



THE TENOR

CANADA'S
MOST
COVETED
RETAIL
OPPORTUNITY

THE MOST HIGH-PROFILE INTERSECTION IN THE COUNTRY

PRADA

SAMSUNG

Galaxy Z Fold4 | Z Flip4

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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.

INTERNATIONAL TOBY AWARD
2021 WINNER
Outstanding Building of the Year

BOMA BEST GOLD CERTIFICATION

A PRIME LOCATION AT THE CORNER OF YONGE & DUNDAS

UNIT 100

CURRENT LEASING OPPORTUNITY
6,741SF OF 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.

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

TORONTO METROPOLITAN UNIVERSITY
- 2 MIN WALK -

TORONTO METROPOLITAN UNIVERSITY
- 2 MIN WALK -

UNIT FOR LEASE

 **PATH**
DUNDAS SUBWAY + PATH NETWORK
- DIRECT ACCESS -

TORONTO EATON CENTRE
- 1 MIN WALK -

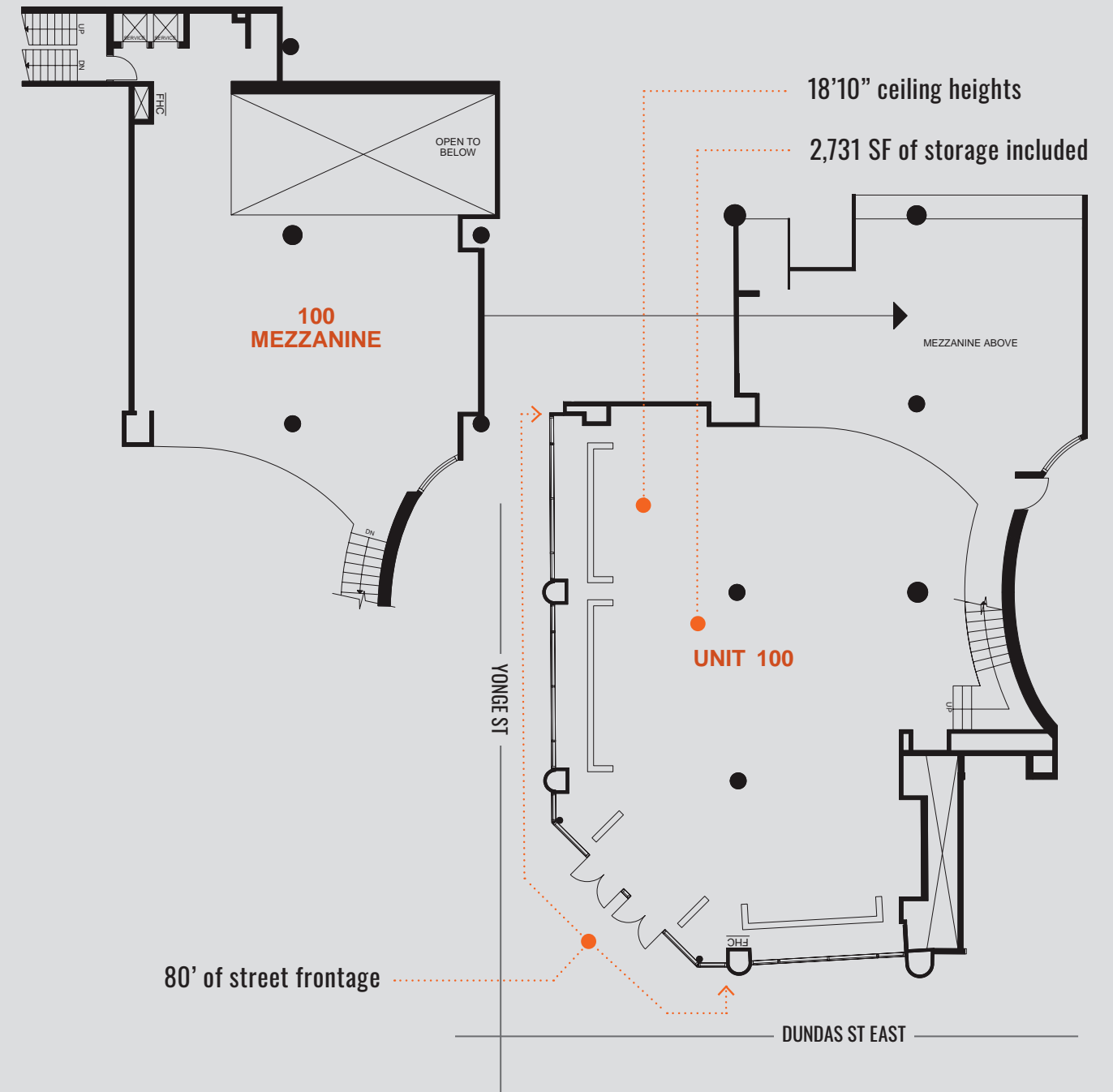
DUNDAS SQUARE
- 1 MIN WALK -

 GREEN P PARKING
- 2 MIN WALK -

CORNER THE MARKET



This unit is a once in a lifetime opportunity for businesses looking for Toronto's most coveted location. The frontage on both Yonge and Dundas Street will draw high street visibility with its dedicated entrance.



A NEXT LEVEL EXPERIENCE

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.

L5
LEVEL 5

L4
LEVEL 4

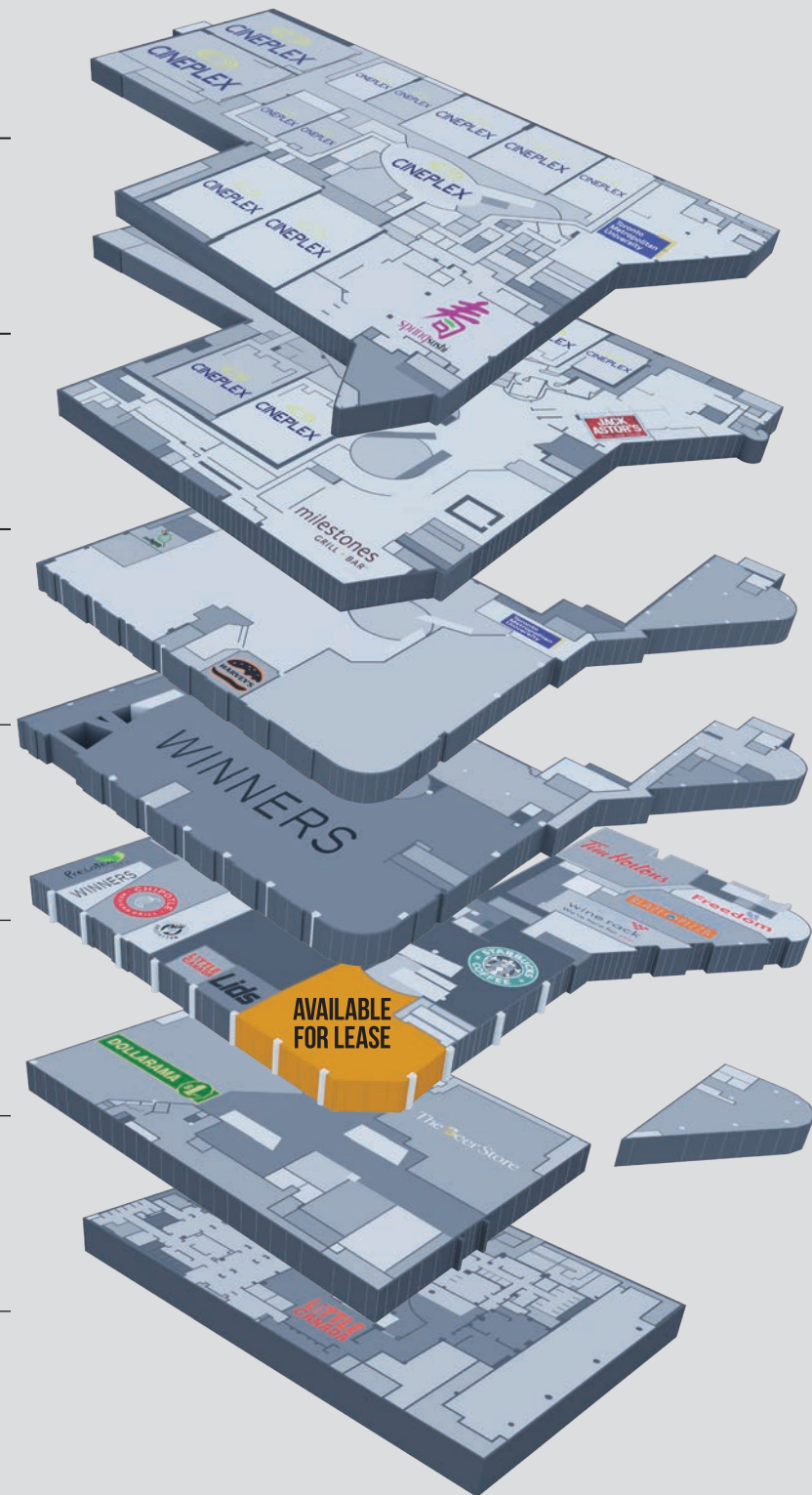
L3
LEVEL 3

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
Milestones
Jack Astors

LEVEL 3
Marble Slab
Feta and Olives
Harveys
Asian Gourmet
Toronto Metropolitan University

LEVEL 2
Winners

LEVEL 1
Starbucks
Chipotle
Rolltation
Blaze Pizza
Presotea
The Wine Rack
Freedom Mobile
Tim Hortons

B 1
The Beer Store
Dollarama

B 2&3
Little Canada

A PERFECT TEN



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

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

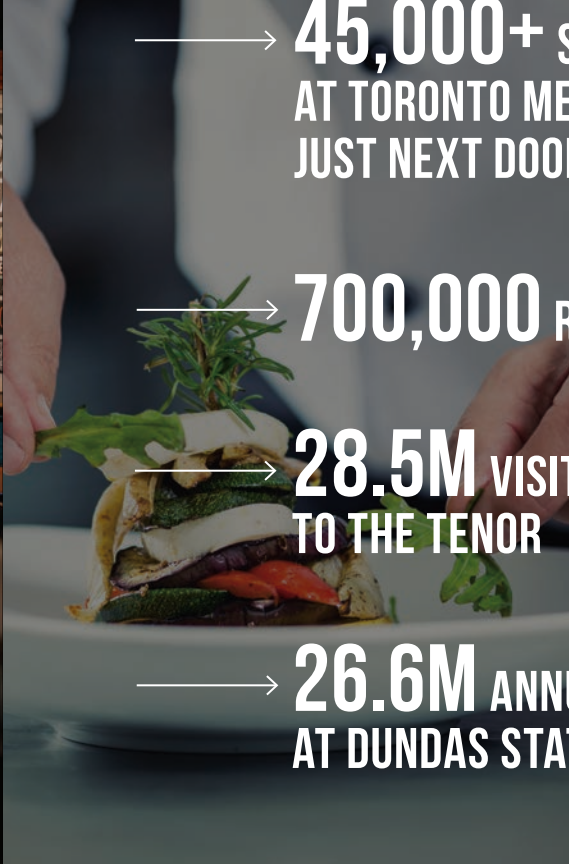
→ **5.5M ANNUAL VEHICLE TRAFFIC**

→ **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



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

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

YONGE + DUNDAS

THE TENOR

thetenor.ca



LAKE ONTARIO

ASTOR'S

CRAFT BEER

milestones

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.

CINEPLEX CINEMAS

JACK ASTOR'S
Bar and Grill



WINNERS



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.

box office

ADULT (16+)	10.00	ADULT (16+)	10.00
YOUTH (12-15)	7.00	YOUTH (12-15)	7.00
CHILD (6-11)	4.00	CHILD (6-11)	4.00
INFANT (2-5)	2.00	INFANT (2-5)	2.00
SENIOR (65+)	8.00	SENIOR (65+)	8.00
STUDENT (16-24)	6.00	STUDENT (16-24)	6.00
MEMBER (16+)	12.00	MEMBER (16+)	12.00
MEMBER (12-15)	8.00	MEMBER (12-15)	8.00
MEMBER (6-11)	5.00	MEMBER (6-11)	5.00
MEMBER (2-5)	3.00	MEMBER (2-5)	3.00

CINEPLEX
VIP
CINEMAS

EVERYONE SHOULD TRAVEL ACROSS CANADA AT LEAST ONCE.

LITTLE-PET T
CANADA



SIGNAGE OPPORTUNITY

Go from high-profile presence to owning the corner of Yonge-Dundas Square, with the addition of exclusive naming rights. The property has zoning-approved first-party displays which represent a perfect opportunity to brand the building.





FOR LEASING INQUIRIES, PLEASE CONTACT

Jennifer Crispel / Director, Leasing Retail Services
905.271.5084 jennifer.crispel@bentallgreenoak.com

