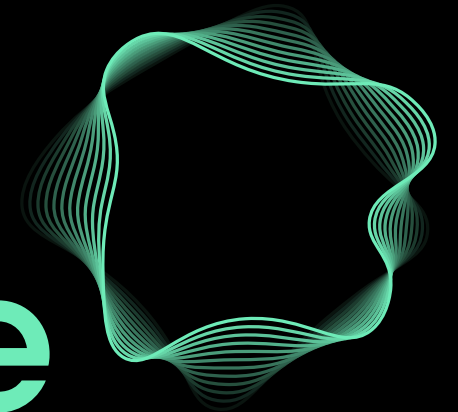




# the pulse

720 King St W



## Office Space For Lease

### Get more information:

**Brianna Minardi\***

Associate  
416.276.3837  
[brianna.minardi@avisonyoung.com](mailto:brianna.minardi@avisonyoung.com)

**Jordan Morrison\***

Vice President  
416.939.5592  
[jordan.morrison@avisonyoung.com](mailto:jordan.morrison@avisonyoung.com)

**Jesse Fragale\***

Vice President  
416.895.1422  
[jesse.fragale@avisonyoung.com](mailto:jesse.fragale@avisonyoung.com)

**Adam Walman\***

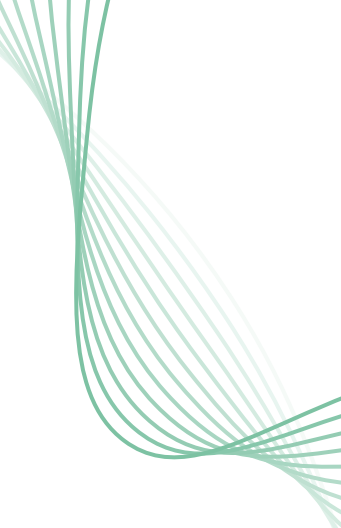
Principal, Vice President  
647.989.2332  
[adam.walman@avisonyoung.com](mailto:adam.walman@avisonyoung.com)

\*Sales Representative

**Trio**vest

**AVISON  
YOUNG**







720 King Street West (The Pulse) is an award-winning, 350,000 square foot Class A office building located at the intersection of King and Bathurst in downtown Toronto. Situated in a trendy neighbourhood with an abundance of area amenities, The Pulse checks all the boxes.



End of trip facilities



EV charging



Onsite underground and surface parking



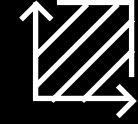
24/7 security



Superior shipping & receiving



Dog friendly building



Large floor plates 36,000 sf



Generator access





# Availabilities

Click on individual suites  
for floorplans

Click here to view  
the website

Floor/Suite	Size	Details
<u>2nd Floor</u>	36,679 sf	Full Floor, available October 2025
<u>Suite 305</u>	21,135 sf	Built-out, available October 2025
<u>4th Floor</u>	36,235 sf	Full Floor, available October 2025
<u>Suite 520</u>	2,602 sf	Model Suite
<u>6th Floor</u>	36,687 sf	Full Floor, good quality build-out, available October 2025
<u>Suite 710</u>	15,360 sf	New base building condition
<u>Suite 800</u>	10,190 sf	Built-out, vacant
<u>Suite 800A</u>	8,577 sf	Built-out, vacant
<u>Suite 810</u>	5,440 sf	Built-out, available October 2025
<del>Suite 815</del>	<del>2,650 sf</del>	<del>Model Suite</del> <b>LEASED</b>
<del>Suite 820</del>	<del>5,208 sf</del>	<del>Model Suite</del> <b>LEASED</b>
<u>Suite 900</u>	12,259 sf	Built-out, available October 2025
<u>Suite 905</u>	24,352 sf	Built-out, vacant

Contiguous  
block can be  
made available

## Building Details

Typical Floorplate	36,000 sf
Net Rent	Contact Listing Agents
Total Additional Rent (2025 Est.)	\$23.34 psf

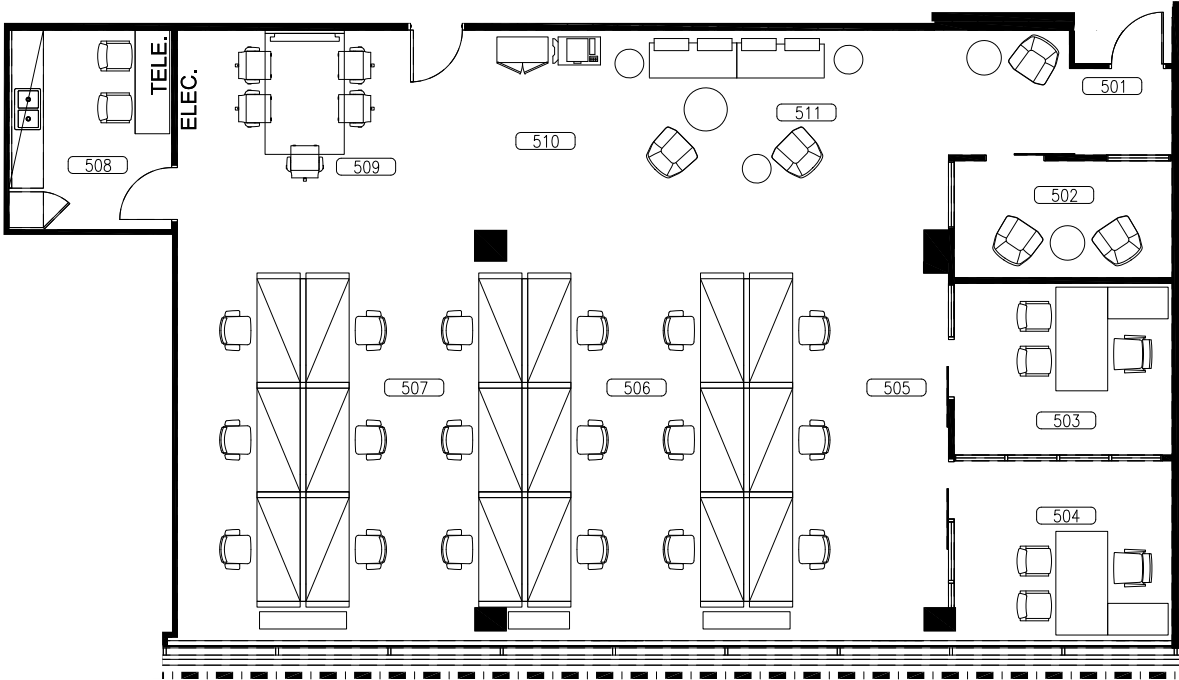




Fully Furnished and Ready-To-Go

Suite 520 | 2,602 sf

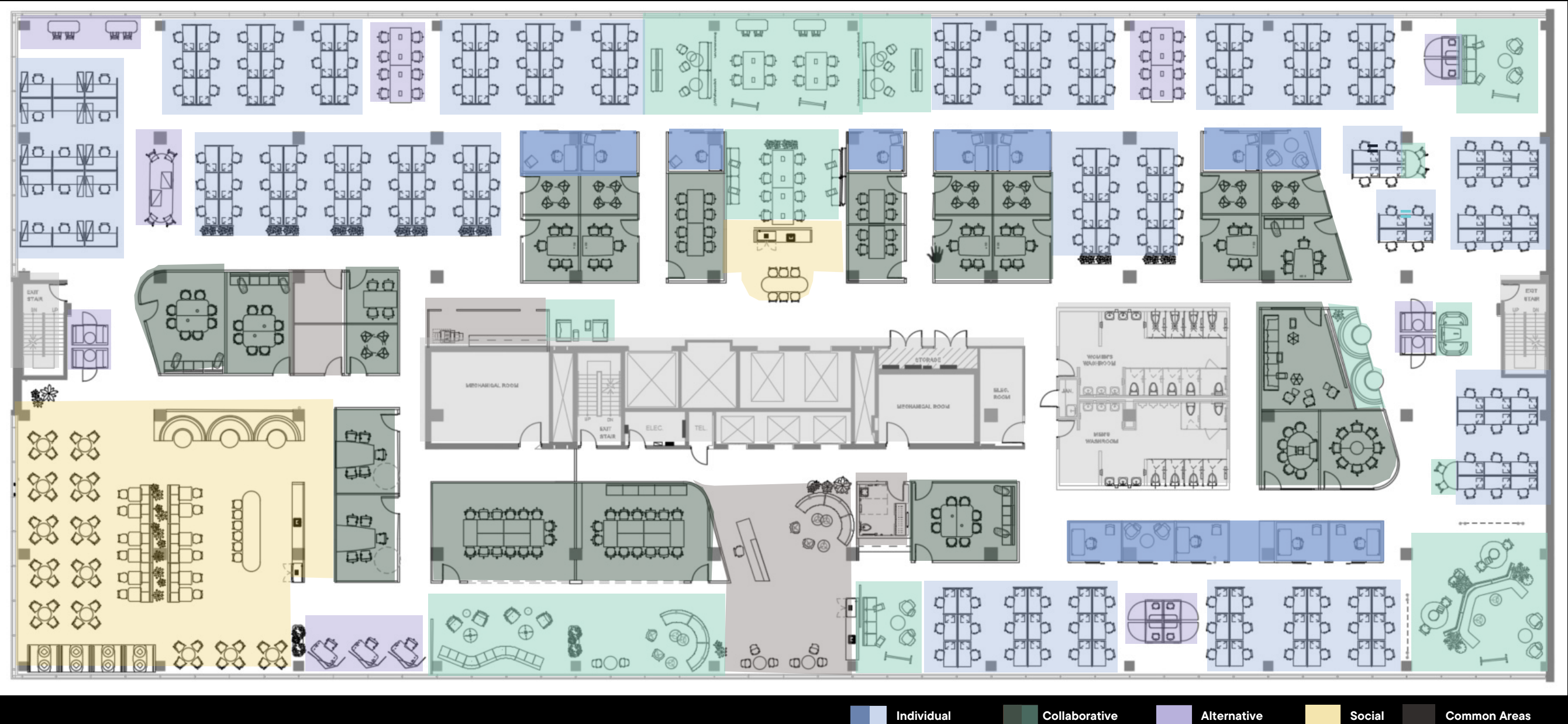
[Click here for floorplan](#)





# Concept Floor Plan | Dynamic

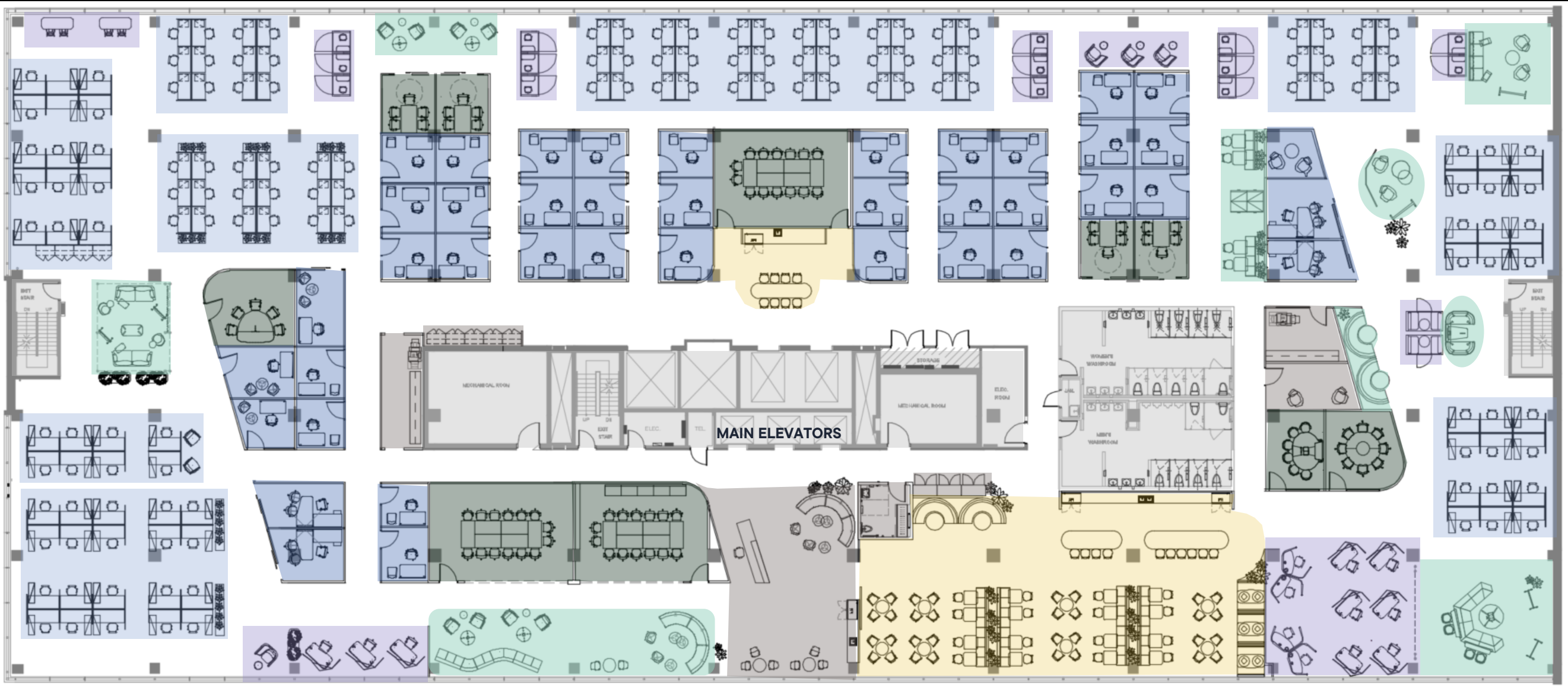
Enclosed “Flex” rooms with open workstations along the perimeter. Mixed use of open, closed, social and meeting space with increased collaborative spaces creating a more dynamic activity-based work environment





# Concept Floor Plan | Transitional

Increased enclosed traditional offices with open workstations along the perimeter. A mixed use of open, closed, social and balanced meeting spaces to support a variety of different ways of working

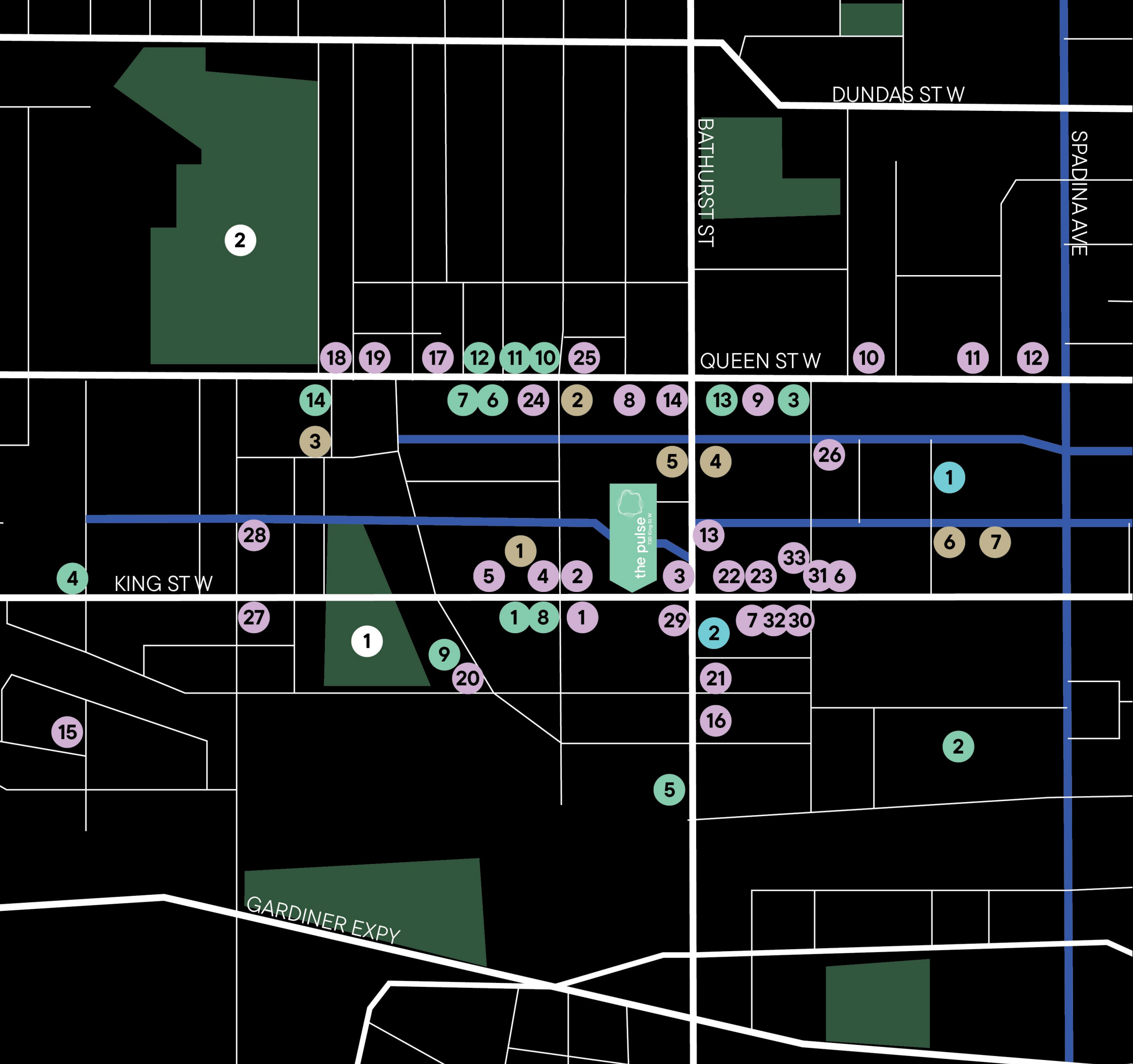


Individual Collaborative Alternative Social Common Areas









Restaurants/Cafes/Bars

- 1. Pür & Simple
- 2. Freshslice Pizza
- 3. McDonald's
- 4. Shy Coffee Co
- 5. Pizza Wine Disco
- 6. Wilbur Mexicana
- 7. Oretta
- 8. The Kettle
- 9. Ramen Isshin
- 10. SAKU
- 11. Bagels on Fire
- 12. Popeyes
- 13. Northern Maverick Brewing
- 14. Nord Lyon
- 15. Liberty Coffee Bar
- 16. Booster Juice
- 17. Terroni
- 18. Nadege Patisserie
- 19. The Roasted Nut
- 20. The Old York Tavern
- 21. 1 Kitchen
- 22. Lapinou
- 23. The Parlour
- 24. Karahi Boys
- 25. North of Brooklyn Pizzeria
- 26. Fahrenheit Coffee
- 27. Pizza Nova
- 28. Pennies
- 29. The Wheat Sheaf Tavern
- 30. Ruby Soho
- 31. GRETA Bar
- 32. Earls on King
- 33. Gusto

Shops/Grocery

- 1. Shoppers Drug Mart
- 2. The Well
- 3. Winners
- 4. NoFrills
- 5. STACKT Market
- 6. Anthropologie
- 7. The Beer Store
- 8. Pet Valu
- 9. Makeway
- 10. Cosmos West Records
- 11. Warby Parker
- 12. The Latest Scoop
- 13. LCBO
- 14. Type Books

Fitness Centres

- 1. Studio Spin
- 2. Barre Belle
- 3. F45 Training
- 4. Goodlife Fitness
- 5. Hardknocks Boxing
- 6. Othership
- 7. Lagree

Green Spaces

- 1. Stanley Park
- 2. Trinity Bellwoods Park

Hotels

- 1. Ace Hotel
- 2. 1Hotel

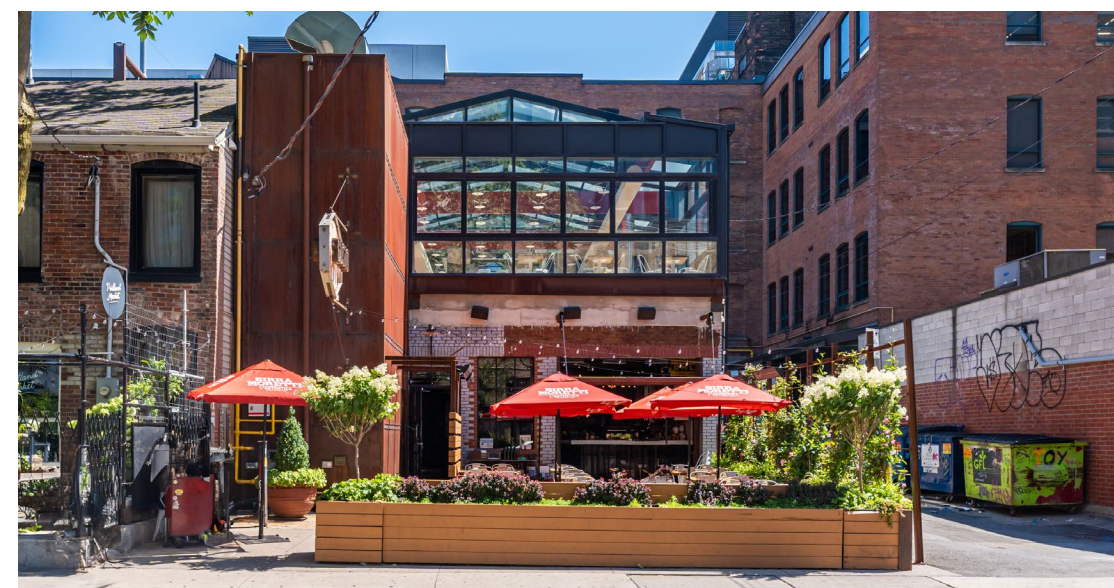
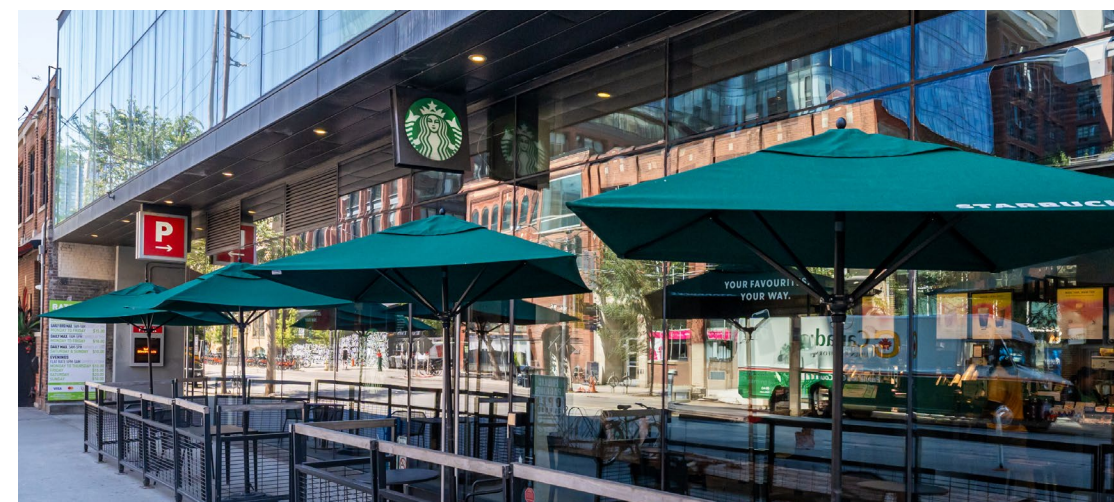
Major Bike Lanes

98	100	97
Transit Score	Walk Score	Bike Score

Demographic Growth (3km radius)

2023	2027
322,062	354,833
Total Population	Total Population
34.4	36.1
Median Age	Median Age
\$119,491	\$141,054
Average Income	Average Income







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