

151 BLOOR STREET WEST

TORONTO

EXCEPTIONAL SUBLEASE

For information, contact:

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*Sales Representative

AVAILABLE SPACE

4,200 SF on the 4th Floor

NET RENT

\$17.50 psf

TERM

November 30, 2012

ADDITIONAL RENT

\$15.09 psf (2008 estimate)

POSSESSION

Approximately 60-90 days

GROSS RENT

\$32.59 psf

HIGHLIGHTS

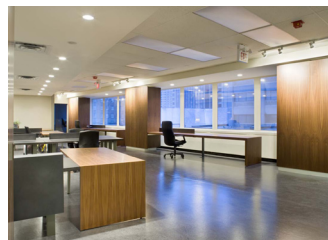
- Stunning premises with exceptional leasehold improvements
- Large bullpen/open area with adjoining boardroom, kitchen, meeting room, copy room and private washroom
- Fully equipped focus room and observation area (can be converted if not required)
- Excellent window exposure overlooking Bloor Street
- Modern design with sliding doors, drywall ceiling, glass and fine textured wood
- Large windows with excellent natural light
- Low taxes and operating

COMMISSION

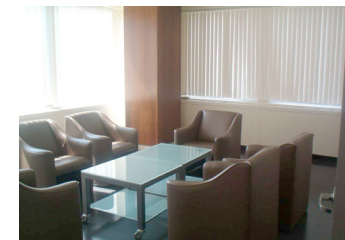
\$1.00 psf per annum



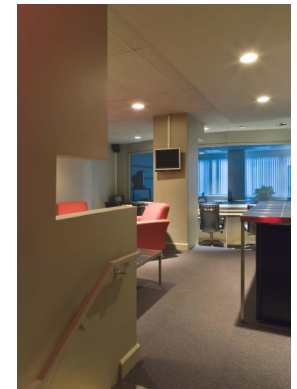
MAIN ENTRANCE



MAIN OFFICE AREA



CONVERGENCE MEETING ROOM



CLIENT LOUNGE/FOCUS ROOM

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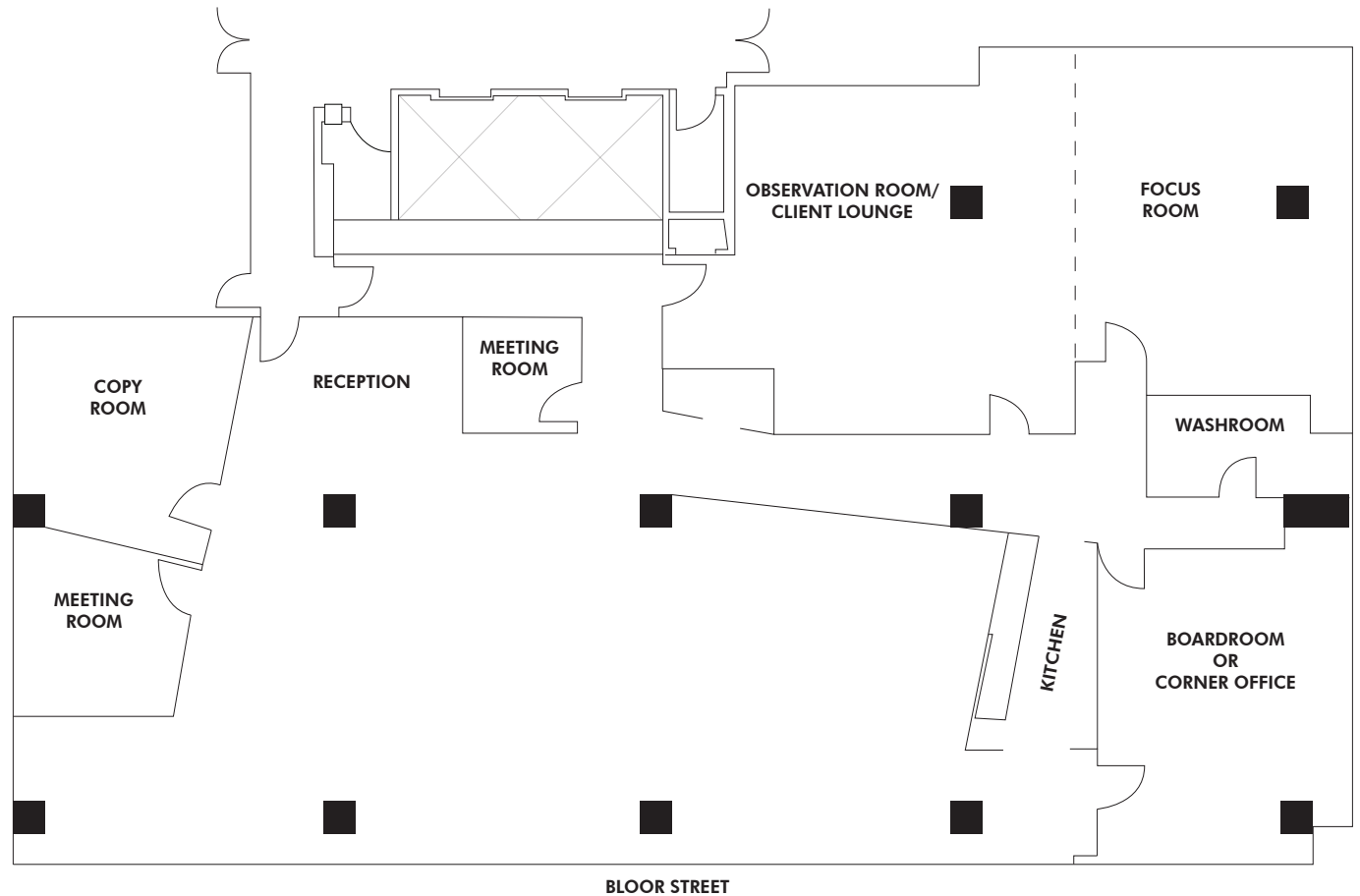
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