



FOR SALE

CONDO APARTMENT

MLS# C13524752

30 Nelson Street 426, Toronto, ON M5V 0H5

Waterfront Communities C1, Toronto · M5V 0H5

C\$ 555,000

2	1	650	0	6-10	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Do not miss this immediate possession 641 square-foot 1 bedroom + 1 den condo plus a balcony and one locker at the heart of the Financial District and the Entertainment District in the Downtown Toronto, and minutes to the Osgoode and the St. Andrew Subway Stations on the University Avenue. The condo is located close to the University of Toronto (St. George Downtown Campus), the OCAD University, schools, downtown hospitals, and restaurants. Groceries can be found at Rabba Fine Foods near the corner, Tim Horton is nearby, Rexall is at the next corner, Shangri-La Hotel is steps away, Canadian Tire and Eaton Centre are within walking distance. Neighborhood is Queen West and nearby neighborhoods include the Core, the Queen's Park, the Grange Park, the Chinatown, and the City Place. Lived by the owner since the condo was built. The den can hold a single/ twin/ bunk bed or can be used as a study room. Condo unit upgrades include ceilings, kitchen backsplash, kitchen countertop, and custom quality windows curtains. Modern kitchen with top-of-the-line appliances including ensuite Bloomberg front load washer and dryer, cabinets, high-end Miele built-in appliances including refrigerator/ freezer, stove/cooktop, dishwasher, oven, and a range hood. Easy access to elevators and quick walkable up and down stairs between the condo unit and ground level. Level 6 common areas include the state-of-the-art gymnasium, yoga room, sauna rooms, lounge, dining room w/kitchen, media/ party rooms, billiard room, a rooftop terrace with BBQ, seating areas, and an outdoor hot tub, and Level 3 common areas include rooftop gardens. Premium amenities include 24/7 security/concierge, security system, lobby areas, locker room, bike storage, parcel port smart lockers, fiber stream Internet, guest suites, and pay visitor parking.

FEATURES

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

PROPERTY DETAILS

PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Sale
STYLE	Apartment
PROPERTY TYPE	Condo Apartment
AGE	6-10 years
AREA RANGE	600-699 sqft
ANNUAL TAX	\$3,077
POSTAL CODE	M5V 0H5
NEIGHBOURHOOD	Waterfront Communities C1

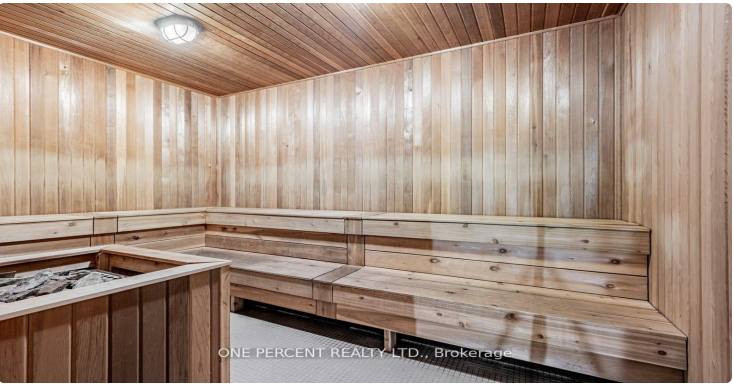
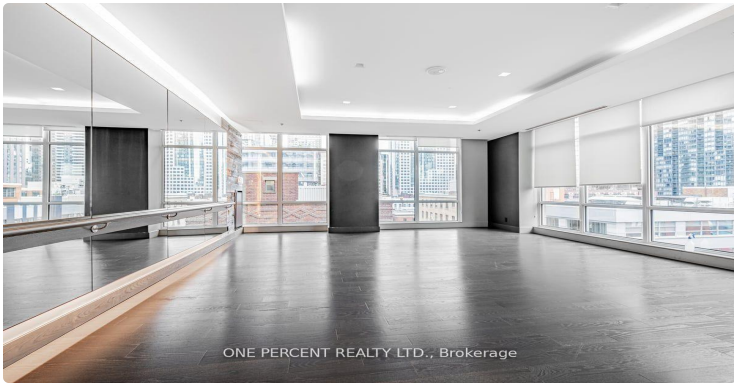
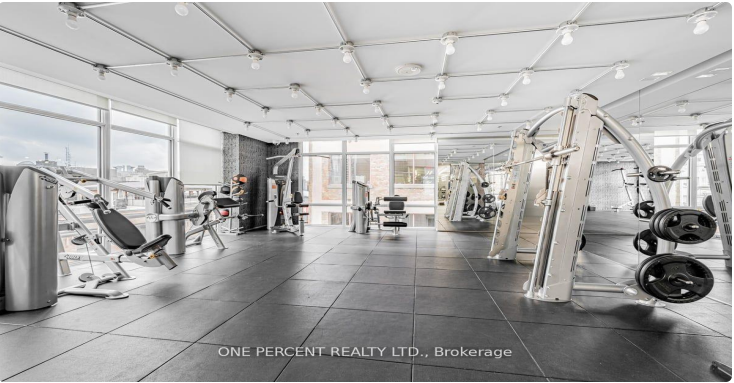
ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Flat	—	Combined w/Dining, W/O To Balcony, Laminate
Dining Room	Flat	—	Combined w/Living, W/O To Balcony, Large Window
30 Nelson Street 426, Toronto, ON M5V 0H5			ONE PERCENT REALTY LTD.

ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Flat	—	Open Concept, Backsplash
Bedroom	Flat	—	Large Closet, Laminate
Den	Flat	—	Laminate, Window
Bathroom	Flat	—	Tile Floor

GALLERY





LISTING AGENT

Pavel Shaganenko

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Prepared for you on October 25, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.