



**FOR SALE**

**25 THE WEST MALL, ETOBICOKE**

**\$149,000**

**\$22,124 Gross Rent**

**400 Sq Ft**

**Quick Service Restaurant**

## QSR FOR REBRANDING

A turnkey Quick Service Restaurant (QSR) is available in the elevated Gourmet Fare food court at CF Sherway Gardens, one of Toronto's premier shopping destinations. The 400 sq ft space is easy to operate and features over 100 seats, offering a turnkey setup for an incoming operator to serve both dine-in and takeaway customers.

The unit comes fully equipped with an 8-ft commercial hood and a walk-in fridge, supporting efficient food preparation and high-volume service. Currently open to rebranding, the location provides flexibility for a new concept, cuisine, or franchise to capture the mall's steady foot traffic and loyal shopper base.

With a gross rent of \$22,124 including all utilities and the lease term remaining, this is an exceptional opportunity to establish or grow a quick service concept in a high-visibility, high-traffic environment. Please do not go direct or speak to staff.

**READY FOR SECONDS?**

Call me to discuss this listing today.



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## OTHER LOCATIONS:



### AMAYA EXPRESS

- Quick Service Restaurant
- \$9,734 Gross Rent
- 450 Sq Ft
- Food court seating



### AMAYA EXPRESS

- Quick Service Restaurant
- \$5,486 Gross Rent
- 900 Sq Ft
- York University location



### FIREHOUSE SUBS

- QSR Sub Franchise
- 1,731 Sq Ft
- \$7,933 Gross Rent
- Seating for 30

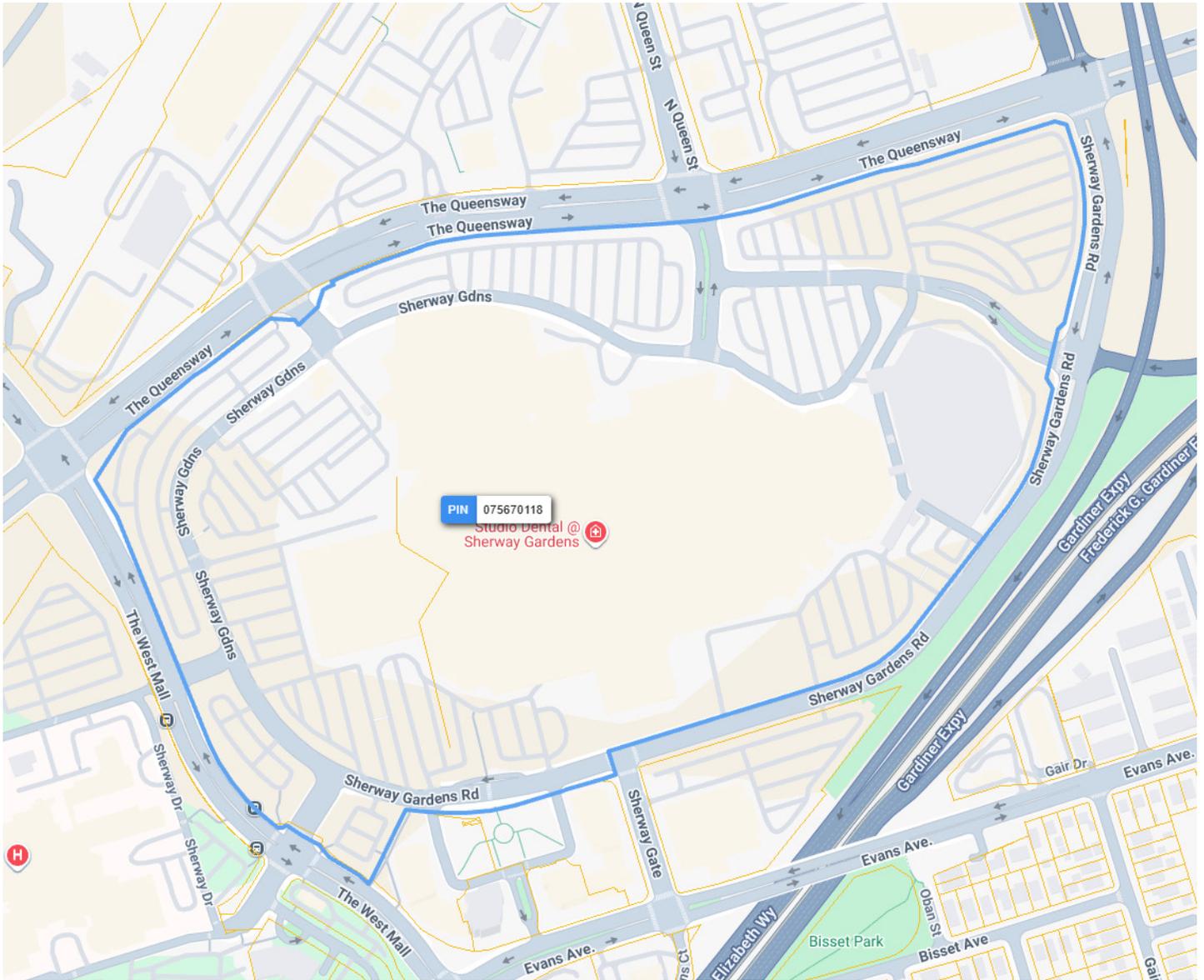


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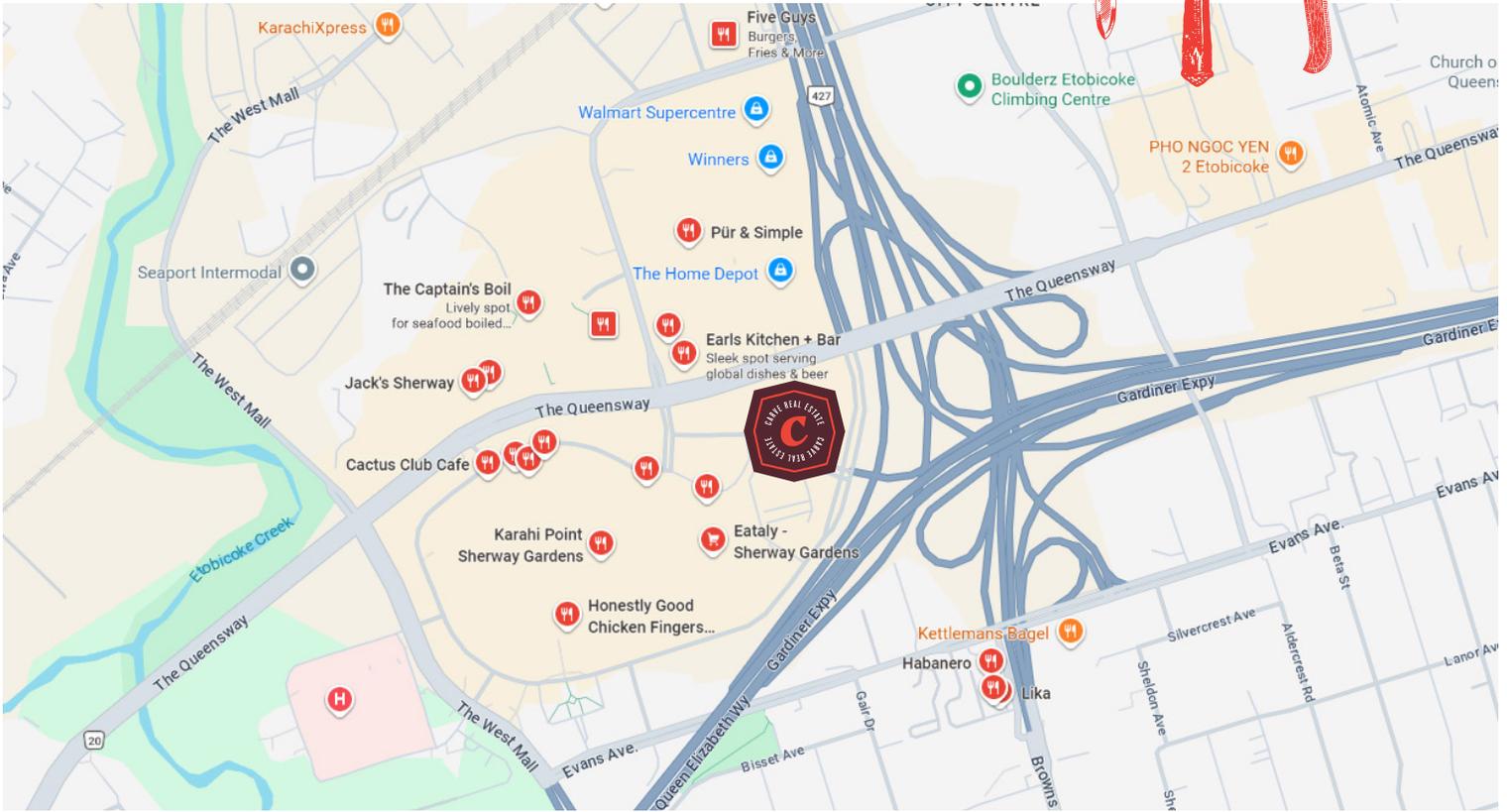
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## BUILDING DETAILS

CF Sherway Gardens is one of Toronto's premier shopping destinations, attracting high volumes of shoppers, office workers, and visitors daily. The elevated Gourmet Fare food court provides a modern, vibrant environment with a curated mix of quick service and casual dining concepts, making it a proven destination for food operators.

This location offers significant opportunities for concept growth and brand exposure within a high-profile retail setting. Operators can take advantage of the food court's built-in customer base, premium foot traffic, and strong visibility to expand menu offerings, implement marketing initiatives, or introduce a new franchise concept.

The combination of a turnkey setup and placement within a high-demand, well-maintained mall environment creates a unique opportunity to establish or grow a quick service operation. With continued development and shopper engagement at Sherway Gardens, this location provides long-term potential for revenue growth and brand recognition.

### LOT SIZE

**Frontage:**  
656.74 ft along The West Mall

**Depth:**  
Approximately 410.86 ft

**Dimensions:**  
29.48 ft x 7.29 ft x 16.86 ft x 219.69 ft x 247.73 ft x 65.71 ft x 656.74 ft x 242.47 ft x 410.86 ft x 208.77 ft x 129.44 ft x 34.79 ft x 133.02 ft x 25.56 ft x 171.49 ft x 152.74 ft x 10.12 ft x 141.34 ft x 64.65 ft x 35.65 ft x 794.99 ft x 40.83 ft x 45.38 ft x 31.61 ft x 17.49 ft x 143.03 ft x 469.69 ft x 140.43 ft x 304.50 ft x 10.46 ft x 8.21 ft x 31.21 ft x 47.90 ft x 70.73 ft x 17.22 ft x 64.20 ft x 487.75 ft x 156.82 ft x 58.47 ft x 58.47 ft x 622.54 ft x 257.21 ft x 8.08 ft x 15.42 ft x 42.99 ft x 10.41 ft x 8.47 ft x 8.47 ft x 50.63 ft x 53.71 ft x 133.03 ft x 18.98 ft x 15.81 ft x 221.05 ft

**Size:**  
3,239,880.08 ft<sup>2</sup> (74.377 ac)

**Lot Measurement Accuracy:**  
LOW



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