



FOR SALE

DETACHED

MLS# C13123508

60 Greensides Avenue, Toronto, ON M6G 3P7

Wychwood, Toronto · M6G 3P7

C\$ 1,050,000

2	3	900	1	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Skip the red tape and break ground at 60 Greensides Avenue. This isn't just a property; it's a fully prepped, development site in the heart of Wychwood-one of Toronto's most coveted, community-centric enclaves.The heavy lifting is done. With community adjustment approvals and plans already in hand, you save months of design fees, municipal approvals, and carrying costs. It's a Luxury Statement: A massive ~3,000 sq. ft. living space, 3-storey custom detached home. Think 9'6" ceilings, 4 bedrooms, 5 bathrooms, and potential for a 2-car garage with a laneway suite.Steps from Wychwood Barns and the city's best cafes, this is a "plug-and-play" opportunity for the savvy developer.Sold in "as-is, where-is" condition. While 60 Greensides Avenue is famously shovel-ready, it also offers a rare financial advantage for the strategic buyer. The existing structure currently features three fully self-contained units, providing a turnkey solution for immediate rental income. Whether you are coordinating your build team or waiting for the ideal market window to break ground, this "buy-and-hold" potential allows you to generate significant revenue to offset carrying costs. Secure your footprint in Wychwood today and enjoy a high-yield transition period until you are ready to execute the new building plans.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Library
- ✓ Park
- ✓ Place Of Worship
- ✓ Public Transit
- ✓ Rec./Commun.Centre
- ✓ School

PROPERTY DETAILS

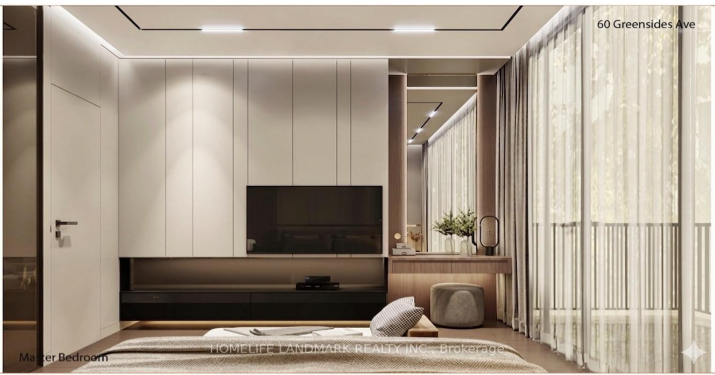
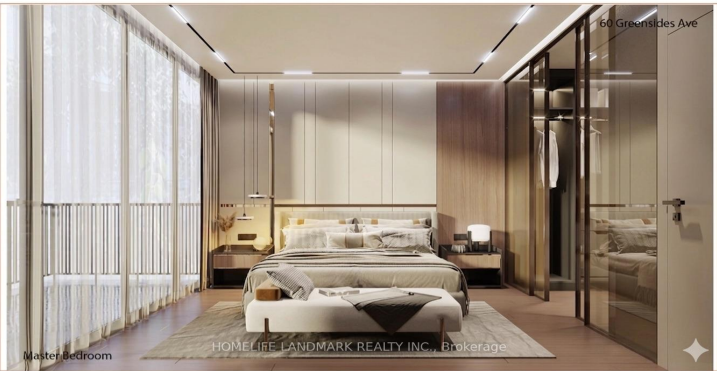
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Unfinished
FACING	West
AREA RANGE	700-1100 sqft
PARKING	1 spaces
ANNUAL TAX	\$6,319
POSTAL CODE	M6G 3P7
NEIGHBOURHOOD	Wychwood

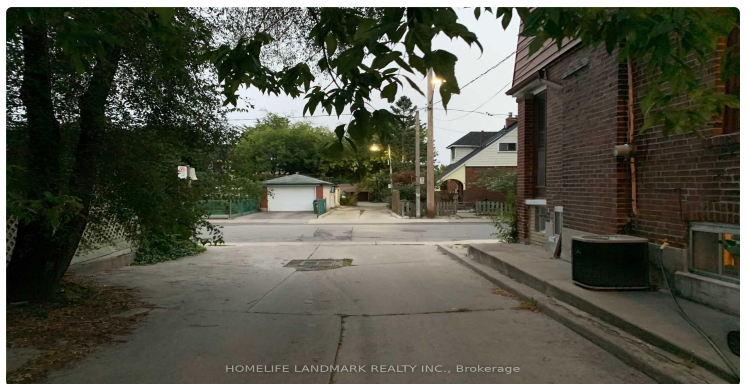
ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	3.63 x 3.47	—
Kitchen	Main	3.66 x 2.41	—

ROOM	LEVEL	DIMENSIONS	FEATURES
Bedroom	Main	3.66 x 2.93	—
Bedroom 3	Main	3.38 x 2.43	—
Kitchen	Main	1.86 x 1.31	—
Living Room	Second	4.90 x 4.69	—
Kitchen	Second	4.90 x 4.69	—
Bedroom	Second	3.26 x 2.62	—

GALLERY





LISTING AGENT

Pavel Shaganenko

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Prepared for you on October 24, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.