

# 840 ST CLAIR AVE W, #511, TORONTO

For Lease | Prime retail opportunity in vibrant and rapidly growing St. Clair West Village



**VALUE INSIGHT**  
REALTY  
REAL ESTATE ADVISORY GROUP

# 840 St. Clair Avenue West #511 Toronto



## PROPERTY HIGHLIGHTS

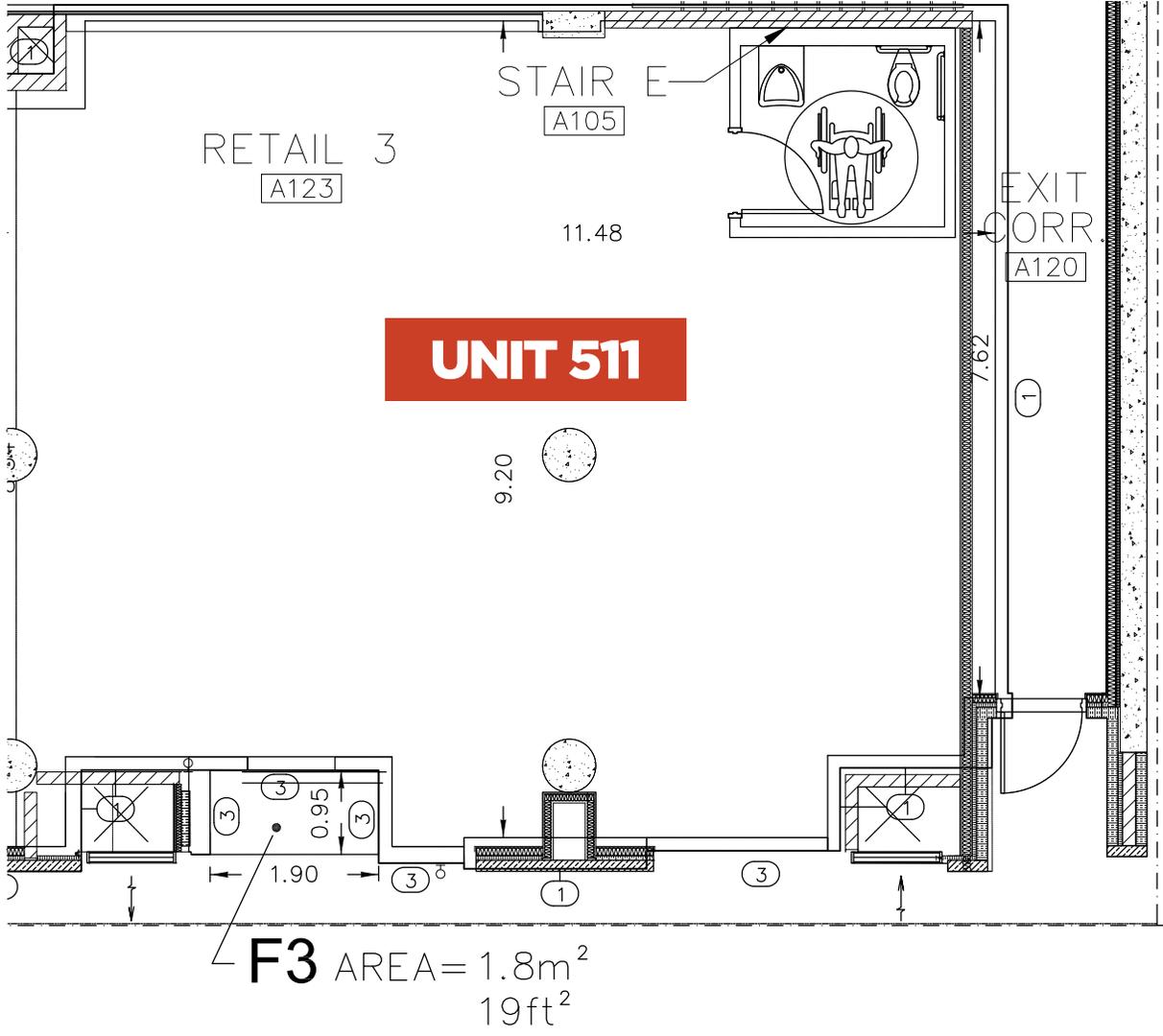
- Prime 1,165 sq.ft. retail opportunity in the heart of St. Clair West Village
- Located within a fully integrated 116-unit condominium development
- Generous street frontage offering strong visibility and branding exposure
- Dense residential catchment with steady pedestrian traffic
- Direct TTC access via St. Clair streetcar to St. Clair West Station
- Surrounded by established neighbourhood retailers, cafés, and restaurants
- Close proximity to Oakwood Collegiate Institute and community amenities
- Ideal for retail and service-oriented users seeking a vibrant, community-driven corridor
- Excellent exposure with long-term growth potential

## PROPERTY DETAILS

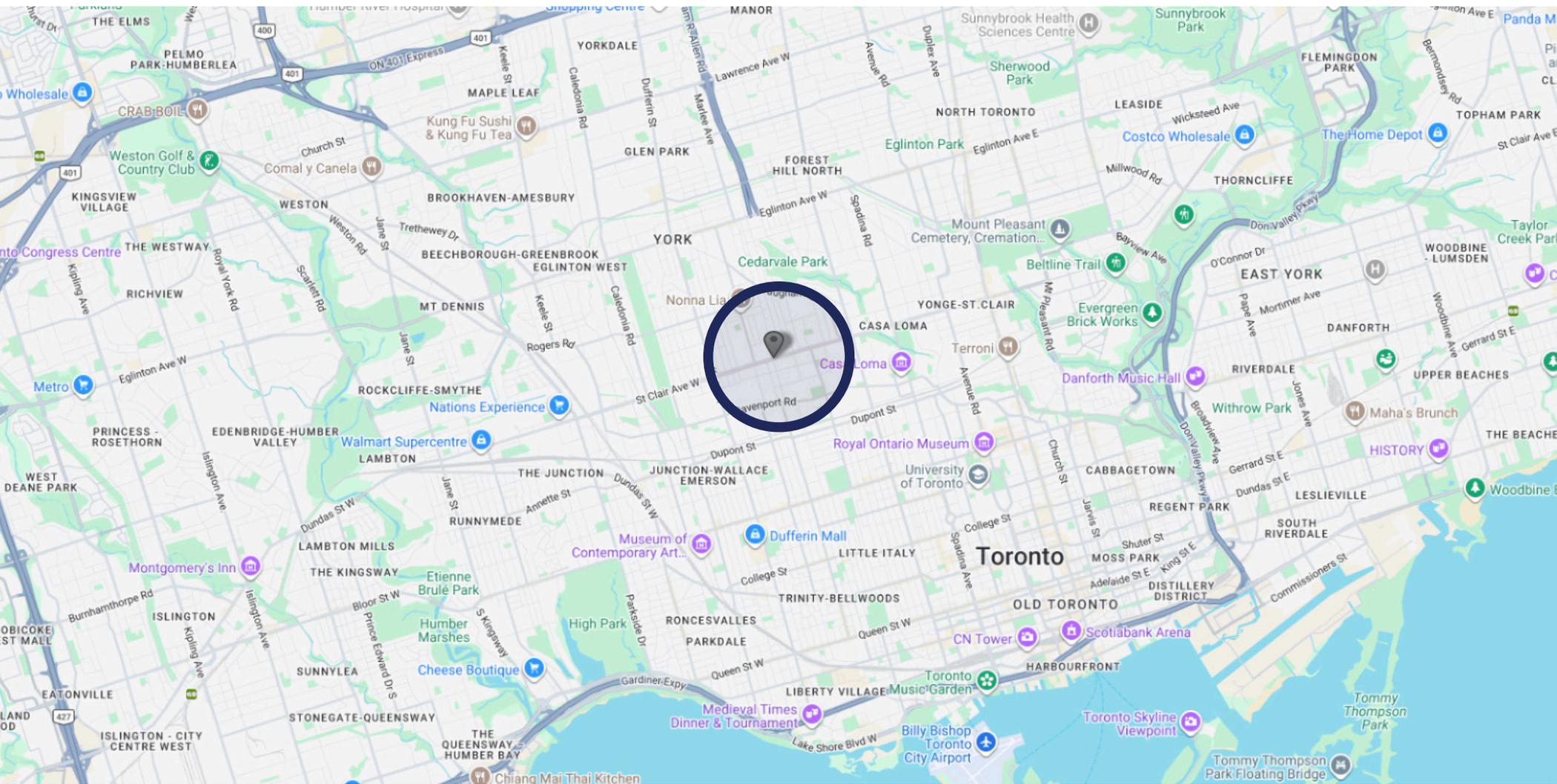
Type:	<b>For lease</b>	TMI:	<b>\$28.14/sq.ft.</b>
Size:	<b>1,165 sq.ft.</b>	Possession:	<b>Immediate</b>
Rent:	<b>\$45/sq.ft.</b>	Utilities:	<b>Included</b>



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## AREA DEMOGRAPHICS

*Within 1 km radius of property*



POPULATION  
**31,244**



AVERAGE INCOME  
**\$158,348\***

*\* Annually per household*



MEDIAN AGE  
**40.0**

**LANDLORD &  
DEVELOPER | SERVICES:**

**CAITLYN PRICE\***

Vice President

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