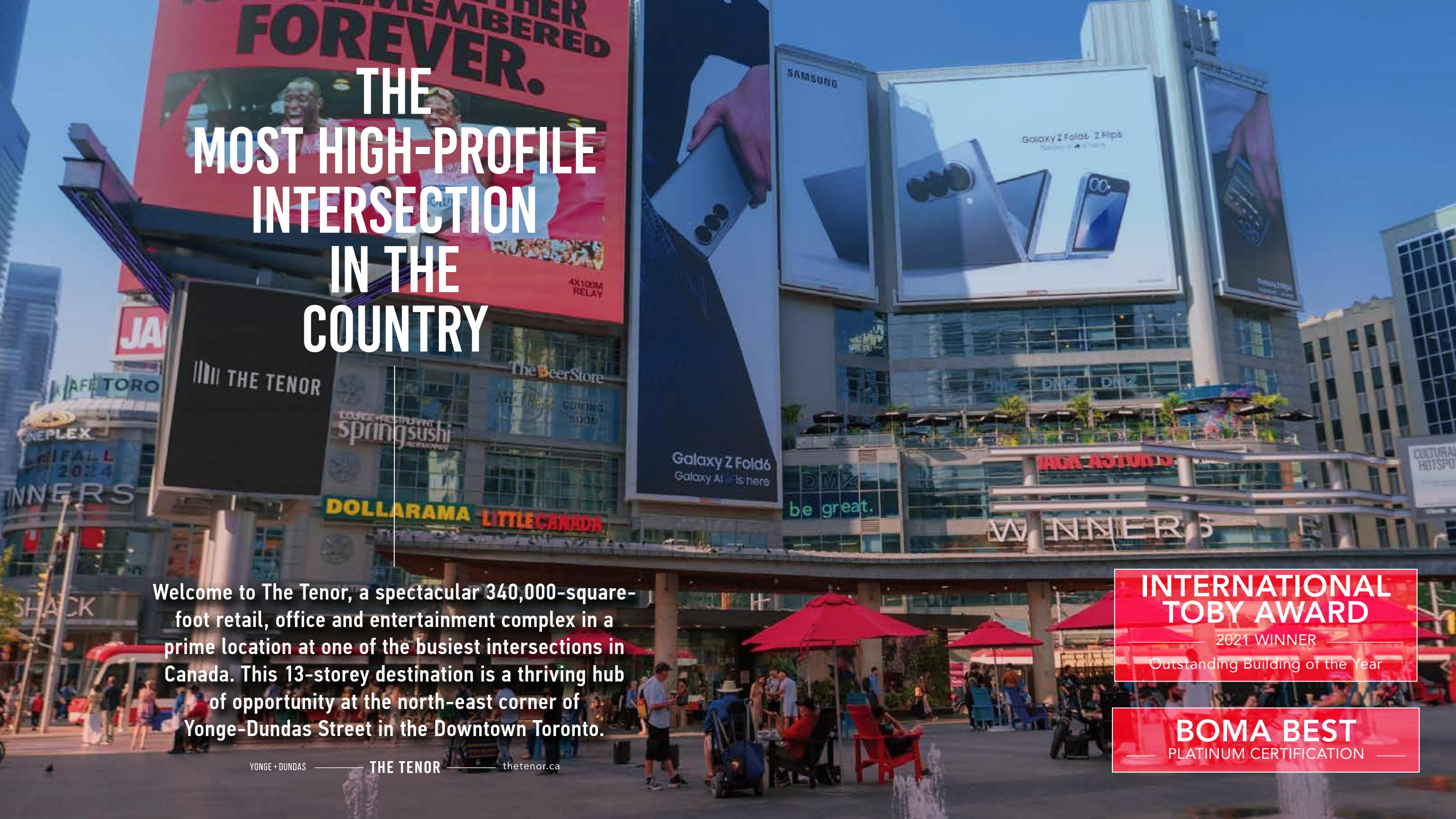




# CANADA'S MOST COVETED RETAIL OPPORTUNITY





# REMEMBERED FOREVER. THE MOST HIGH-PROFILE INTERSECTION IN THE COUNTRY

Welcome to The Tenor, a spectacular 340,000-square-foot retail, office and entertainment complex in a prime location at one of the busiest intersections in Canada. This 13-storey destination is a thriving hub of opportunity at the north-east corner of Yonge-Dundas Street in the Downtown Toronto.

YONGE + DUNDAS

THE TENOR

[thetenor.ca](http://thetenor.ca)

**INTERNATIONAL  
TOBY AWARD**

2021 WINNER

Outstanding Building of the Year

**BOMA BEST**  
PLATINUM CERTIFICATION

# A PRIME OPPORTUNITY ACROSS FROM THE SQUARE

UNIT  
122

CURRENT LEASING OPPORTUNITY  
1,384 SF GROUND FLOOR SPACE

With gleaming architecture and a 10-storey façade that skillfully integrates a variety of iconic signage, The Tenor offers unparalleled opportunities for exposure to the 50+ million visitors that frequent the area annually. It has direct access to the Dundas Subway and PATH network and is steps away from institutions and amenities, including the Toronto Eaton Centre, Green P parking and Toronto Metropolitan University.

YONGE + DUNDAS

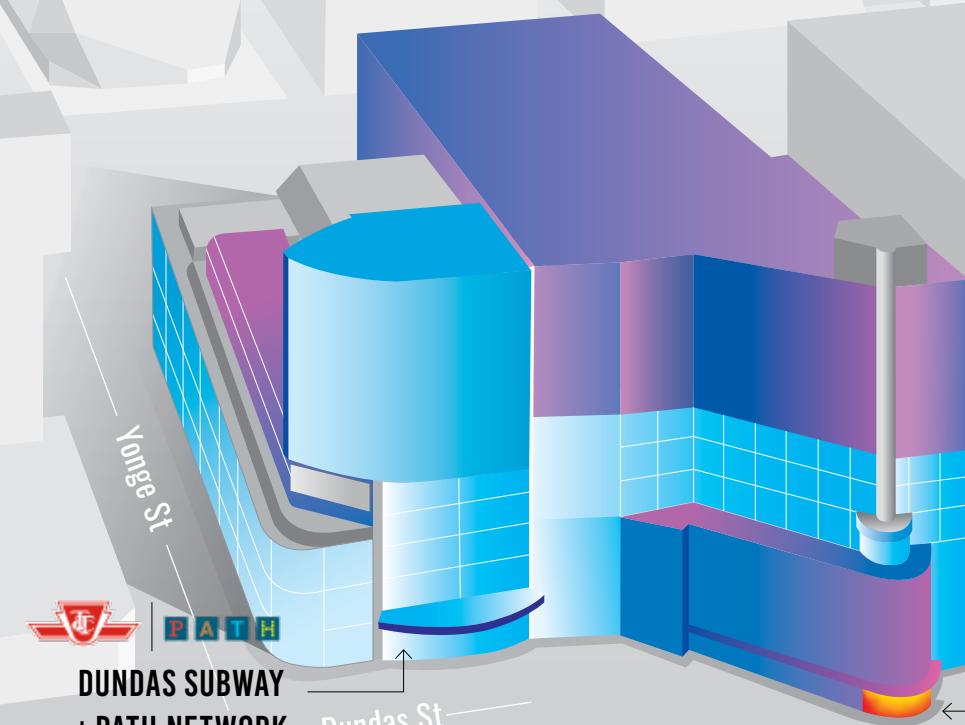
THE TENOR

[thetenor.ca](http://thetenor.ca)

SHELDON & TRACY  
LEVY STUDENT  
LEARNING CENTRE  
- 2 MIN WALK -

TORONTO  
METROPOLITAN  
UNIVERSITY  
- 2 MIN WALK -

TORONTO  
METROPOLITAN  
UNIVERSITY  
- 2 MIN WALK -



DUNDAS SUBWAY  
+ PATH NETWORK  
- DIRECT ACCESS -

TORONTO  
EATON CENTRE  
- 1 MIN WALK -

SANKOFA SQUARE  
- 1 MIN WALK -

GREEN P PARKING  
- 2 MIN WALK -

# A NEXT LEVEL EXPERIENCE

## AVAILABLE PREMISES

122	1,384 SF
335	230 SF
340	341 SF
800	16,651 SF

## EXPERIENCE ENORMOUS POSSIBILITIES

Comprised of thirteen expansive levels already home to a diverse variety of big brand retailers, restaurants, entertainment and tourist attractions claiming the cachet of the Yonge-Dundas corner.

**L8**  
LEVEL 8

**L5**  
LEVEL 5

**L4**  
LEVEL 4

**L3**  
LEVEL 3

**L2**  
LEVEL 2

**L1**  
LEVEL 1

**B1**  
BASEMENT 1

**B2&3**  
BASEMENT 2/3



**LEVEL 5**  
Spring Sushi  
Toronto Metropolitan University  
Cineplex

**LEVEL 4**  
Cineplex  
Hard Rock Café  
(Coming Soon)  
Jack Astors

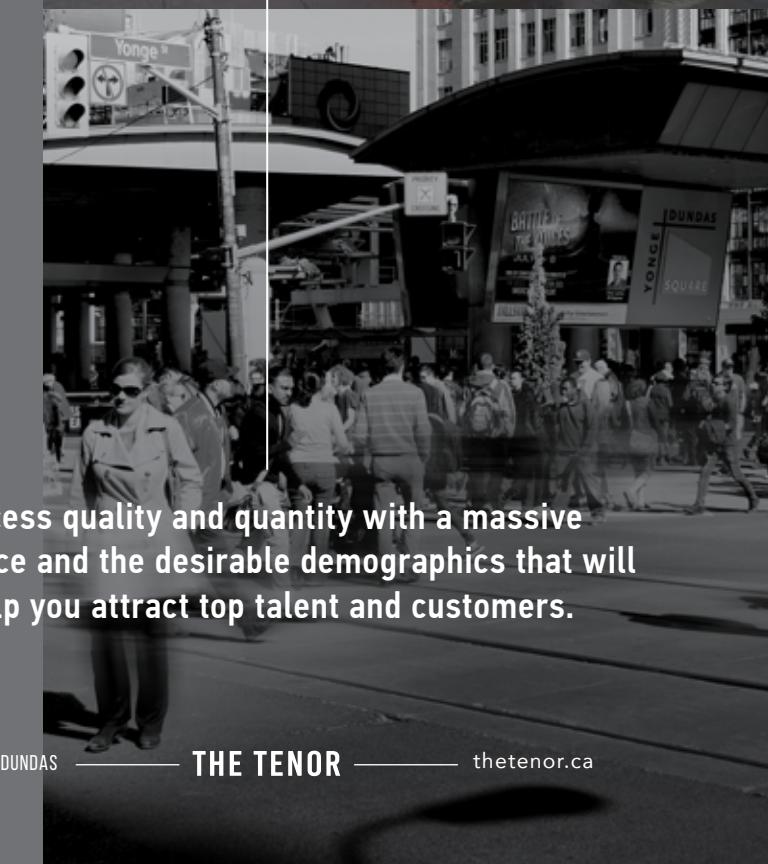
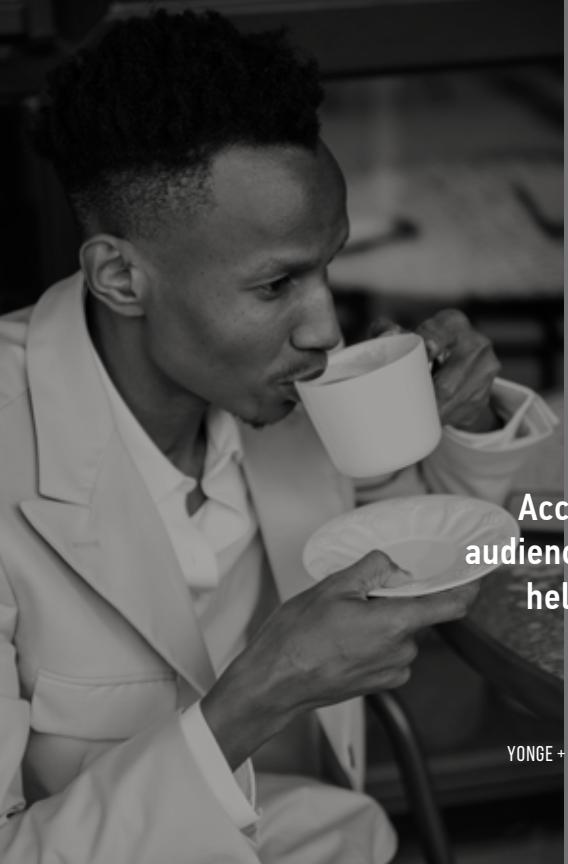
**LEVEL 3**  
The Ballroom  
Real Fruit Bubble Tea  
Harveys  
California Thai  
Asian Gourmet Wok & Grill  
Toronto Metropolitan University

**LEVEL 2**  
Winners

**LEVEL 1**  
Shake Shack  
Starbucks  
Chipotle  
Rolltation  
Presotea  
Mary Browns  
Tim Hortons  
Fika Cannibas

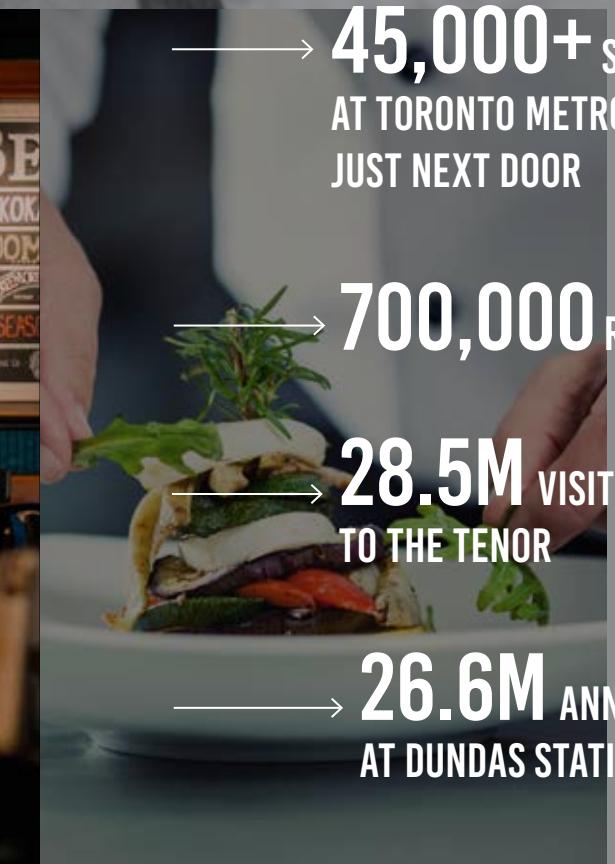
**B 1**  
The Beer Store  
Dollarama  
Tim Hortons  
Power Visions  
R U Smiling Dental

**B 2&3**  
Little Canada



Access quality and quantity with a massive audience and the desirable demographics that will help you attract top talent and customers.

YONGE + DUNDAS — THE TENOR — [thetenor.ca](http://thetenor.ca)



→ **50M** VISITS  
ANNUALLY AT THE YOUNG-DUNDAS AREA

→ **850,000** PEOPLE  
ENTERING THE AREA DAILY FOR WORK

→ **5.5M** ANNUAL VEHICLE TRAFFIC

→ **45,000+** STUDENTS  
AT TORONTO METROPOLITAN UNIVERSITY  
JUST NEXT DOOR

→ **700,000** RESIDENTS WITHIN 5KM

→ **28.5M** VISITORS ANNUALLY  
TO THE TENOR

→ **26.6M** ANNUAL RIDERSHIP  
AT DUNDAS STATION

UPCOMING AND EXISTING  
RESIDENTIAL WITHIN A 1KM  
RADIUS OF  
THE TENOR

**38**  
RESIDENTIAL DEVELOPMENTS  
PROPOSED AND  
UNDER CONSTRUCTION

**17,084**  
RESIDENTIAL UNITS PROPOSED  
AND UNDER CONSTRUCTION

**13,670**  
EXISTING RESIDENTIAL UNITS

## THE TENOR



### TRAVEL IN MINS

**1** EATON CENTRE

**2** TORONTO  
METROPOLITAN  
UNIVERSITY

**8** DISCOVERY  
DISTRICT

**7 | 8 | 12**  
FINANCIAL DISTRICT

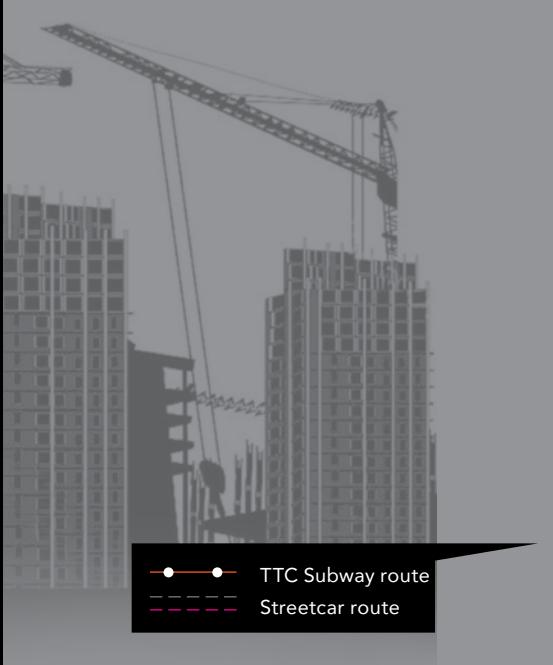
**8 | 15 | 16**  
UNIVERSITY  
OF TORONTO

**7 | 12 | 18**  
ST. LAWRENCE  
MARKET

**8 | 12 | 19**  
ENTERTAINMENT  
DISTRICT

**9 | 15 | 23**  
BLOOR WEST  
YORKVILLE

THE TENOR



[thetenor.ca](http://thetenor.ca)

● ● TTC Subway route  
- - - Streetcar route



ASTOR'S

CRAFT  
BEER

# RETAIL SPACES

LEAVE A LASTING IMPRESSION

Give your business every advantage with a presence at Toronto's most coveted corner. Join an impressive lineup of high-profile retailers who combine to create a thriving community that serves the steady stream of visitors.

SHAKE  SHACK



WINNERS

The  BOWL

YONGE + DUNDAS

THE TENOR

[thetenor.ca](http://thetenor.ca)

# ENTERTAINMENT SPACES

THE SCENE TO BE IN

Join the ranks of Cineplex and Little Canada, two of the area's noteworthy attractions. Whether it's classic entertainment or a never-before-seen experience, The Tenor is the perfect backdrop for big ideas. Available only to one select tenant, this is a unique opportunity to become the name on the tip of everyone's tongue for an audience 50 million strong.

YONGE + DUNDAS

THE TENOR

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**FOR LEASING INQUIRIES, PLEASE CONTACT**

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**905.271.5084 paul.ceresne@bgo.com**

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