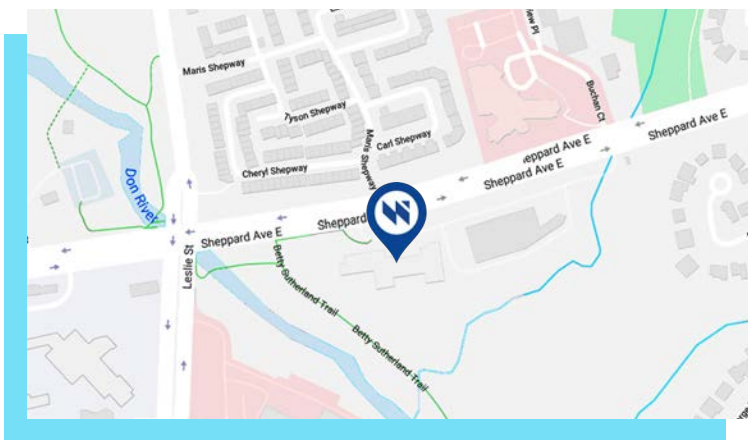


MEDICAL OFFICE SPACE FOR LEASE



North York Medical Arts Building

1333 Sheppard Avenue East, Toronto, Ontario



LOCATION HIGHLIGHTS



MAJOR INTERSECTION
Sheppard Avenue East and
Leslie Street



NEAREST HOSPITAL
500m North York General Hospital



PUBLIC TRANSIT ACCESS
TTC - Leslie Subway Station and
85 Leslie East Bus

LEASING INQUIRIES



George Bitaxis
Leasing Manager
C : +1 (416) 708-1107
E : george.bitaxis@nwhreit.com
W : nwhleasing.com

MEDICAL OFFICE SPACE FOR LEASE



North York Medical Arts Building

1333 Sheppard Avenue East, Toronto, Ontario



HEALING HANDS
PHARMACY



PROPERTY DESCRIPTION

North York Medical Arts Building is a three-storey, 76,409 square foot medical office building situated in north central Toronto, less than 1km from North York General Hospital. The building is home to a number of members of the North York Family Health Team as well as a full-range of healthcare service providers including family and specialist physicians, diagnostic imaging, a pharmacy, a laboratory and a wide variety of allied health practitioners. The building is well-serviced by public transit and is located steps from Leslie station on the Sheppard subway line.

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PROPERTY HIGHLIGHTS

Building Size:	76,409 sq.ft.
Floors:	3
Asking Rent:	\$17.00 psf
Additional Rent (estimated):	
Operating Costs	\$ 13.43
Realty Taxes:	\$ 7.63
In Suite Cleaning Costs:	\$ 1.26
Total:	\$22.32 psf
Bike Storage:	Outdoor
Parking:	Surface
Electric Vehicle Chargers:	N/A
WiredScore:	Yes

*NOTE: Additional Rent estimate is subject to change.
Asking Rent is negotiable.*