



SPEAR REALTY INC., Brokerage

FOR LEASE

OFFICE

MLS# W13810486

# 100 Humber College Boulevard 301, Toronto, ON M9V 5G4

West Humber-Clairville, Toronto · M9V 5G4

C\$ 17/mo

|          |           |       |         |           |           |
|----------|-----------|-------|---------|-----------|-----------|
| 0        | 1         | 977   | —       | —         | For Lease |
| BEDROOMS | BATHROOMS | SQ FT | PARKING | AGE (YRS) | TYPE      |

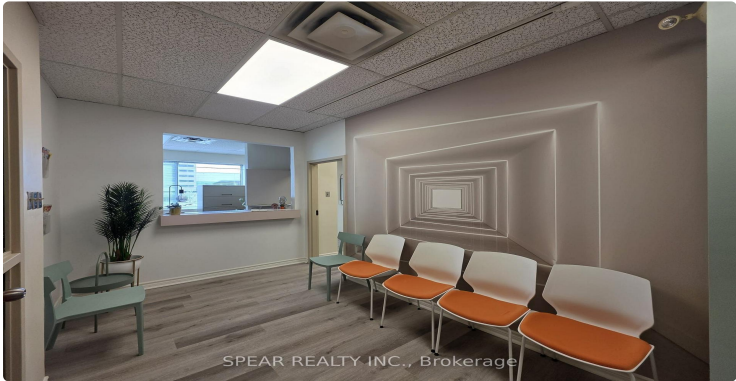
# ABOUT THIS PROPERTY

Turnkey 977 SF professional office suite available for lease in a well-established building in North Etobicoke. This suite is equipped with its own washroom, and includes one designated underground parking space. Additional surface and underground parking spaces available. Tenant mix consists of medical and professional uses. Located directly across from Humber College's North Campus and minutes from Etobicoke General Hospital, with many amenities nearby. Access to public transit at the door, Finch West LRT, and close proximity to Hwy 427, Hwy 27, Hwy 407, Hwy 409, and Hwy 401. Multiple unit sizes are available, perfect for expansion within the building.

## PROPERTY DETAILS

|                |                        |
|----------------|------------------------|
| PROPERTY TYPE  | Office                 |
| LISTING STATUS | For Lease              |
| PROPERTY TYPE  | Office                 |
| ANNUAL TAX     | \$25                   |
| POSTAL CODE    | M9V 5G4                |
| NEIGHBOURHOOD  | West Humber-Clairville |

GALLERY





## LISTING AGENT

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**Pavel Shaganenko**

SPEAR REALTY INC.

**Email:** pshaganenko@gmail.com

Prepared for you on October 26, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.