



FOR SALE

ATT/ROW/TOWNHOUSE

MLS# C13226038

36 Mitchell Avenue, Toronto, ON M6J 1B9

Niagara, Toronto · M6J 1B9

C\$ 1,085,000

4	3	2,250	0	100+	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Here's Your Chance To Own A Rustic Piece Of History In King West! This Charming Home Boasts A Sun-Filled & Liveable Layout With A Functional Floorplan. 4-Bedrooms Can Easily Fit Queen-Sized Beds, No Wasted Space. Endless Options For Investors & Families - Renovate, Zone & Build Ground Up, Furnished Room Rentals, or Move Right In! Basement Has 4-Piece Ensuite & 3-Separate Walk-Up Entrances, Can Be Converted To An In-Law Or Guest Suite. Unbeatable Location - Ideal For Pedestrian, Cyclists, Drivers, & Transit Users. Minutes From TTC, Shopping, Restaurants, Gyms, Cafes, Gardiner/DVP, Schools, Banks, Parks, Liberty Village, Financial District & More. Street Parking Available. House Being Sold In "As-Is" Condition.

FEATURES

- ✓ Basement
- ✓ School
- ✓ Public Transit
- ✓ Park
- ✓ Library
- ✓ Rec./Commun.Centre
- ✓ Other

PROPERTY DETAILS

PROPERTY TYPE	Att/Row/Townhouse
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Att/Row/Townhouse
BASEMENT	Unfinished, Separate Entrance, Walk-Up, Walk-Out
FACING	South
AGE	100+ years
AREA RANGE	2000-2500 sqft
ANNUAL TAX	\$6,146
POSTAL CODE	M6J 1B9
NEIGHBOURHOOD	Niagara

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Bedroom	Main	—	Hardwood Floor, Window, Separate Room
Kitchen	Main	—	Tile Floor, Combined w/Dining, Stainless Steel Appl
Living Room	Main	—	Tile Floor, W/O To Yard, Open Concept
Family Room	Main	—	Parquet, 3 Pc Bath, Separate Room

ROOM	LEVEL	DIMENSIONS	FEATURES
Bedroom 2	Second	—	Tile Floor, Window, Separate Room
Bedroom 3	Second	—	Parquet, Window, Closet
Bedroom 4	Second	—	Parquet, Window, Closet

GALLERY





LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE CERTIFIED REALTY

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Prepared for you on October 27, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.