

# Freestanding Corner

## JUST STEPS FROM CHRISTIE PITS

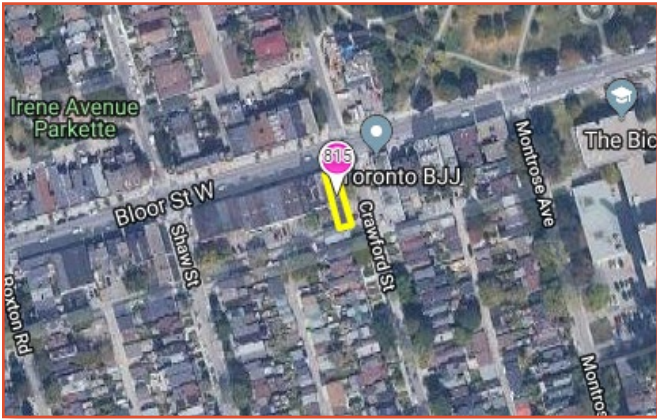


815 Bloor St W, Toronto, ON M6G 1M1

**ASKING \$149,000**



**THIS RUSTIC CAFE / BAR SERVING COCKTAILS AND CRAFT BEER HAS A REMARKABLE PATIO ON THIS PRIME CORNER LOT FRONT ONTO BLOOR STREET WEST**



- LLBO FOR 38 INSIDE AND 53 ON THE HUGE SIDE PATIO
- ELEGANT INTERIOR DESIGN WITH EXPOSED BRICK
- FULL KITCHEN WITH WALK IN FRIDGE & 10" COMMERCIAL HOOD
- RENT IS NOW \$7,480 INC TMI AND HST
- 2 BEDROOM APARTMENT UPSTAIRS INCLUDED AT \$1,550/MONTH
- NO INCREASES UNTIL 2027 WITH A 5 YEAR RENEWAL OPTION
- CAN BE RUN HANDS OFF OR ON

PLEASE DO NOT GO DIRECT, PLEASE DO NOT SPEAK TO STAFF, YOUR DISCRETION IS APPRECIATED. CONTACT THE LISTING AGENT FOR MORE INFO AND A COMPLETE OFFER PACKAGE.

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