

LEASING PACKAGE

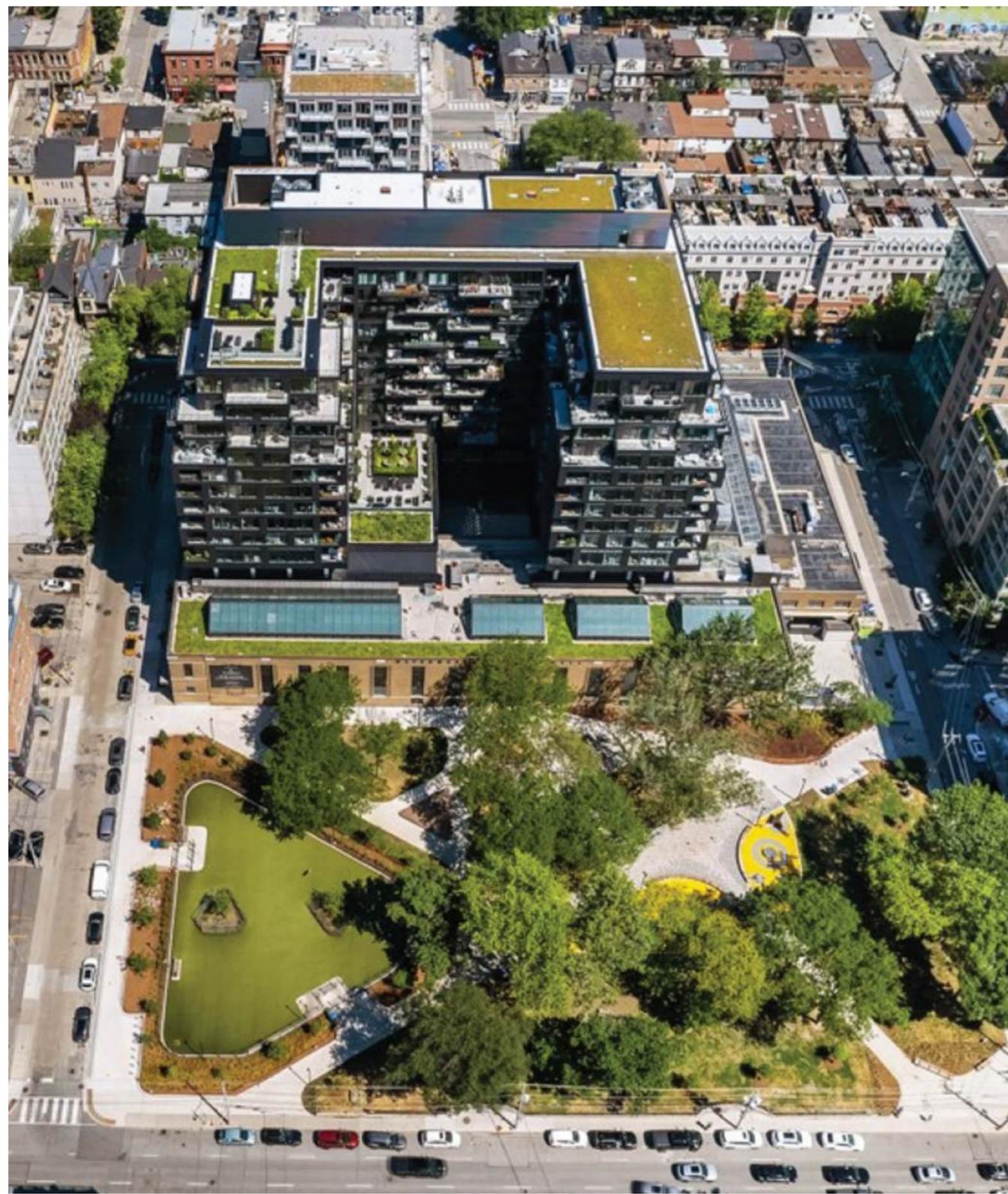
October 2025

WATERWORKS FOOD HALL



Woodcliffe MOD
DEVELOPMENTS





About *Waterworks*

Waterworks Food Hall is a 60,000 square foot culinary destination in the heart of downtown Toronto. It is the culmination of eight years of extensive research and inspiration from renowned food halls in London, Copenhagen, Madrid, New York, Chicago, Lisbon, and beyond.

Designed as both a culinary incubator and a community hub, Waterworks provides a space for emerging chefs to launch new concepts, beloved brands to expand, and food lovers to connect over a shared passion for great food. More than a food hall, Waterworks embodies Toronto's heritage by preserving the unique characteristics of the building's architecture while creating vibrant spaces for people to gather.

Celebrating the rich tapestry of Toronto's diverse food scene, the food hall features over 15 culinary artisans serving a variety of specialty dishes, hand-selected to offer a unique taste of their heritage alongside local specialties.



Our Vision

Waterworks offers:

- CENTRAL LOCATION**
- CHEF-DRIVEN**
- CULINARY DESTINATION**
- CURATED TAKEAWAYS**
- SPECIALITY INTERNATIONAL FOODS**
- COMMUNITY GATHERING SPACES**
- EXPERIENTIAL DINING**
- SEASONAL OFFERINGS**
- ELEVATED COCKTAIL PROGRAM**



Gallery



St. Andrew's Playground Park

Waterworks Food Hall

Our Vendors

- ABURI SUSHI
- BOXCAR SOCIAL
- CIVIL WORKS
- EMILIA'S PORTUGUESE GRILLED CHICKEN
- GRAPE WITCHES
- HANOI BITES
- HARRY'S CHARBROILED
- INDIAN STREET FOOD CO.
- ISLAND OYSTERS
- LIU LOQUM ATELIER
- MUSOSHIN RAMEN
- OTTO'S BERLIN DONER
- PIZZERIA POPOLO
- RASTA PASTA
- SCOOPED BY DEMETRES
- SOI THAIFOON
- TACO LUPITA
- TANTXO STEAK BAR
- THE AREPA REPUBLIC
- WATERWORKS BAR

[Browse our vendors here.](#)



Leasing Plan



Spaces Available

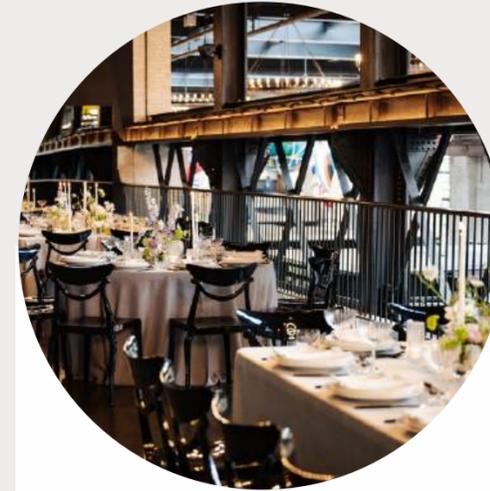
Kiosks	
K20	297 sf
K22	401 sf
K23	311 sf
Retail	
R5	2,171 sf
R6	833 sf
K26	362 sf

Waterworks *Events*

With exposed brick walls, a soaring 44-foot ceiling, skylights, steel beams and brick columns, the Waterworks Food Hall is a stunning heritage building and a rich setting for private events.

We offer over 12,000 sf of unique event spaces, perfect for intimate gatherings, holiday celebrations, corporate functions, weddings and more.

[Learn more about our event spaces here.](#)



Event Hall*

210 SEATED | 400 STANDING

5,440 SF

*Combines East Hall & West Hall



West Annex

60 SEATED | 130 STANDING

1,600 SF



East Annex Lounge

80 SEATED | 115 STANDING

2,000 SF



Civil Works Bar

90 SEATED | 100 STANDING

2,150 SF

By the *Numbers*

<p>ON-SITE POPULATION</p> <p>Waterworks Residences 450</p> <p>YMCA (annual) 530,000</p>	<p>EST. ANNUAL FOOD HALL VISITORS</p> <p>3,441,891</p>	<p>AVG. SPEND PER PERSON</p> <p>Lunch: \$18.50-\$21.00 Dinner: \$42.50-\$45.00</p>	<p>NON-RESIDENTIAL GFA IN PROCESS NEARBY</p> <p>10,760,000 square feet</p>
<p>CONDO UNITS UNDER CONSTRUCTION</p> <p>12,091</p> <p>(Downtown West)</p>	<p>CONDO RENTAL STOCK OCCUPANCY (Q3 2022)</p> <p>99.5%</p> <p>Only 106 active listings among 20,323 completed residential units</p>	<p>HOTELS & ROOMS</p> <p>Hotels: 18 Rooms: 6,962</p>	<p>HOTELS & ROOMS UNDER CONSTRUCTION</p> <p>Hotels: 6 Rooms: 1000+</p> <p>(Downtown West)</p>

TRANSIT SCORE

100/100

WALK SCORE

99/100

BIKE SCORE

99/100

By the Numbers

1KM RADIUS
3 KM RADIUS
15 MIN DRIVE TIME

<p>CURRENT POPULATION (2025)</p> <p>79,858 410,787 831,980</p>	<p>POPULATION GROWTH (2030)</p> <p>87,284 (+9.3%) 437,077 (+6.4%) 871,083 (+4.7%)</p>	<p>DAYTIME POPULATION</p> <p>121,590 (+52%) 765,582 (+86%) 1,162,850 (+40%)</p>	<p>POPULATION DISTRIBUTION (0-1KM)</p> <p>77% vs 43% percentage of population aged 20-44 in Toronto</p>
<p>AVG. HOUSEHOLD INCOME</p> <p>\$139,431 \$137,861 \$158,630</p>	<p>EDUCATION</p> <p>65% + between ages 25-64 have university degree (compared to 48% in Toronto)</p>	<p>MEDIAN AGE (2025)</p> <p>33 34 36 Toronto benchmark: 39</p>	<p>ANNUAL VISITORS</p> <p>34,000,000+ (King West)</p>
<p>RESTAURANT MEALS TOTAL EXPENDITURE (2025)</p> <p>\$156.7M \$432.9M \$1.95B Toronto total: \$5.9B</p>	<p>RESTAURANT MEALS TOTAL EXPENDITURE (per household)</p> <p>\$3,587 \$3,557 \$3,788 Toronto benchmark: \$3,776</p>	<p>TOTAL ALCOHOL EXPENDITURE (per household)</p> <p>\$2,773 \$2,847 \$3,462 Toronto benchmark: \$2,558</p>	

FOR LEASING INQUIRIES:

Streetfront Retail

Food Hall Kiosks

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