



Large Private Room

Seating Capacity: 50
Standing Cocktail Reception: 80

\$3000 Minimum spend
Deposit required \$1000

Expanded Private Room

Seating Capacity: 70
Standing cocktail reception: 120

\$5000 Minimum

A deposit of \$2000 is required to confirm booking .

DECOR & EQUIPMENT

At Modus we provide an event-ready venue at no extra charge. However, should you wish to add a special touch such as custom decorations, furniture, or live entertainment, our event specialists can assist you in doing so. Modus is highly transformable.



Venue Setup

- full staff
- complimentary coat check
- table linens & napkins
- all glassware, cutlery, china etc.
- tables & chairs

Audio Visual

- wireless microphone
- 4 televisions
- wireless presentation remote
- device adaptors
- projector and screen
- full sound system

EVENT INFORMATION

MINIMUM SPEND

Modus requires a certain food and beverage minimum to be met for all events. All food and beverage will be charged on consumption. In the event that the minimum spend is not met in food and beverage, the remainder will be charged as a room fee.

Any charges outside this vendor will not count towards your food and beverage spend.

DEPOSITS

We require a deposit to be processed in order to reserve the venue. Deposit amount will vary based on reserved area and range from \$500 - \$5,000. Your deposit amount will be applied to your final bill.

Deposits are refundable if cancelled more than 10 business days

AGREEMENT

In order to confirm your reservation, Our event specialist will send an event agreement which must be completed and signed by the person booking the event.

GRATUITY

A gratuity charge of 20% is automatically applied to the final bill of all events.

FINAL PAYMENT

Final payment must be settled at the end of the event.

RENTALS

Rentals will be charged for any specialty items not included in our setup. Rental charges will not count towards the food and beverage minimum.

COAT CHECK

We provide complimentary coat check for all events.

LOCATION

We are located at 145 King Street West on the ground level.

PARKING

Underground parking is available 24/7. Rates can be found [here](#). We can organize valet if required.

PUBLIC TRANSIT

We are located right at St. Andrew subway station and along the King Streetcar. We are also a short walk from Union Go Terminal.

ACCESSIBILITY

Modus is fully accessible from the [Toronto PATH](#) and is equip with elevator access to the concourse and parking levels.

Our venue is entirely one level, equip with wheelchair-friendly facilities.