

PLATFORM  
@ THE JUNCTION



COWORKING OFFICES IN THE HEART OF GUELPH



# WHERE GREAT IDEAS MEET OPPORTUNITY

The Junction began with a great idea, and has now become a hub for the area's most dedicated and cutting-edge businesses, leading the way for a future as one of the city's most vibrant business districts. It is a community where small businesses grow and large businesses thrive.

Located in a dynamic neighbourhood near downtown Guelph, this 45,000 sq. ft. mixed-use development features the adaptive reuse of an old CN Rail building. The three buildings at The Junction display an industrial aesthetic with a character and architectural style reflective of the site's past, while providing an invigorating and welcoming atmosphere for modern businesses. Elevate your business at Guelph's premier coworking office.



"We are happy to have such a cool place to work – a place that speaks our language. A place where we can connect, be curious, listen, and work with passion. It's no surprise that our clients love to visit."

- Janet Straker, Ebb + Flow



# COWORKING IS BETTER FOR YOUR BUSINESS

## **GET ORGANIZED**

Working from home is filled with an infinite number of distractions. Working at The Junction provides you the flexibility that you want and the structure that you need.

## **WORK SMARTER, NOT HARDER**

With an all-inclusive lease, you don't need to spend your valuable time managing the maintenance of your workspace. Devote that new found time to the success of your business.

## **BE TAKEN SERIOUSLY**

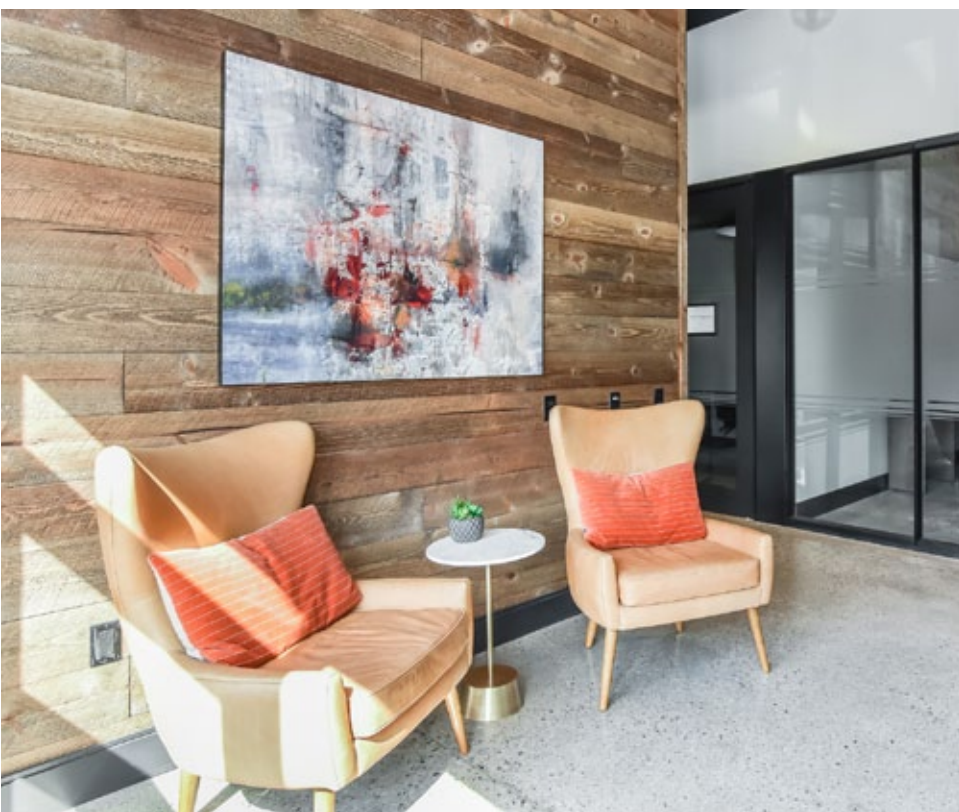
With a professionally designed and furnished office at Platform, your clients will never have to see your kitchen table again.

## **GET INSPIRED**

Working among other business owners will give you the opportunity to share ideas, meet like-minded people, and get inspired.

## **BE FLEXIBLE**

With 24/7 secure access, you can work at any time of day, and with only a six-month commitment, you can scale your business easily.





# 5 EDINBURGH ROAD SOUTH

## (SECOND FLOOR)

Experience the buzz at 5 Edinburgh. This 36 office coworking space offers convenient access to all of the amenities at Platform. This premier coworking option is perfect for businesses that are looking to make connections and enjoy a sense of community while working in a stylish and spacious office.



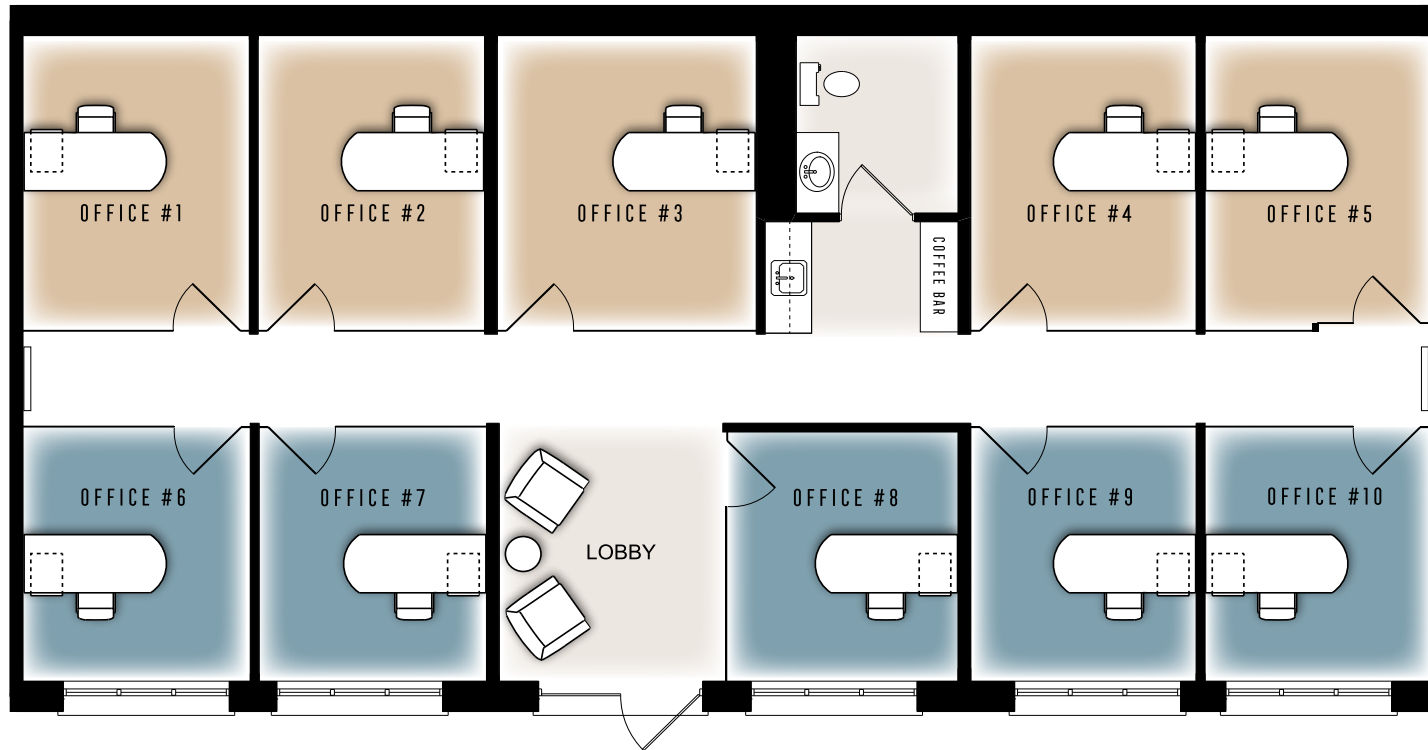
"As a small business looking to grow, we were searching for an inviting and inspiring space. We now call Platform our home and are grateful that Granite Homes has brought this fantastic facility to the Guelph community."

- Joe Taylor, iCon Alliance Inc.

# 7 EDINBURGH ROAD SOUTH

## (FIRST FLOOR)

For those seeking the benefits of Platform @ The Junction, but with a more private and intimate coworking experience, 7 Edinburgh offers a limited selection of private offices, with access to the shared amenities at 5 Edinburgh. With only ten offices in total, you will feel the exclusivity of this stylish building, while being inspired by the vibrant Junction business community.



"When Platform @ The Junction opened, we were looking for a new place to move our business. The lease terms are great and the flexibility of the terms are fantastic."

- Steve Marfisi, Fossie Consulting

# WHAT'S INCLUDED?

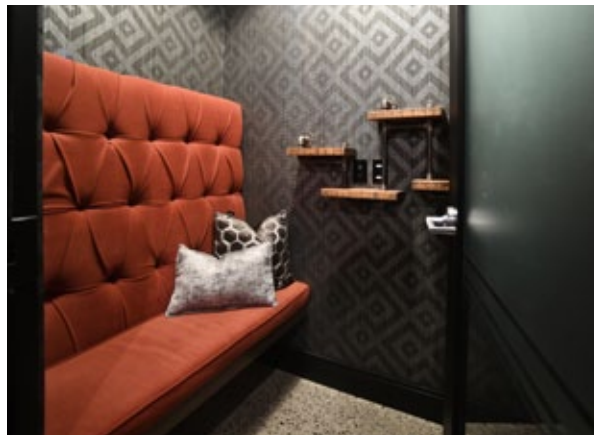
## DESIGN

- 12' ceilings with exposed ductwork
- Custom design features & art installations
- State-of-the-art boardroom, lounge & private call room
- Fully furnished offices
- Outdoor seating & professional landscaping
- Member event space



## EXPERIENCE

- 24/7 secure access with lockable offices
- High-speed internet & utilities
- Convenient online billing process
- Coffee bar & kitchen areas
- Mail service & address
- Cleaning service (office cleaning available)
- Free onsite parking with electric vehicle charging



## LIFESTYLE

- Short-term flexible leases
- Onsite brewpub & coffee shop
- Community manager onsite
- Member events & networking
- Relaxing & professional atmosphere
- Work alongside other entrepreneurs
- Quick access to HWY 6 & the 401



# SURROUNDING AREA



## 1. DOWNTOWN

- City Hall
- Chamber of Commerce
- Central Station (GO)
- Abe Erb & Settlement Coffee
- McCabe's Irish Pub
- Buon Gusto
- Baker St. Station
- The Wooly Pub
- Balzac's Coffee Roasters
- Market Fresh

## 2. WELLINGTON & GORDON

- Starbucks
- Freshii
- LCBO
- Goodness Me
- Earth to Table Bread Bar

## 3. UNIVERSITY

- University of Guelph
- Art Gallery of Guelph

## 4. STONE ROAD WEST

- Stone Road Mall
- Fionn MacCool's
- Montana's
- Milestones
- William's Coffee Pub



**Melissa Hare, Community Manager**

[mhare@granitehomes.ca](mailto:mhare@granitehomes.ca)

519.835.6354

5 Edinburgh Road South  
[guelphjunction.ca](http://guelphjunction.ca)