

Up to 34,460 sq. ft. Available

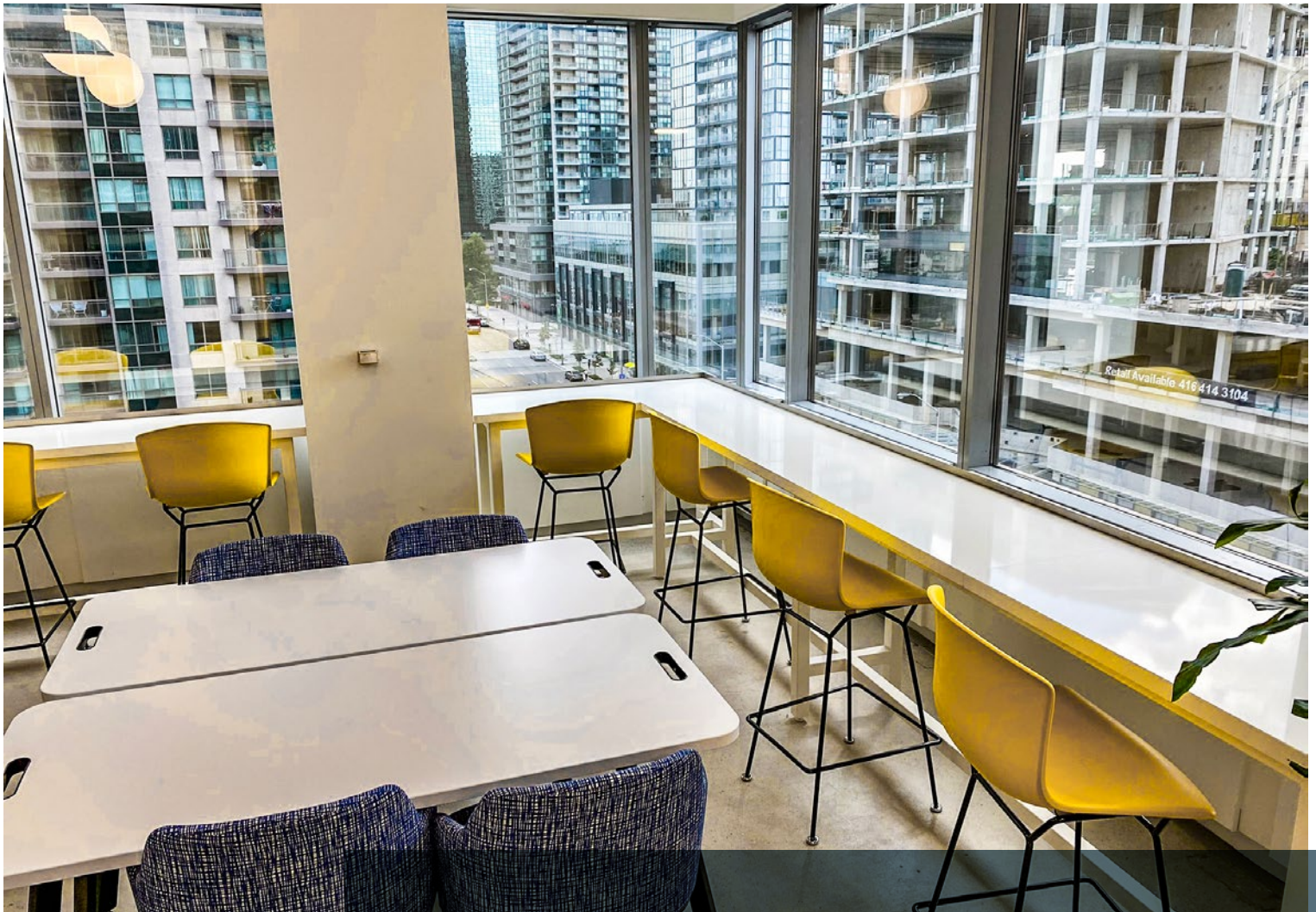
AGGRESSIVE NEW SUBLEASE

5255
YONGE ST



CBRE

TIRECRAFT



// 6TH FLOOR

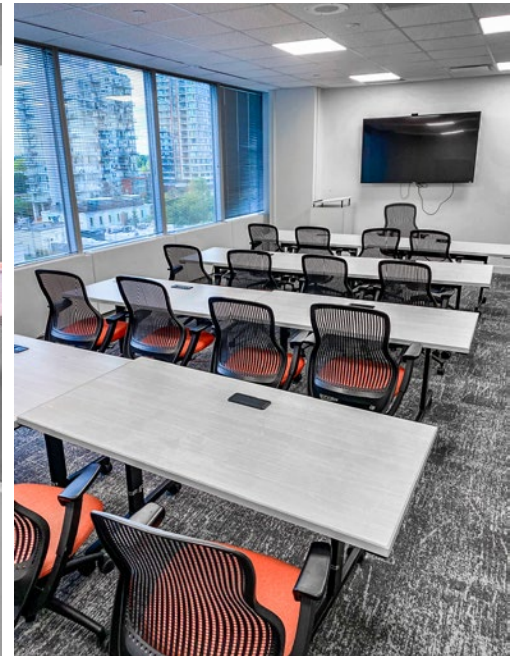
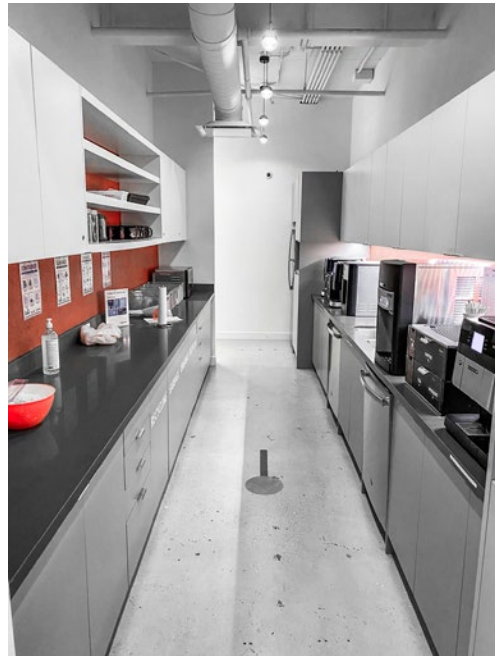
Formerly Landlord's beautifully built out modern model suite

- Exposed ceilings, modern lighting, with mix of concrete floors and carpet
- 168 new workstations
- 17 person training room
- 7 meeting rooms
- Wellness room and Gaming Room
- Large modern café and lots of seating

5255 YONGE STREET /// FOR SUBLEASE

CBRE

6th Floor



Floor Plan

6th Floor — 18,738 sq. ft.

AVAILABILITY

6th Floor - 18,738 sq. ft.
14th Floor - 15,722 sq. ft.

NET RENT

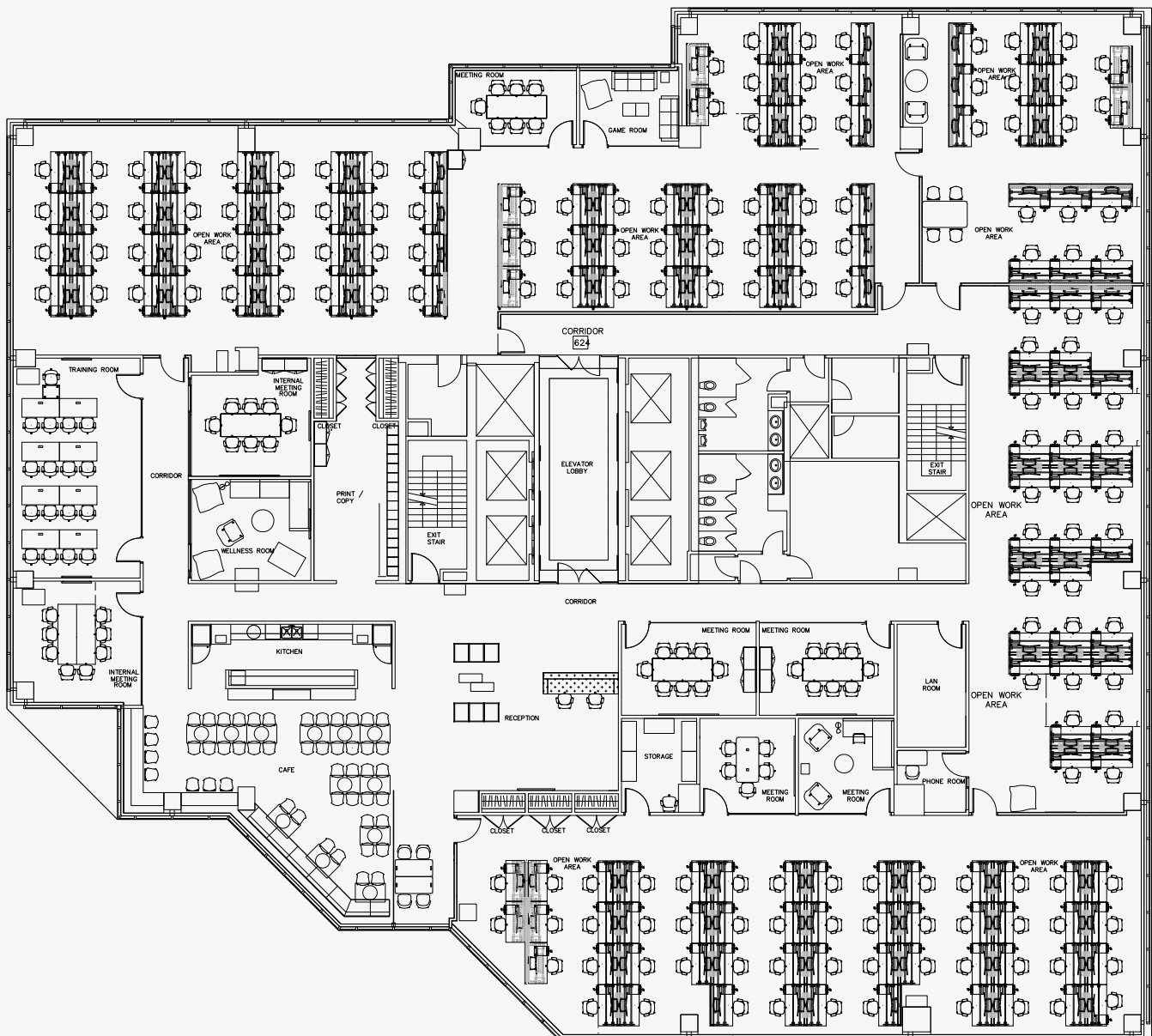
Call Listing Agents

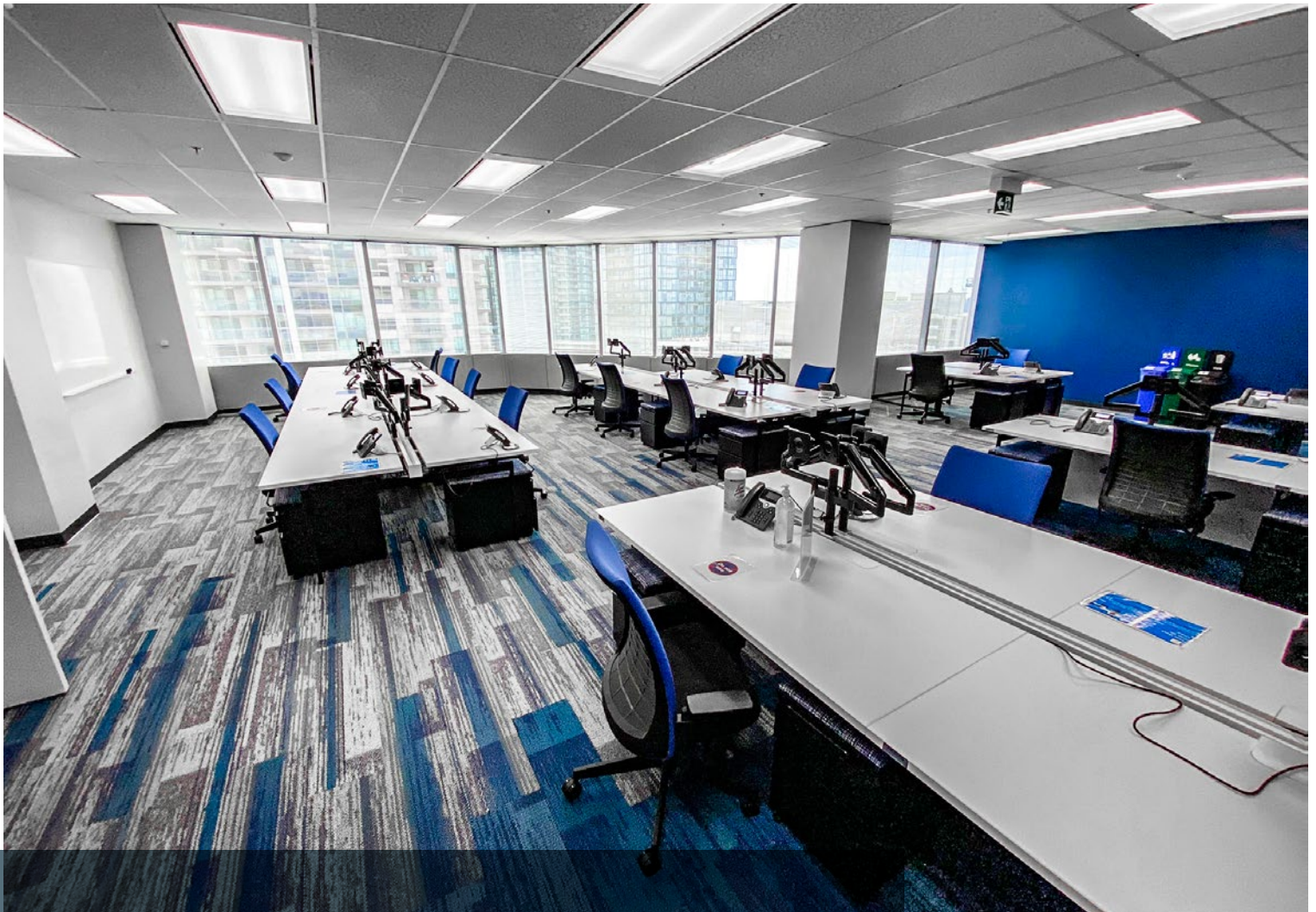
ADDITIONAL RENT

\$21.14 per sq. ft.
2022 Estimate

SUBLEASE TERM

November 29, 2024

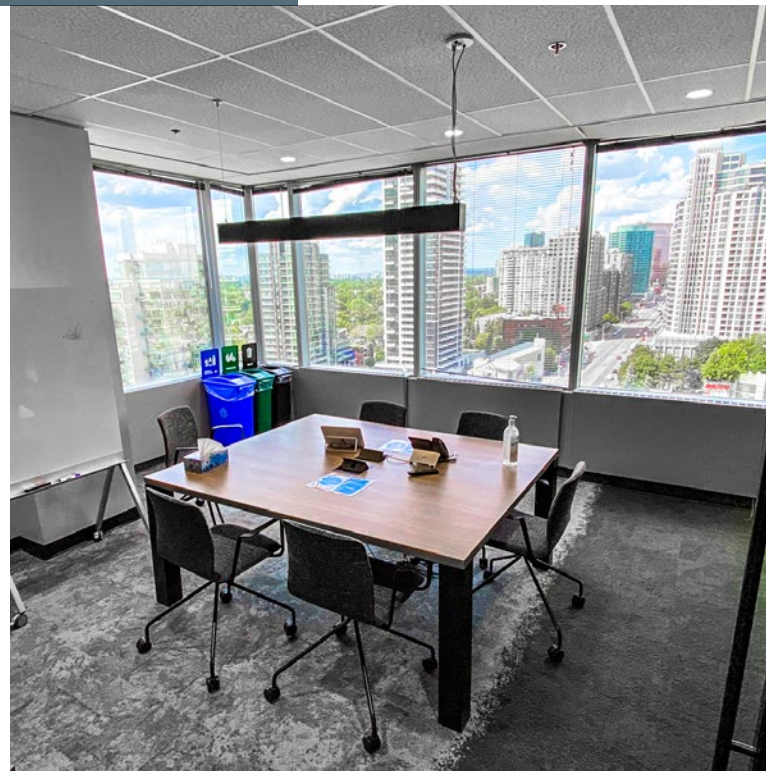




// 14TH FLOOR

Beautiful modern finishes with mix of concrete flooring, hardwood, and carpeting

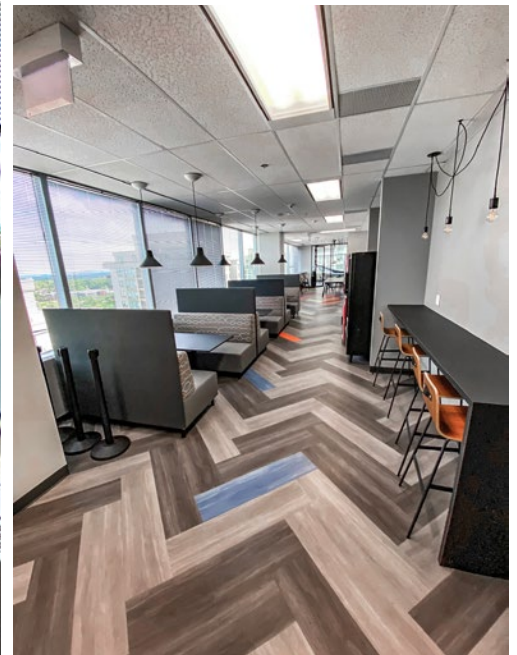
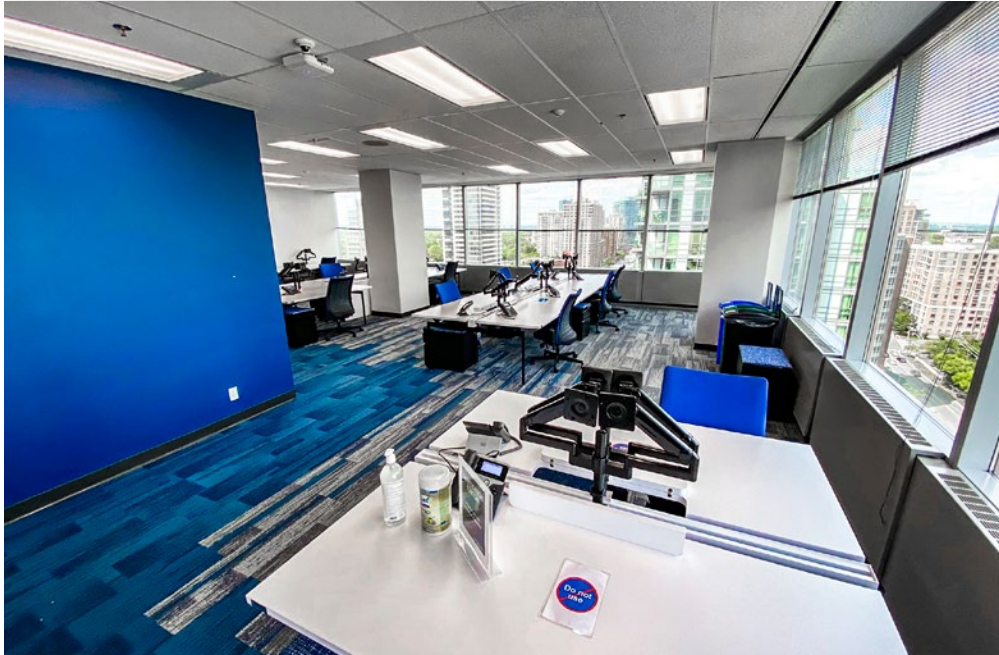
- 4 meeting rooms and 1 office
- Large modern café with lots of seating
- 106 workstations
- 25 person training room
- Gaming room



5255 YONGE STREET /// FOR SUBLEASE

CBRE

14th Floor



Floor Plan

14th Floor — 15,722 sq. ft.

AVAILABILITY

6th Floor - 18,738 sq. ft.
14th Floor - 15,722 sq. ft.

NET RENT

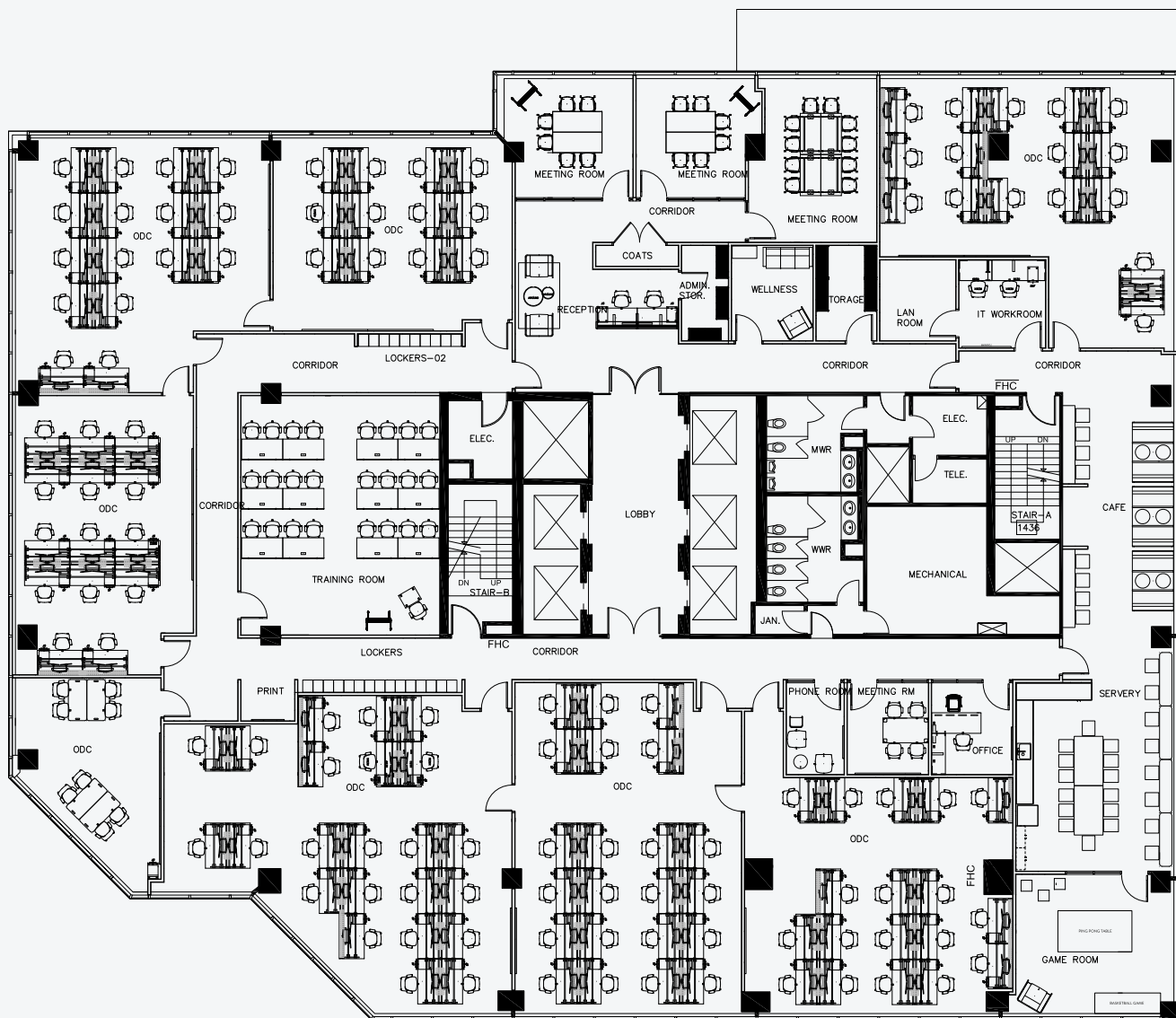
Call Listing Agents

ADDITIONAL RENT

\$21.14 per sq. ft.
2022 Estimate

SUBLEASE TERM

November 29, 2024



ROOF

5255

YONGE ST

Stan Chow*

Senior Vice President
+1 416 815 2360
stan.chow@cbre.com

Miles Kettner*

Senior Vice President
T +1 416 495 6238
miles.kettner@cbre.com

*Sales Representative

CBRE

CBRE LIMITED, REAL ESTATE BROKERAGE | 145 KING STREET WEST, SUITE 1100 | TORONTO, ON M5H 1J8 | +1 416 362 2244 | WWW.CBRE.CA

This disclaimer shall apply to CBRE Limited, Real Estate Brokerage, and to all other divisions of the Corporation, to include all employees and independent contractors ("CBRE"). The information set out herein, including, without limitation, any projections, images, opinions, assumptions and estimates obtained from third parties (the "Information") has not been verified by CBRE, and CBRE does not represent, warrant or guarantee the accuracy, correctness and completeness of the Information. CBRE does not accept or assume any responsibility or liability, direct or consequential, for the Information or the recipient's reliance upon the Information. The recipient of the Information should take such steps as the recipient may deem necessary to verify the information prior to placing any reliance upon the Information. The Information may change and any property described in the Information may be withdrawn from the market at any time without notice or obligation to the recipient from CBRE. CBRE and the CBRE logo are the service marks of CBRE Limited and/or its affiliated or related companies in other countries. All other marks displayed on this document are the property of their respective owners. All Rights Reserved.