

3434 LAWRENCE AVENUE



**3434 Lawrence Avenue**  
Toronto, ON

Senior Leasing Manager  
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# 3434 Lawrence Avenue

Toronto, ON

sf: 36,833

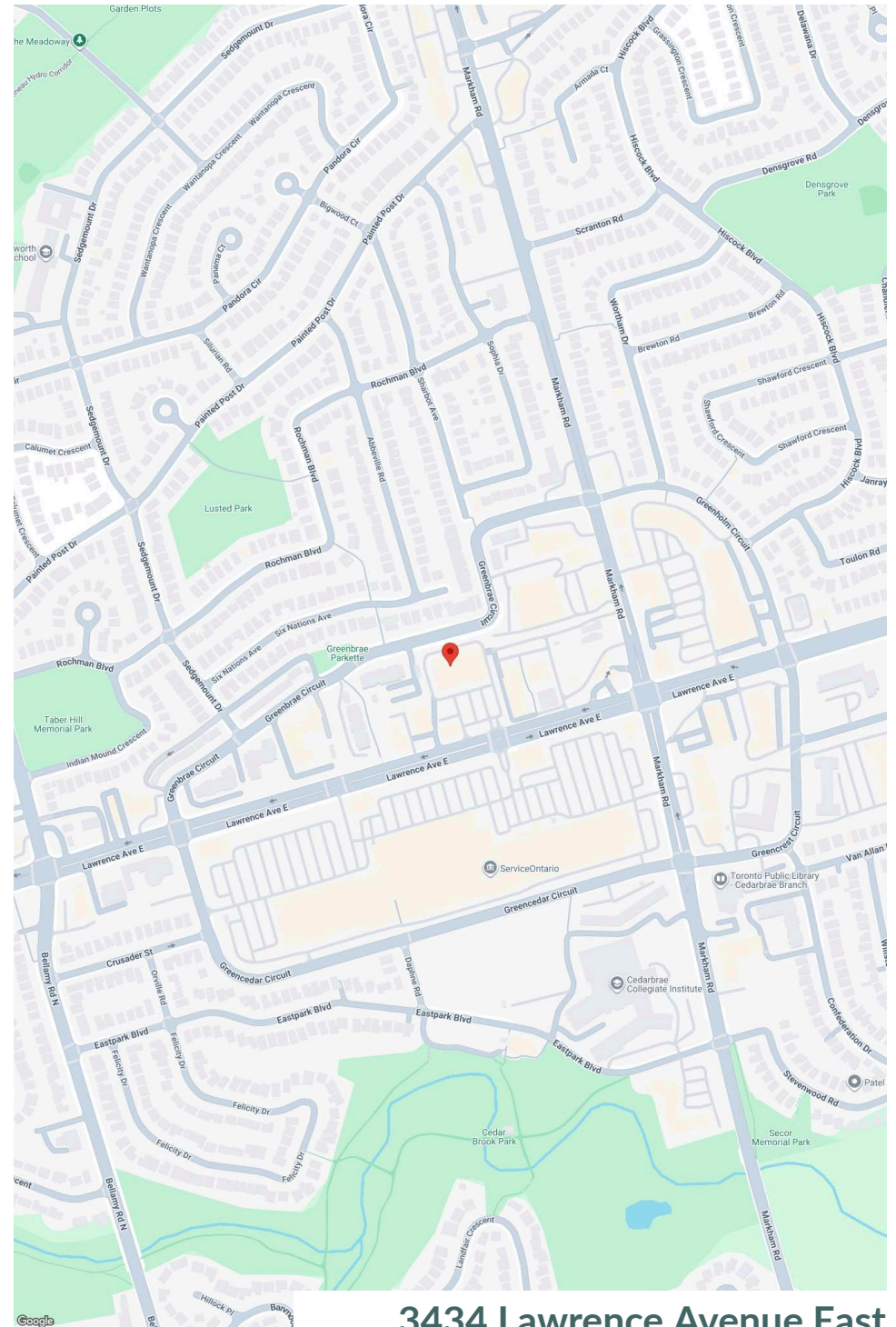
In December 2021, First Capital submitted a rezoning application to the City of Toronto to redevelop 3434 Lawrence Avenue East.

The plan includes two “L”-shaped buildings between 8 and 29 storeys high. It will also add a new public street, a large courtyard and a public park. The site is across from Cedarbrae Centre, a popular shopping Centre home to many national and local retailers.

3434 Lawrence, located at the major intersection of Lawrence Avenue East and Markham Road, is situated directly adjacent to the Lawrence East TTC bus, providing convenient access to the Lawrence East TTC station.

We're pleased to contribute to the growth of the Scarborough community, and look forward to working with the City of Toronto and local area residents throughout the municipal review process.

**Availability: 7,010 sf**



**3434 Lawrence Avenue East**

# 3434 Lawrence Avenue

## Demographics



Traffic Count

Lawrence Ave E /  
Markham Rd /  
Greencedar Circuit :  
49,850



Walk Score




95

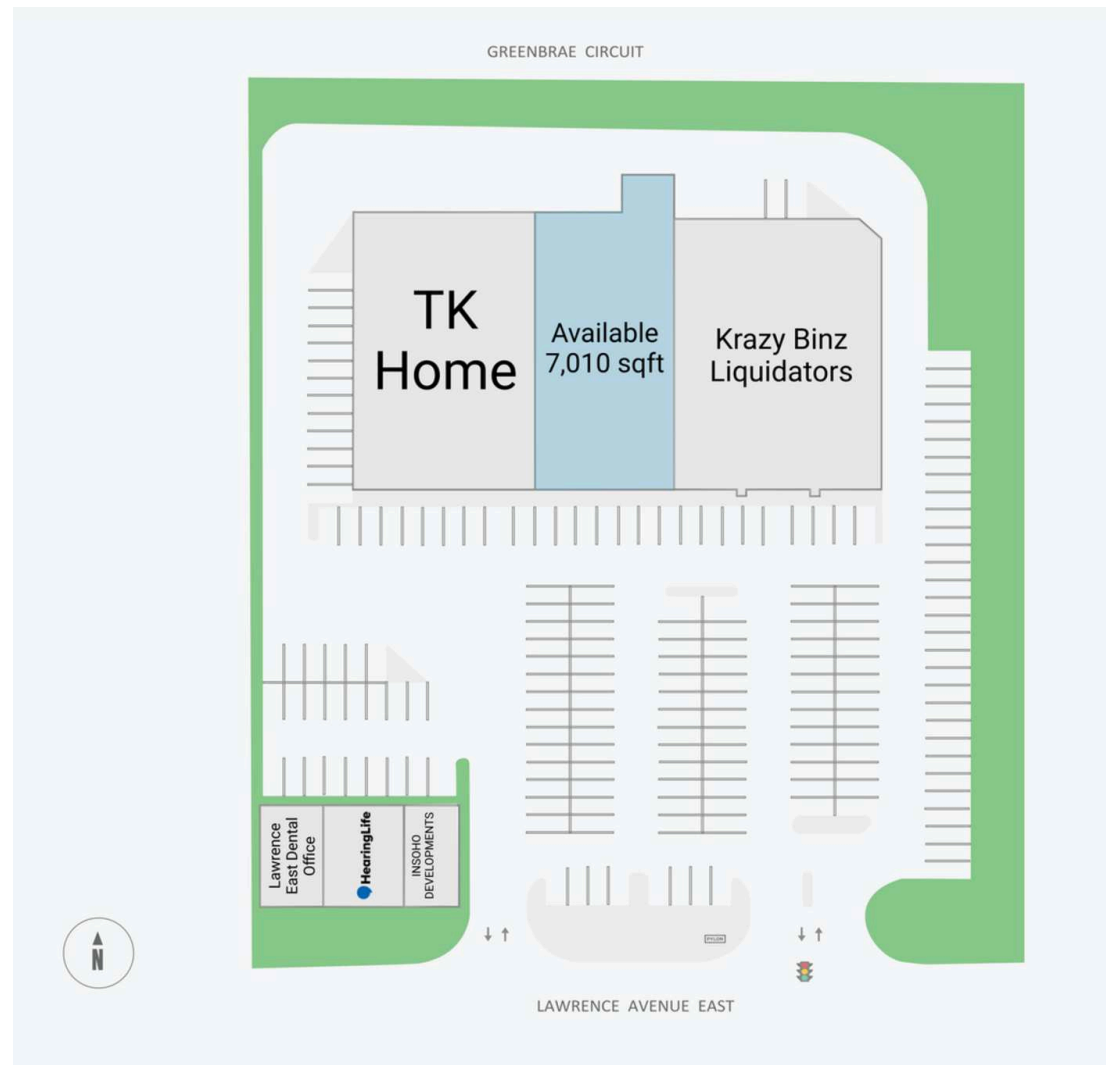


Transit Score

100



	1km	3km	5km
<div></div> <div>Household Income</div>	\$84,864	\$86,895	\$88,739
<div></div> <div>Households</div>	4,861	49,940	104,292
<div></div> <div>Population</div>	14,778	143,317	296,937



## Current Tenants

Krazy Binz Liquidators  
TK Home  
INSOHO  
DEVELOPMENTS

Hearing Life  
Lawrence East Dental  
Office

## Current Availability

7,010 sf      20592-A01003B

## Contact



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