

50 Gerrard Street East

Toronto, ON

FOR LEASE

Charles Walwyn
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Highlights

Located in the heart of Toronto's Downtown Yonge and Dundas district, the Property is steps away from the Toronto Metropolitan University which is home to over 42,000 students. This high-traffic corridor boasts excellent pedestrian exposure with its frontage facing one of Toronto Metropolitan University's primary buildings, Kerr Hall, and is close to public transportation and office towers. The Property includes 12 storeys of purpose-built rental residences located directly above the unit.

- ~750 sf Unit
- A built-in customer base with 188 student dorm units located on the premises.
- Direct frontage to Toronto Metropolitan University's Campus.
- Located in near proximity to many attractions such as CT Toronto Eaton Centre, Yonge & Dundas Square, Massey Hall, and the Mattamy Athletics Centre.



Demographics | 5km Radius*



Population

674,098



Number of Households

347,381



Median Age

42



Household Income

\$141,166

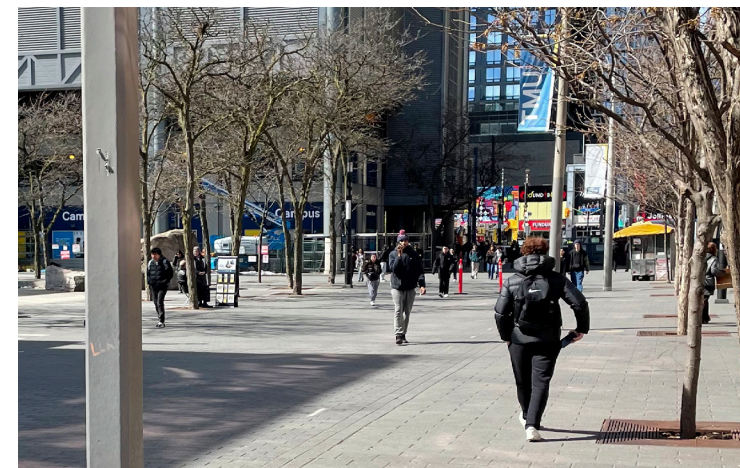


Students on Campus**

42,401

*Data from 2023 Environics Analytics.

**Data from Ontario Council of University Libraries, July 2023.



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R1. Available (750 SF)