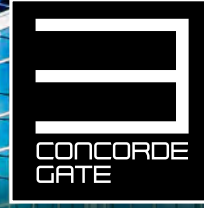


SUITES FROM  
**1,684 - 16,531 sq. ft.**



SUITES FROM  
**597 - 23,514 sq. ft.**



SUITES FROM  
**2,332 - 104,175 sq. ft.**

## SHORT TERM LEASE OPPORTUNITIES AVAILABLE

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Proudly managed by

**FENGATE**

**CBRE**

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**1**  
CONCORDE  
GATE

Suite 109	1,935 sq. ft.
Suite 200A <sup>2</sup>	2,828 sq. ft.
Suite 200B <sup>2</sup>	2,546 sq. ft.
Suite 201A	1,684 sq. ft.
Suite 303	LEASED
Suite 604 <sup>3</sup>	3,425 sq. ft.
Suite 607A <sup>3</sup>	6,353 sq. ft.
Suite 607 <sup>3</sup>	6,753 sq. ft.
Suite 701	2,800 sq. ft.
Suite 704	1,718 sq. ft.
Suite 812 <sup>1</sup>	4,733 sq. ft.
Suite 800 <sup>1</sup>	2,762 sq. ft.

Net Rent **CONTACT LISTING BROKER**

Additional Rent (per sq. ft.)  
**\$16.69**  
(2024 estimate)

<sup>1</sup> Contiguous Space - 7,495 sq. ft.

<sup>2</sup> Contiguous Space: 5,374 sq. ft. - Available 9/1/2023

Underground 3/1,000 @ \$85.00/month per stall

<sup>3</sup> 607, 607A, 604 contiguous to 16,531 sq. ft.



**3**  
CONCORDE  
GATE

Suite 208 & 209	2,695 sq. ft.
Suite 210	LEASED
Suite 211	1,649 sq. ft.
Suite 207	1,015 sq. ft.
Suite 300 <sup>1</sup>	23,514 sq. ft.

Net Rent **CONTACT LISTING BROKER**

Additional Rent (per sq. ft.)  
**\$16.69**  
(2024 estimate)

<sup>1</sup> Suite 300 can be demised

Underground 3/1,000 @ \$85.00/month per stall



**12**  
CONCORDE  
PLACE

### SHORT TERM LEASE OPPORTUNITIES AVAILABLE

Suite 100	5,006 sq. ft.
Suite 102	2,332 sq. ft.
Suite 103	LEASED
Suite 202 <sup>1</sup>	11,028 sq. ft.
Suite 204A <sup>1</sup>	6,542 sq. ft.
Suite 204B <sup>1</sup>	2,847 sq. ft.
Suite 400 <sup>3</sup>	25,716 sq. ft.
Suite 500 <sup>2</sup>	25,719 sq. ft.
Suite 600 <sup>2</sup>	26,370 sq. ft.
Suite 700 <sup>2</sup>	26,370 sq. ft.

Net Rent **CONTACT LISTING BROKER**

Additional Rent (per sq. ft.)  
**\$20.30**  
(2024 estimate)

<sup>1</sup> Contiguous Space - 20,417 sq. ft.

<sup>2</sup> Suites 500-700 contiguous to 78,333 sq. ft.

<sup>3</sup> Available July 1, 2025





# CONCORDE CORPORATE CENTRE

- + Competition-beating BOMA BEST rating
- + Building signage available
- + Underground & covered parking
- + Direct access to DVP
- + Adaptive office space
- + Responsive on-site landlord
- + BOMA BEST ranking is **7% higher** than competitors in Ontario and **5.5% higher** than the national average





## ON-SITE AMENITIES



Food and  
Convenience



New  
Fitness Facility



Dentist



Daycare



Shuttle bus service  
to Donlands Station &  
Shopping Centre



Access to Green  
Space and Walking  
Paths



Manned  
Security

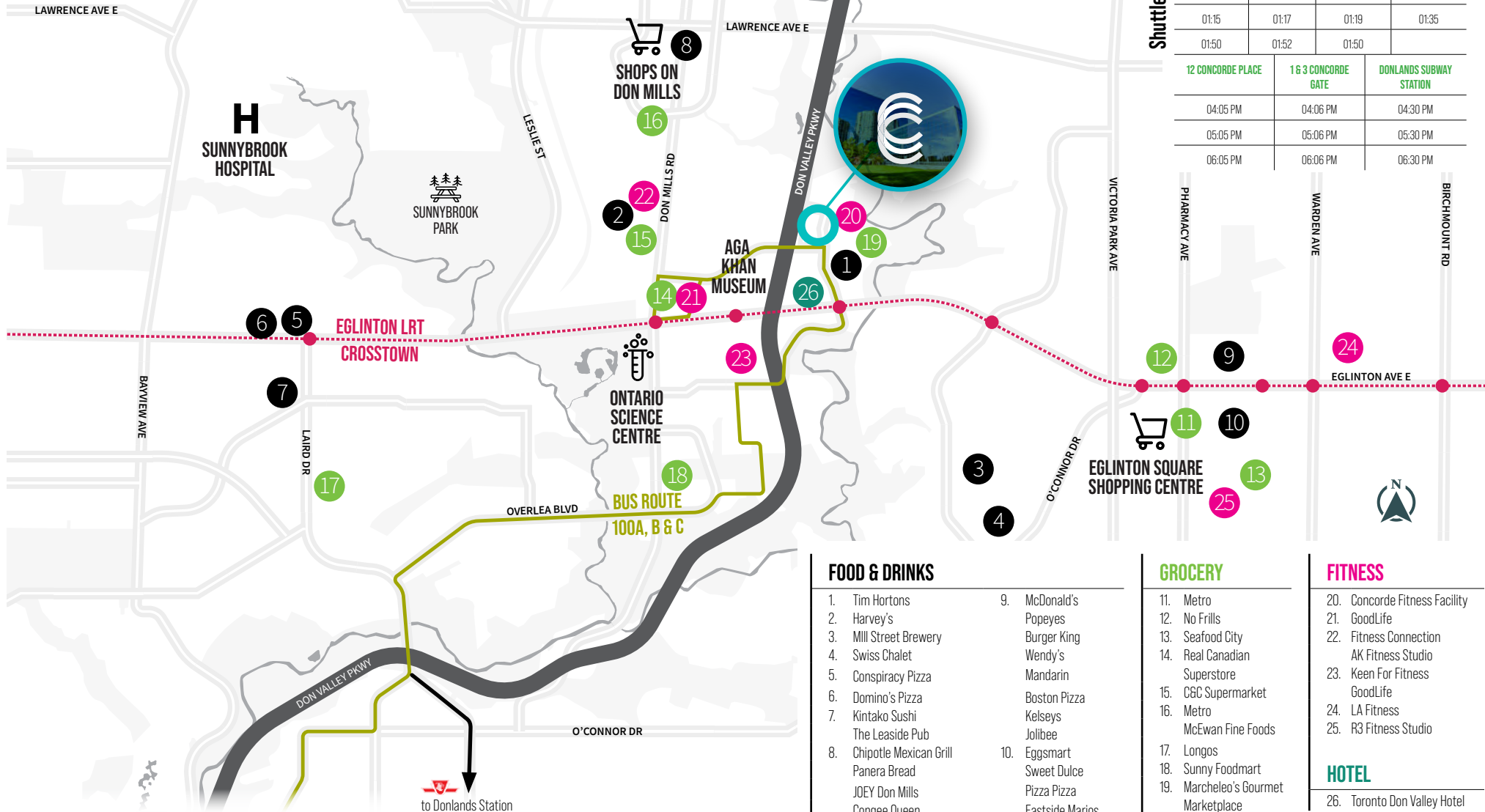


Conference  
Facility

**CBRE**



# LOCATION MAP



## Shuttle Schedule

DONLANDS SUBWAY STATION		12 CONCORDE PLACE		1 & 3 CONCORDE GATE			
08:00 AM		08:30 AM		08:32 AM			
09:00 AM		09:30 AM		09:32 AM			
1 & 3 Concorde Gate		12 Concorde Place		Almise		Eglinton Square	
11:04		11:02		11:04		11:18	
11:36		11:34		11:36		11:50	
12:09		12:07		12:09		12:25	
12:40		12:42		12:40		01:00	
01:15		01:17		01:19		01:35	
01:50		01:52		01:50			
12 CONCORDE PLACE				1 & 3 CONCORDE GATE		DONLANDS SUBWAY STATION	
04:05 PM				04:06 PM		04:30 PM	
05:05 PM				05:06 PM		05:30 PM	
06:05 PM				06:06 PM		06:30 PM	

## FOOD & DRINKS

- Tim Hortons
- Harvey's
- Mill Street Brewery
- Swiss Chalet
- Conspiracy Pizza
- Domino's Pizza
- Kintako Sushi
- Chipotle Mexican Grill
- McDonald's
- Popeyes
- Burger King
- Wendy's
- Mandarin
- Boston Pizza
- Kelseys
- Jollibee
- Eggsmart
- Sweet Dulce
- Pizza Pizza
- Eastside Marios

## GROCERY

- Metro
- No Frills
- Seafood City
- Real Canadian Superstore
- CGC Supermarket
- Metro
- McEwan Fine Foods
- Longos
- Sunny Foodmart
- Marcheleo's Gourmet Marketplace

## FITNESS

- Concorde Fitness Facility
- GoodLife
- Fitness Connection
- AK Fitness Studio
- Keen For Fitness
- GoodLife
- LA Fitness
- R3 Fitness Studio

## HOTEL

- Toronto Don Valley Hotel

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