



FOR LEASE

OFFICE

MLS# C13627820

412 Bloor Street W 301, Toronto, ON M5S 1X5

Annex, Toronto · M5S 1X5

C\$ 2,475/mo

0	1	600	—	—	For Lease
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

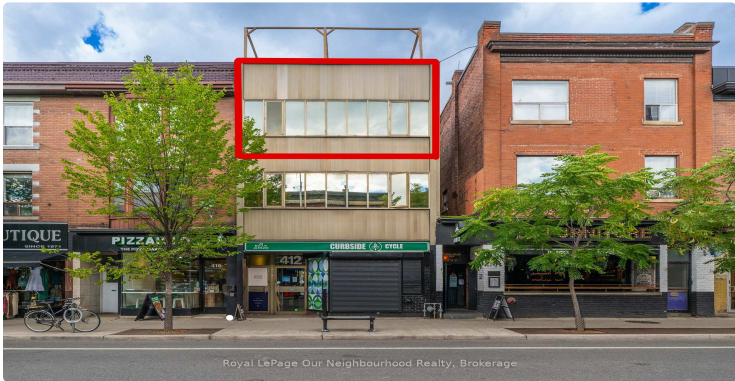
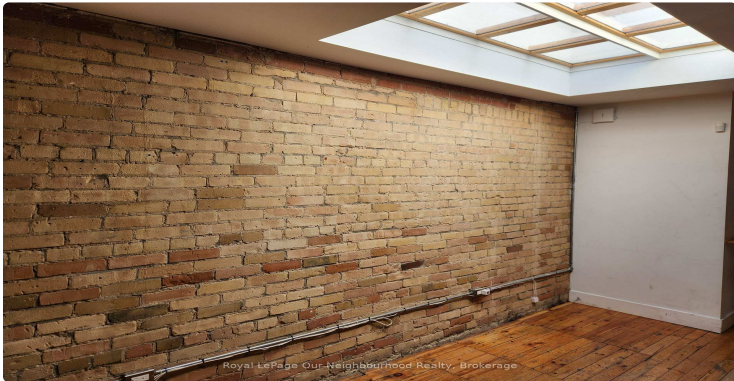
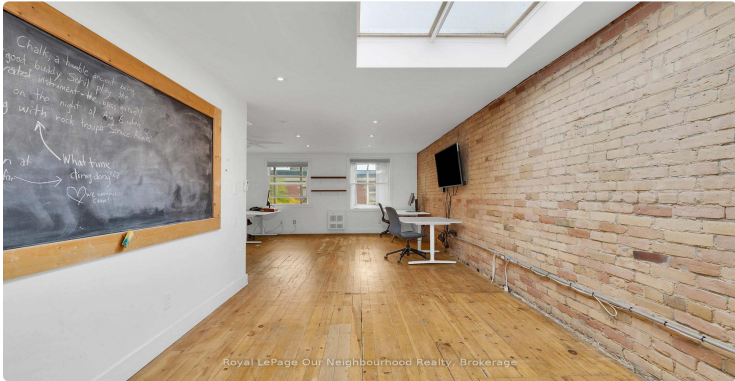
ABOUT THIS PROPERTY

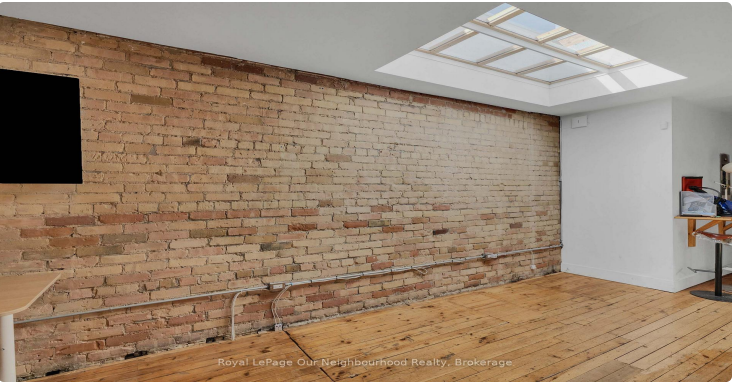
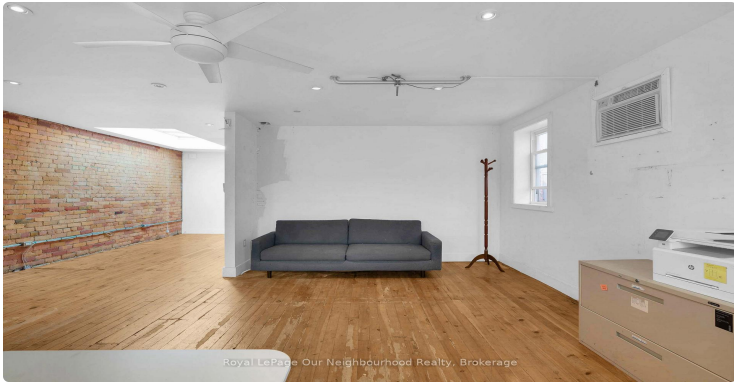
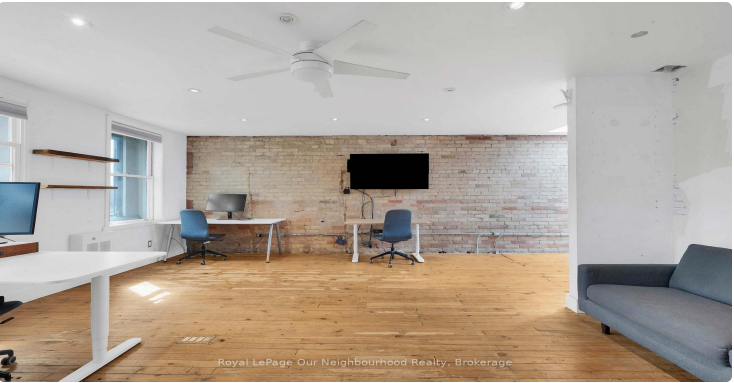
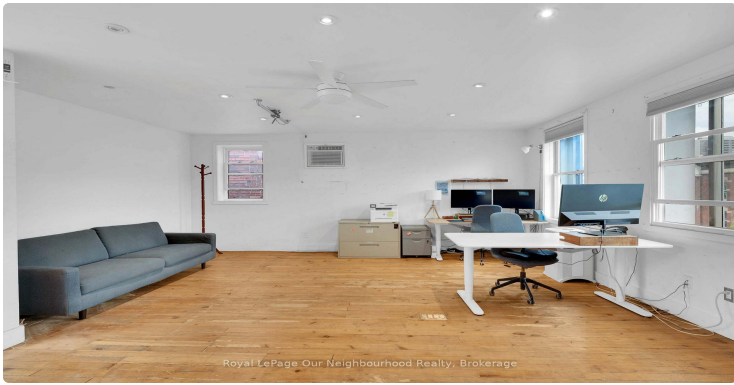
Rarely available approx. 600sf bright commercial studio in Toronto's vibrant Annex neighbourhood. South facing 3rd floor WALK-UP studio unit above an 35 year old iconic bicycle shop. Just renovated - new HVAC, new entrance door, refinished hardwood floors & new paint. Shared 2 piece washroom and private kitchenette. Real brick walls, operable windows, skylights & authentic hardwood flooring. 24/7 access. Annex restaurants and convenient shopping at your door step, with less than 5 minutes' walk to Bathurst TTC Station & the new Mirvish Village. Well suited to small Yoga classes, personal training, photography, art / maker studio or any office use. Total cost including utilities and HST less than \$3,000 per month.

PROPERTY DETAILS

PROPERTY TYPE	Office
LISTING STATUS	For Lease
PROPERTY TYPE	Office
POSTAL CODE	M5S 1X5
NEIGHBOURHOOD	Annex

GALLERY





LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE OUR NEIGHBOURHOOD REALTY

Email: pshaganenko@gmail.com

Prepared for you on October 25, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.