

7077 BATHURST ST, #6, THORNHILL

For Lease | Rare fully-fixture restaurant opportunity



VALUE INSIGHT
REALTY
REAL ESTATE ADVISORY GROUP

7077 Bathurst Street, Unit 6 Thornhill



PROPERTY HIGHLIGHTS

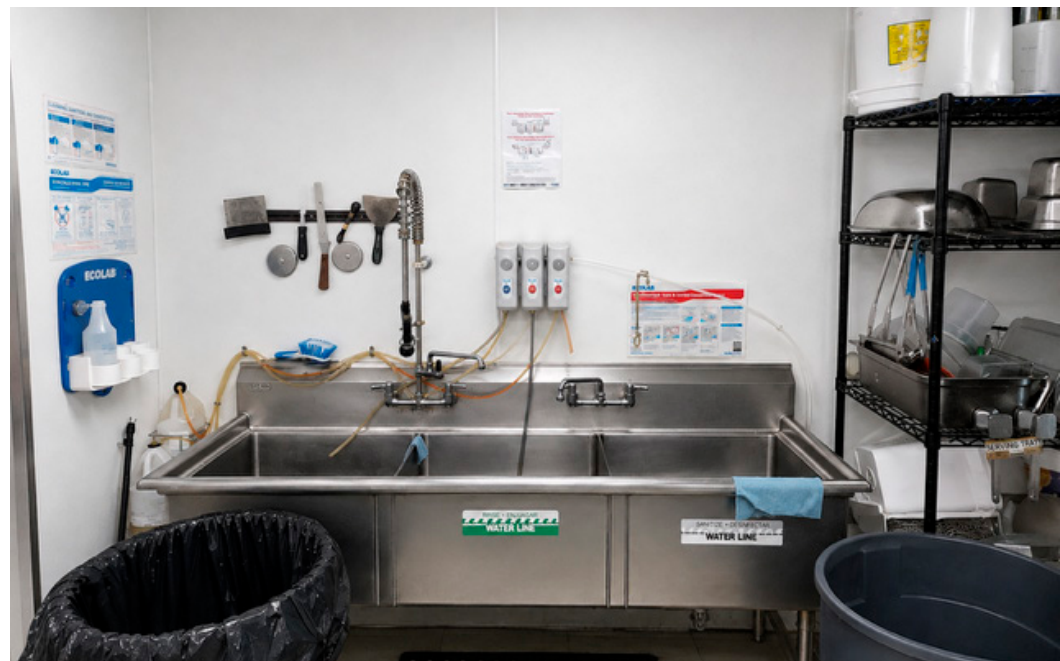
- Rare fully-fixtured restaurant opportunity in the highly sought-after Bathurst & Steeles trade area
- Existing restaurant infrastructure and leaseholds in place, offering significant savings on build-out time and costs
- Excellent exposure along the high-traffic Bathurst Street corridor
- Surrounded by a dense, established residential community
- Strong surrounding mix of retail, restaurants, medical and service uses
- Minutes from Promenade Shopping Centre
- Strong on-site tenant mix including St. Urbain Bakery, pharmacy/walk-in clinic, physiotherapy, dentist, credit union, nail salon and Pho restaurant
- Convenient access to public transit, Steeles Avenue, Highway 7 and Highway 407
- Ample on-site parking

PROPERTY DETAILS

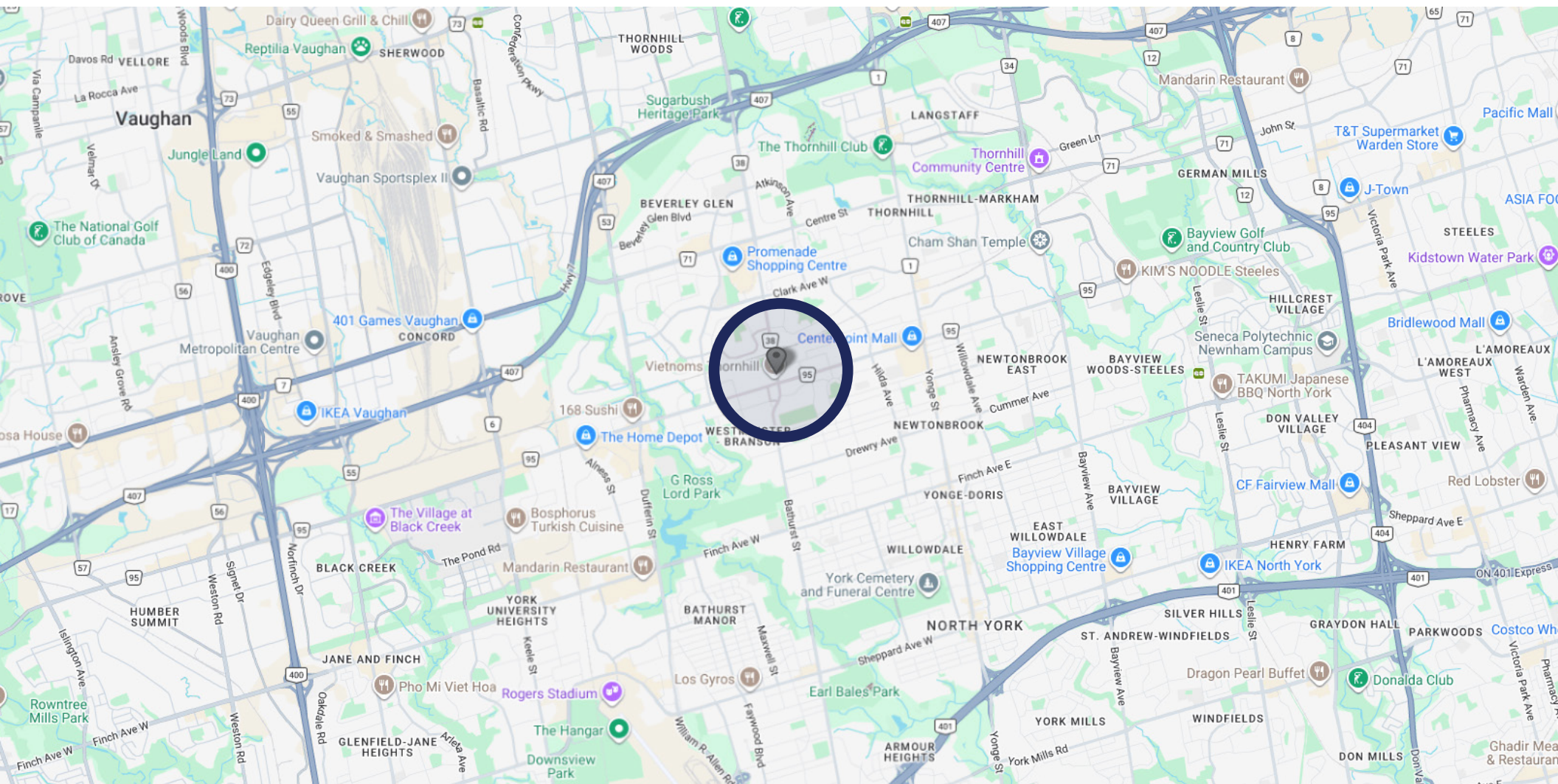
Type:	For lease
Size:	2,031 sq.ft.
Net rent:	\$48/sq.ft.
TMI:	\$16.89/sq.ft.
Availability:	Immediate



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AREA DEMOGRAPHICS

Within 1 km radius of property



POPULATION
25,094



AVERAGE INCOME
\$112,094*

* Annually per household



MEDIAN AGE
45.1

**OWNER & PORTFOLIO
ADVISORY SERVICES**

DANIEL KERSHEN**

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