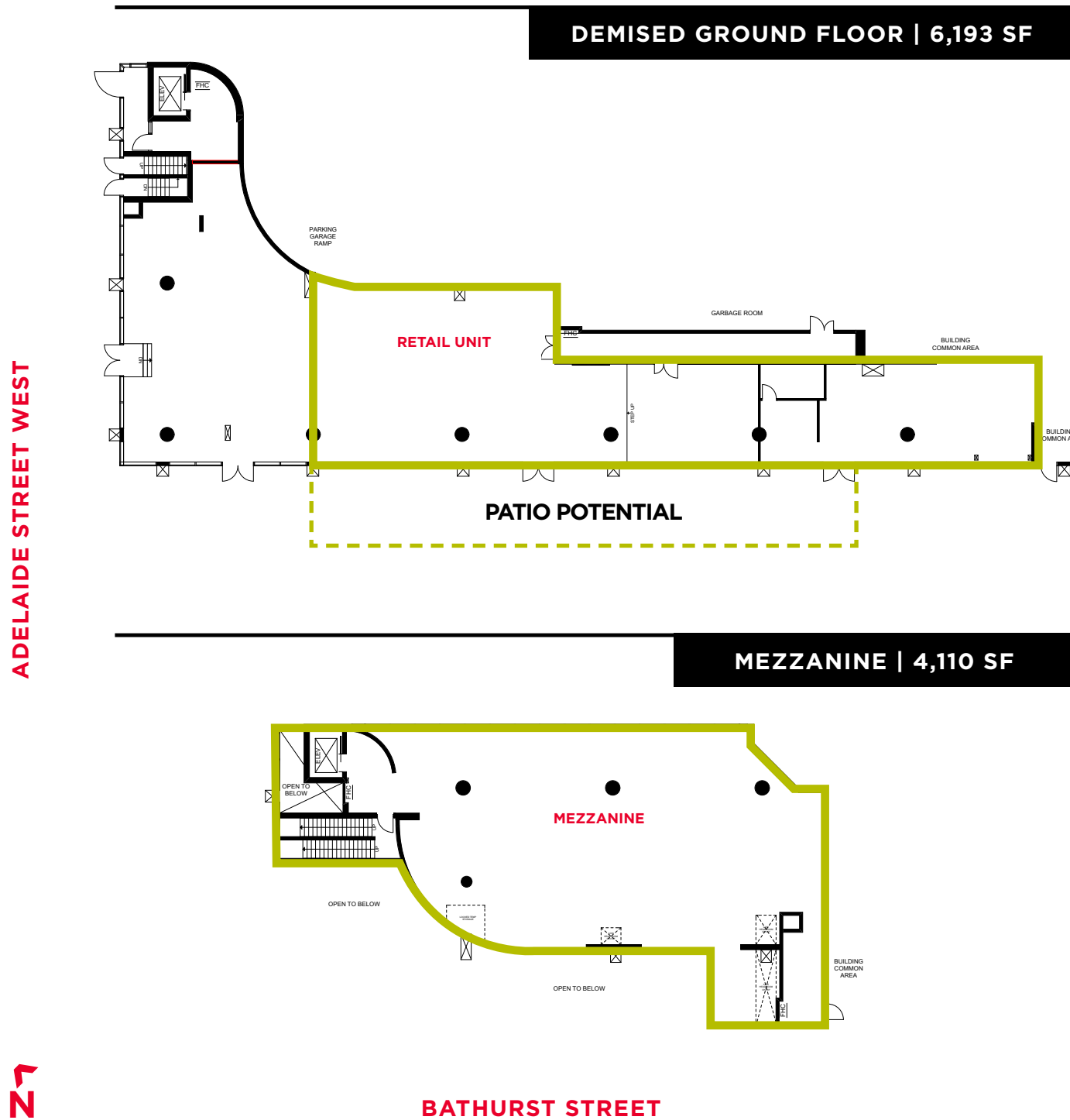
OPTION 2: INTERIOR PHOTOS



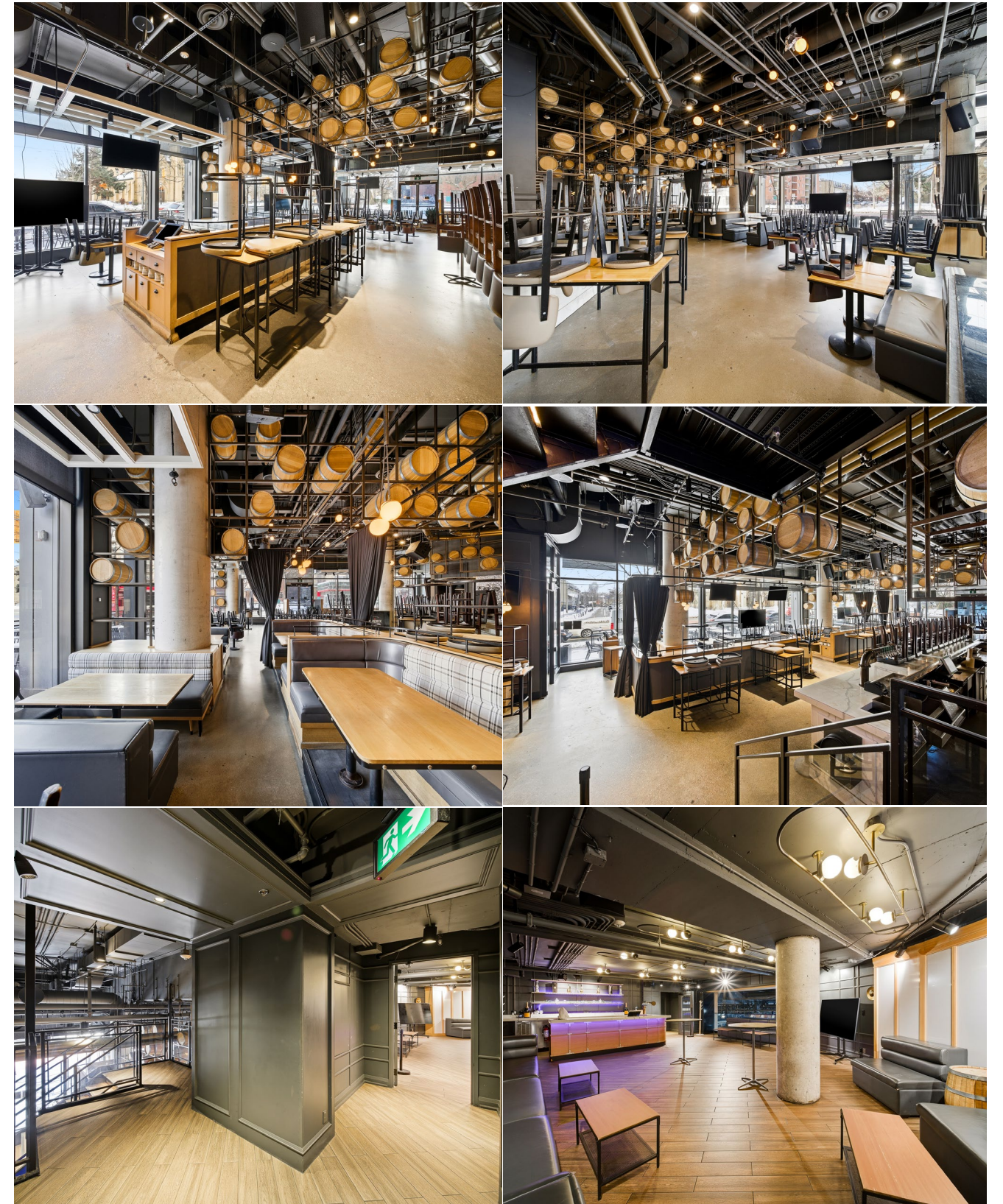
FLOORPLANS

OPTION 3 - DEMISING OPTION

Ground floor opportunity with mezzanine, with a portion of the corner carved out for a demised tenant. The space features frontage on Bathurst Street and offers patio potential. It benefits from a built-out kitchen and a mezzanine level with washrooms, making it well-suited for food & beverage, café, or service-oriented operators seeking a high-visibility corner location.



OPTION 3: INTERIOR PHOTOS



AMENITIES MAP



THE NEIGHBOURHOOD

RESTAURANTS

- 1 Kitchen
- 2 Lapinou
- 3 Oretta
- 4 The Parlour
- 5 Pantry
- 6 Wvst
- 7 Casa Madera
- 8 Chubby's
- 9 Sara
- 10 Buca
- 11 Kings Taps
- 12 Cafe Renee
- 13 Vela
- 14 Locals Only
- 15 Ruby Soho
- 16 Jimmys Coffee
- 17 Gusto 101
- 18 The Keg
- 19 Boxcar Social
- 20 Nord Lyon
- 21 Wilbur Mexicana
- 22 Cherry's High Drive
- 23 Lee Restaurant
- 24 Civil Works
- 25 Impact Kitchen
- 26 Rosie's Burgers
- 27 Cibo Wine Bar
- 28 La Plume
- 29 Baro
- 30 Nutbar
- 31 Lulu Bar
- 32 Prince St. Pizza
- 33 Rodney's Oyster House
- 34 Mandy's Salads
- 35 Gus Tacos
- 36 Nook
- 37 Beso by Patria
- 38 What a Bagel
- 39 Miss Likklemore's
- 40 De Mello
- 41 Aera
- 42 New Coffee Bar
- 43 Bar Hop

HOTELS

- 1 Hotel
- 2 Ace Hotel
- 3 Bisha Hotel
- 4 The Soho Hotel
- 5 Sutton Place Hotel
- 6 Hyatt Regency
- 7 Nobu Hotel

ENTERTAINMENT

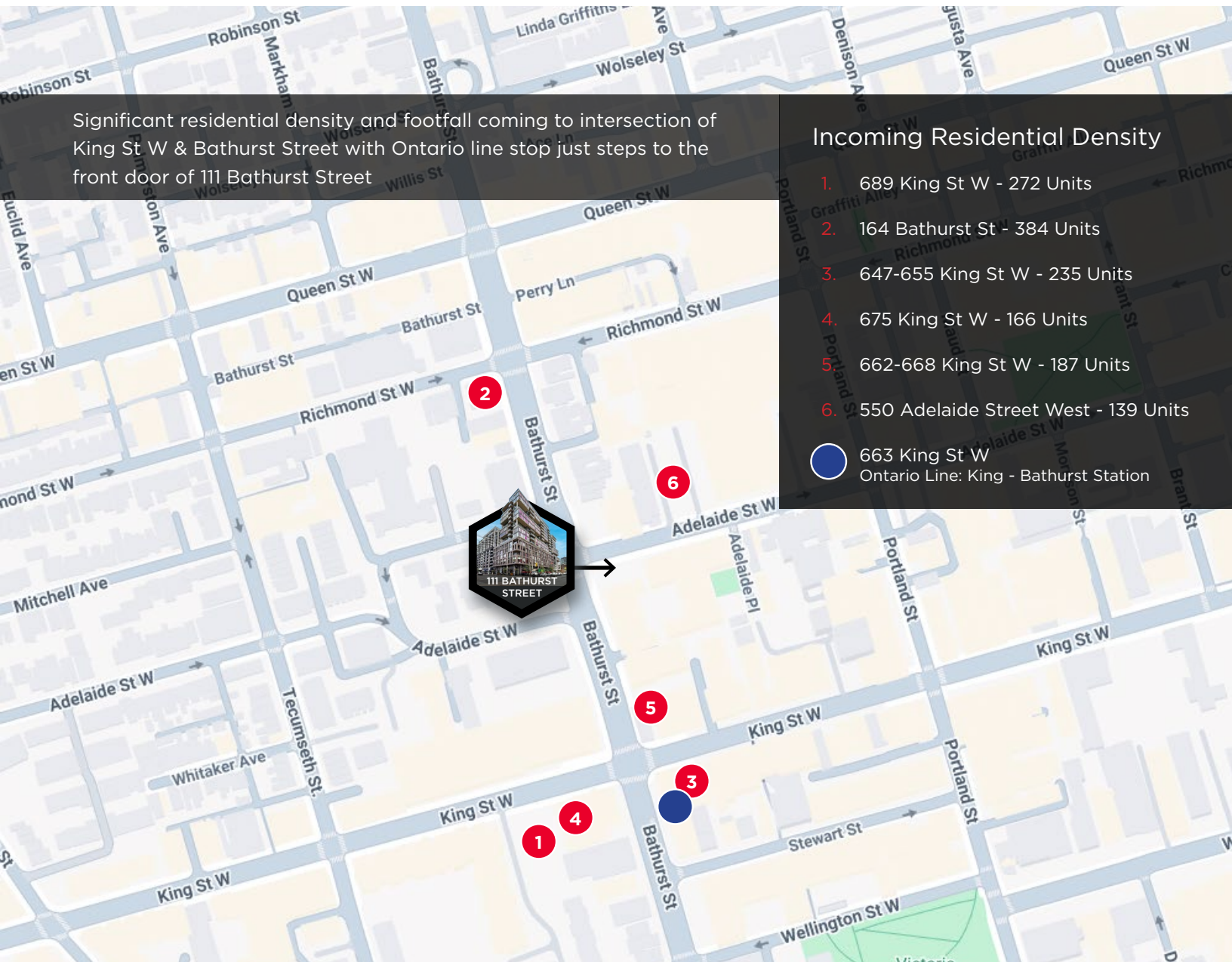
- 1 The Wheat Sheef Tavern
- 2 Laissez Faire
- 3 Harriet's Rooftop
- 4 Belfast Love
- 5 Petty Cash
- 6 Mademoiselle
- 7 Isabelles
- 8 SPIN Toronto
- 9 Arcadia Earth
- 10 Oche King West

RETAIL

- 1 Blacktoe Running
- 2 Etiket
- 3 Sephora
- 4 Suetables
- 5 Frank & Oak
- 6 Bailey Nelson
- 7 Oche
- 8 GotStyle
- 9 Structube
- 10 HomeSense
- 11 Indigo
- 12 Lululemon
- 13 Kit + Ace
- 14 Shoppers Drug Mart
- 15 Dollarama

HEALTH + FITNESS

- 1 Blo Blow Dry Bar
- 2 LSDR Studios
- 3 Hammam Spa
- 4 F45 Fitness
- 5 Solis Movement
- 6 Othership
- 7 Barre3
- 8 Trove
- 9 Sweat & Tonic
- 10 Totum
- 11 Elle Fitness & Social
- 12 Fit Factory
- 13 Barry's Bootcamp



The future Ontario Line will significantly enhance the retail fundamentals at 111 Bathurst Street and the entire neighbourhood, introducing a major transit hub nearby that will drive increased pedestrian traffic, improve connectivity to the downtown core and surrounding neighbourhoods, and support long-term retail demand from new residential density and daily commuter flows.



161 Bay Street, Suite 1500
Toronto, ON M5J 2S1 | Canada

CARMEN SIEGEL

Associate Vice President
Retail Services
+1 416 359 2365
carmen.siegel@cushwake.com

HANNAH KINNEY

Senior Associate
Retail Services
+1 416 359 2390
hannah.kinney@cushwake.com

CONTACT

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