



FOR SALE

SEMI-DETACHED

MLS# C13548220

187 Augusta Avenue, Toronto, ON M5T 2L4

Kensington-Chinatown, Toronto · M5T 2L4

C\$ 1,469,000

7	4	1,750	1	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Prime Investment in Downtown Toronto. Don't miss this rare opportunity to won a charming semi-detached house in the heart of Kensington Chinatown, one of Toronto's most dynamic and culturally rich neighbourhoods, perfect for investors, entrepreneurs, or those seeking a prime live/work space in the city. Spacious 2 1/2 Storey Semi-Detached Home with over 2,000 + Sq. ft. of living space (including basement) Main Floor, Bright and open layout, ideal for retail, office, or residential conversion. Upper Levels: Flexible living space use as a single-family home, multi-unit rental, or live-work setup. Finished Basement: Additional living or income potential with a separate entrance. Private Driveway Parking (a rare find in this area!) Large Backyard, perfect for outdoor space, storage, or future expansion. Zoned for Mixed Uses, explore commercial, residential, or hybrid opportunities. Steps from Kensington Market, Moments from Chinatown, boasting top restaurants, shops, and services. Walking distance to UofT, OCAD, Ryerson, and George Brown College, Easy access to TTC (Spadina/College & Dundas Streetcar), Subway and Bike Lanes, surrounded by year round festivals, markets, and entertainment. High rental demand from students, young professionals, and businesses. Tourist & foot traffic hotspot, ideal for retail, cafe or creative workspace.

FEATURES

- ✓ Basement
- ✓ Garage

PROPERTY DETAILS

PROPERTY TYPE	Semi-Detached
LISTING STATUS	For Sale
STYLE	2 1/2 Storey
PROPERTY TYPE	Semi-Detached
BASEMENT	Walk-Up, Finished
FACING	East
AREA RANGE	1500-2000 sqft
PARKING	1 spaces
ANNUAL TAX	\$12,310
POSTAL CODE	M5T 2L4
NEIGHBOURHOOD	Kensington-Chinatown

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Carpet Free
Kitchen	Main	—	Combined w/Dining

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SUPERSTARS REALTY LTD.

ROOM	LEVEL	DIMENSIONS	FEATURES
Bathroom	Main	—	4 Pc Bath
Bedroom	Main	—	—
Living Room	Second	—	—
Bathroom	Second	—	2 Pc Bath
Bedroom	Second	—	—
Bathroom	Second	—	4 Pc Bath
Kitchen	Second	—	Combined w/Dining
Kitchen	Second	—	Combined w/Dining
Bathroom	Second	—	4 Pc Bath
Bedroom 2	Second	—	—
Bedroom	Third	—	—
Bedroom 2	Third	—	—
Kitchen	Basement	—	Combined w/Dining
Bedroom	Basement	—	—
Bedroom 2	Basement	—	—
Bathroom	Basement	—	4 Pc Bath

GALLERY





LISTING AGENT

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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.