



**1220 Yonge St 203** **List: \$24 Gross Lease**  
 Toronto, Ontario **Map: 4-F-** **Lease**  
 M4T1W1 Dist: C02  
**Dir/Cross St:** Yonge & Alcorn **DOM: 29** **Last Status: New**  
**Taxes: \$10/2002/T.M.I.**

---

**Office** **Lease Term: 5/10**  
**Commercial Office** **Freestanding: N** **Holdover: 90**  
**Occup: Vacant** **SPIS:**  
**Possession: 09/01/02** **Franchise:**

**MLS#: C121364** **Seller: John M. Gould Limited**  
**PIN#:**

**Total Area: 2,375 Sq Ft**  
**Ofc/Apt Area: 2,375 Sq Ft**  
**Indust Area:**  
**Retail Area:**  
**Apx Age:**  
**Volts:**  
**Amps:**  
**Zoning: \*\***  
**Truck Level:**  
**Grade Level:**  
**Drive-In:**  
**Double Man:**  
**Clear Height:**  
**Sprinklers: Y**  
**Heat: Elec Forced Air**

**Survey:**  
**Lot/Bldg/Unit/Dim:**  
**Lot Irreg:**  
**Crane:**  
**Bay Size:**  
**%Bldg:**  
**Washrooms:**  
**Water: Municipal**  
**Water Supply:**  
**Sewers:**  
**A/C: Y**  
**Utilities: A**  
**Garage Type: In/Out**  
**Park Spaces: 1**

**Soil Test:**  
**Outside Storage:**  
**Rail:**  
**Basement:**  
**Elevator: Public**  
**UFFI:**  
**Assessment:**  
**Chattels:**  
**LLBO:**  
**Days Open:**  
**Hours Open:**  
**Employees:**  
**Seats:**

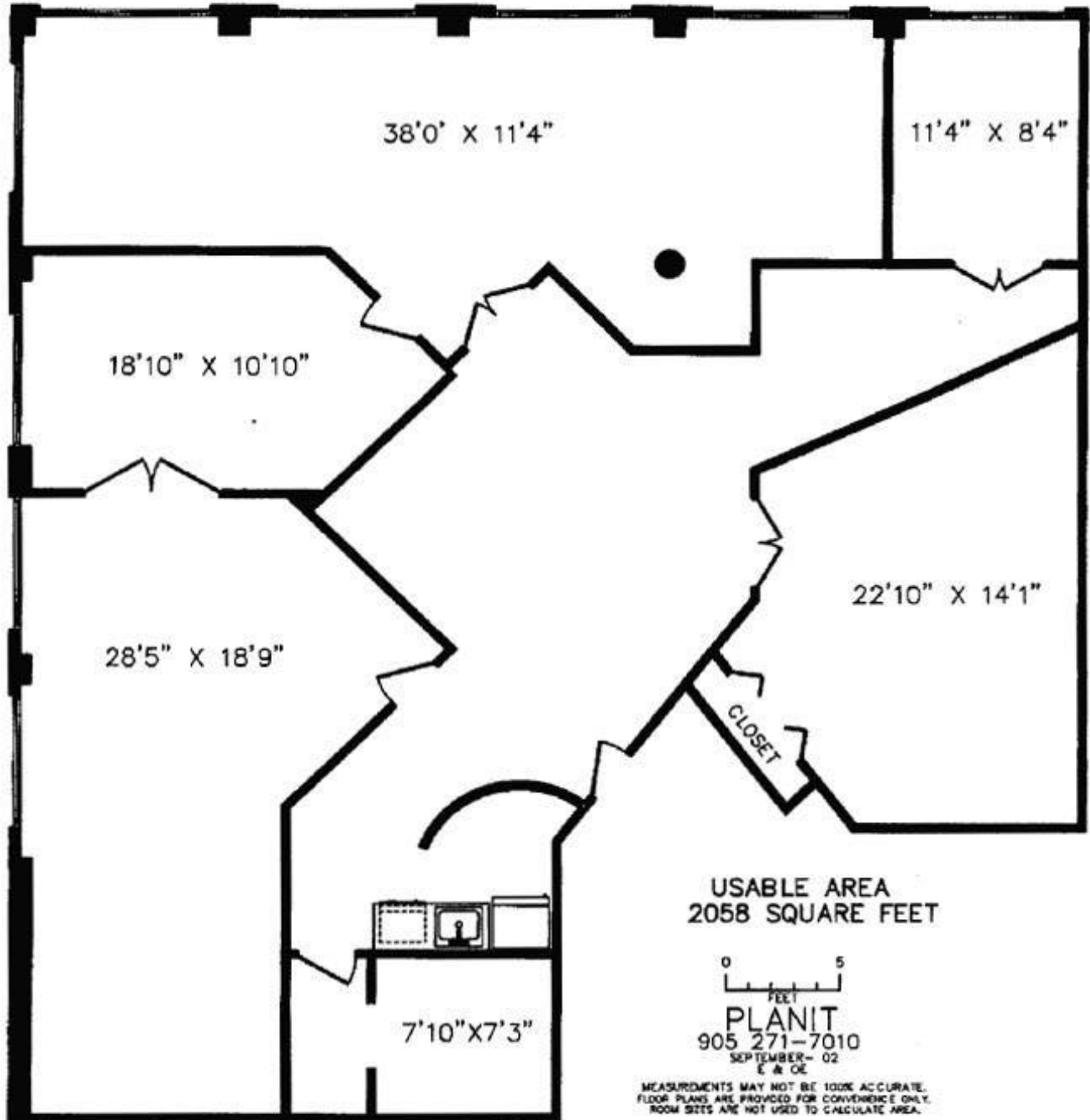
**Bus/Bldg Name:** **For Year:** **Financial Statement:**  
**Actual/Estimated:**  
**Taxes:** **Heat:** **Gross Inc/Sales:** **Est Value Inv At Cost:**  
**Insur:** **Hydro:** **- Vacancy Allow:** **Com Area Upcharge:**  
**Mgmt:** **Water:** **- Operating Exp:** **Percentage Rent:**  
**Maint:** **Other:** **= Net Income B4 Debt:**

<b>Mortgage</b>		<b>Other Encumbrances</b>	
<b>Amt:</b>	<b>Int%:</b>	<b>Amt:</b>	<b>Int%:</b>
<b>Payment:</b>	<b>Incl:</b>	<b>Payment:</b>	<b>Incl:</b>
<b>Freq:</b>	<b>Maturity Date:</b>	<b>Freq:</b>	<b>Maturity Date:</b>
<b>Lender:</b>		<b>Lender:</b>	

**Contract Date:** 8/19/2002 **KEVIN GILLEN P 416-964-9441** **GILLEN, K.P., & CO. REALTY LIM**  
**Expiry Date:** 10/18/2002 **416-964-9441 Fax: 416-964-7728**

**Last Update:** 9/9/2002 **Original Price: \$24** **Appts:**  
**Condition:** **Ad: N**  
**Cond Expiry:** **Escape:** **CB Comm: \$ .80 Psf Per Year**

# 1220 YONGE STREET, UNIT #203



AREA IS CALCULATED TO THE INSIDE  
FACE OF PERIMETER WALL