



FOR SALE

COMMERCIAL RETAIL

MLS# C13592932

633 Queen Street W, Toronto, ON M5V 2B7

Waterfront Communities C1, Toronto · M5V 2B7

C\$ 2,550,000

0	0	3,200	—	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

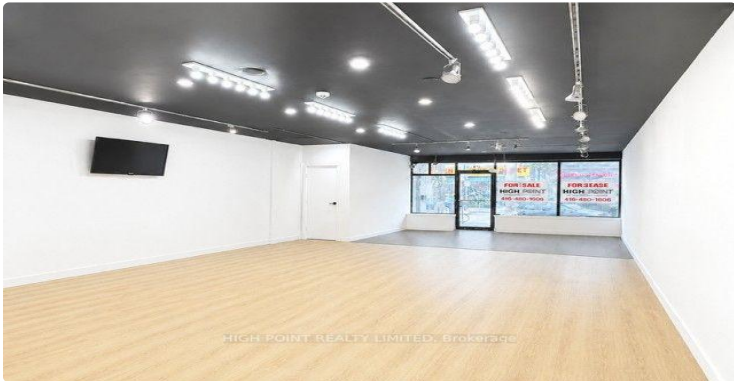
ABOUT THIS PROPERTY

Excellent User or Investor opportunity PLUS great potential for future redevelopment and expansion. Whether you're an investor seeking stable income with future upside or an end-user looking to establish your business in one of Toronto's premier commercial corridors, this is a rare opportunity in an irreplaceable location. 633 Queen West is a premium mixed-use property in the heart of Toronto's vibrant Queen West district. Ideally situated on one of the busiest and most sought-after blocks, just east of Bathurst Street, this high-exposure property offers outstanding investment potential or the perfect location for an owner-operator. The property comprises approximately 3,200 sq. ft. (includes indoor parking spot) above grade, plus a full basement, featuring a highly visible ground-floor retail space with excellent street presence, and four bachelor apartments on the second level, providing multiple income streams. Surrounded by established national retailers including LCBO, Loblaws, Winners, Joe Fresh, BMO, Shoppers Drug Mart, and CB2 all on the same city block, and steps from some of Toronto's finest restaurants, cafés, boutiques, galleries, and entertainment venues, this location consistently attracts strong pedestrian and vehicular traffic. Nearby universities, public transit at doorstep, and walking distance to the renowned Trinity Bellwoods Park further enhance the property's long-term desirability. Photos have been digitally enhanced.

PROPERTY DETAILS

PROPERTY TYPE	Commercial Retail
LISTING STATUS	For Sale
PROPERTY TYPE	Commercial Retail
ANNUAL TAX	\$22,937
POSTAL CODE	M5V 2B7
NEIGHBOURHOOD	Waterfront Communities C1

GALLERY





LISTING AGENT

Pavel Shaganenko

HIGH POINT REALTY LIMITED

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