



FOR LEASE

21 Camden Street | Unit 301

Office Condo

21 Camden Street

DOG WORLD

REDOBBY & SPA



**CB
METROPOLITAN**

PROPERTY DETAILS

LOCATION	Located on Camden Street just south of Queen St W. <u>CLICK HERE</u>
SIZE	Unit 301 - 2,386 SF
TERM	12 - 24 Months
POSSESSION	June 1st, 2025
ASKING RATE	\$37 PSF Semi-Gross (+ Hydro & in-suite janitorial)

PROPERTY HIGHLIGHTS

Entire 3rd floor of 21 Camden St available for Lease. This 2,386 Square Foot Office Condo near King & Spadina includes 2 washrooms, kitchenette, an open office space, 4 private offices, 1 Boardroom and an elevator that runs directly to access the entire floor. Steps away from Spadina Streetcar and a 4-minute walk from both King and Queen Streetcars. \$37 Per Square Foot Semi-Gross (tenant responsible for hydro & in-suite janitorial).

Office #1



Office #2



Office #3



Office #4



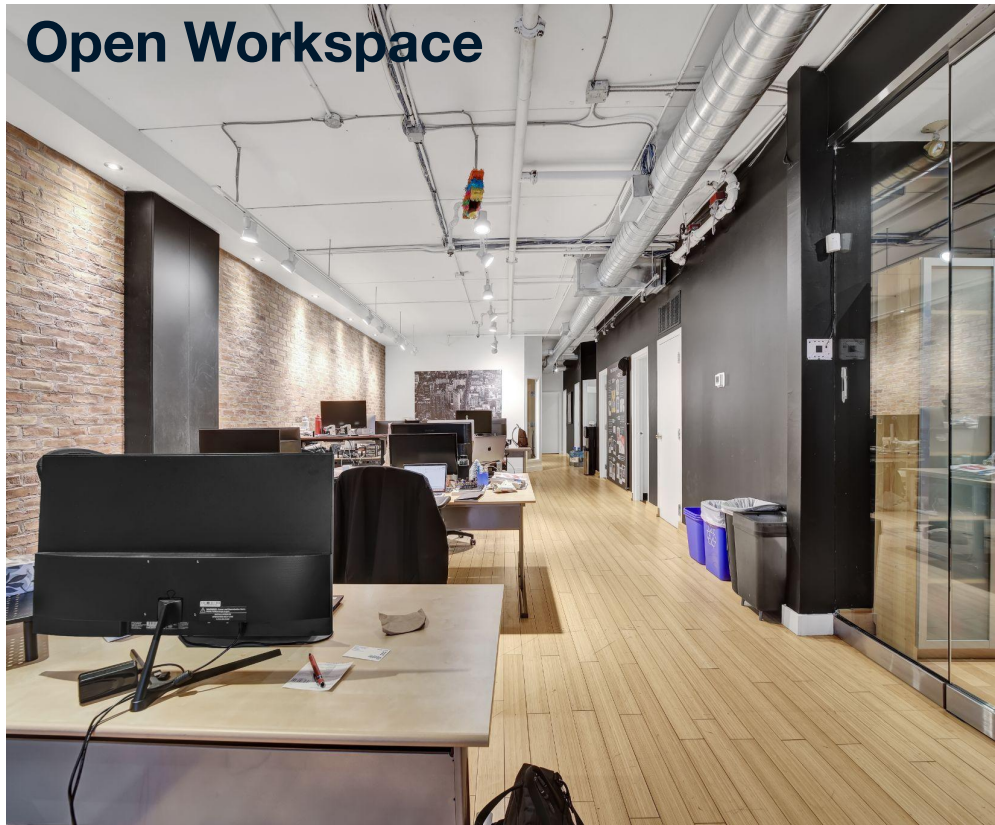
Kitchen



Boardroom



Open Workspace



Washroom



CONNECTIVITY



BIKE SCORE OF **98**



Daily errands can be accomplished on a bike



TRANSIT SCORE OF **100**



World-class public transportation



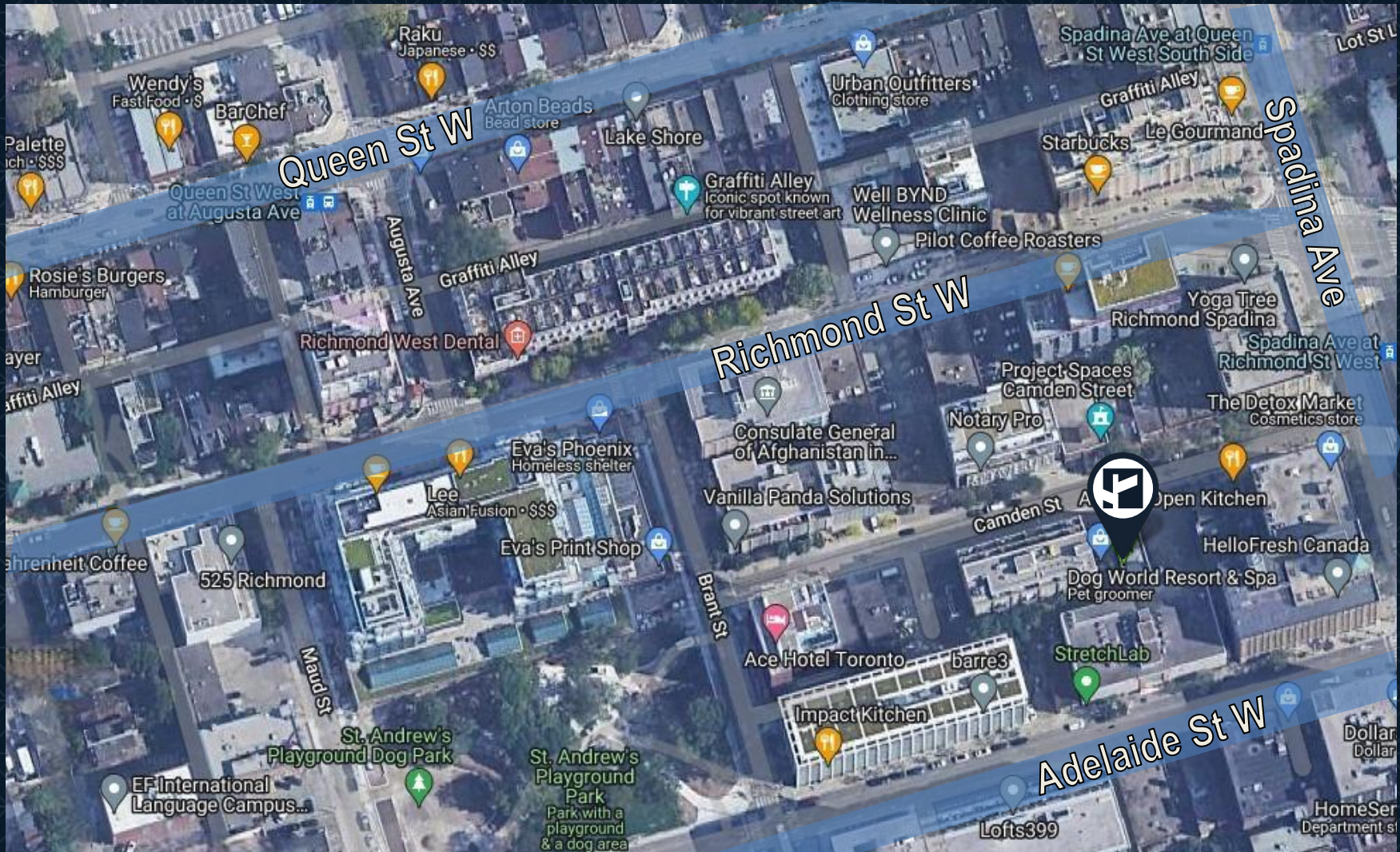
WALK SCORE OF **99**



Daily errands do not require a car

[CLICK
HERE](#)

AREA MAP





CB METROPOLITAN

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*Sales Representative **Broker