



FOR LEASE

CONDO APARTMENT

MLS# C13705248

140 Simcoe Street 809, Toronto, ON M5H 4E9

Waterfront Communities C1, Toronto · M5H 4E9

C\$ 4,500/mo

3	2	1,100	1	—	For Lease
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to an exceptional 1,176 sq. ft. 2+Den corner suite in the heart of downtown Toronto. Sun-filled and beautifully renovated, this spacious open-concept residence offers a rare combination of size, functionality and style, with two private balconies, three sliding-door walkouts and sweeping city views overlooking the Four Seasons Centre for the Performing Arts. The modern kitchen features stainless steel appliances, granite counters and a breakfast bar, while the living area is anchored by a striking custom media wall and smart-home automation. The king-sized primary retreat features a walk-in closet and luxurious 5-piece ensuite with double vanities and a freestanding tub. Generous queen-sized second bedroom with semi-ensuite access, plus a versatile den ideal for a home office. Includes an extra-large parking space and storage locker. An unbeatable downtown location just steps to Osgoode Station, Queen West, the Financial District, restaurants, shopping and entertainment. Pictures are from previous listing.

FEATURES

- ✓ Garage
- ✓ Arts Centre
- ✓ Hospital
- ✓ Library
- ✓ Public Transit
- ✓ Rec./Commun.Centre

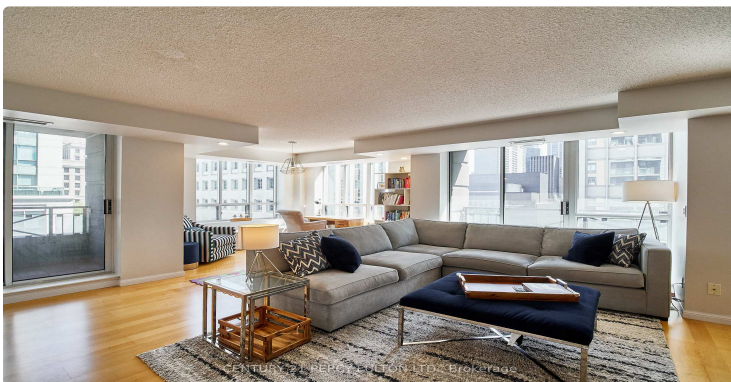
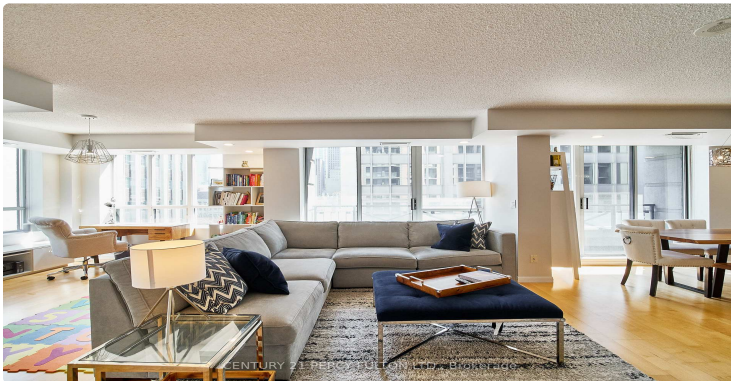
PROPERTY DETAILS

PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Lease
STYLE	Apartment
PROPERTY TYPE	Condo Apartment
AREA RANGE	1000-1199 sqft
PARKING	1 spaces
POSTAL CODE	M5H 4E9
NEIGHBOURHOOD	Waterfront Communities C1

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Flat	—	Laminate, Combined w/Dining, W/O To Balcony
Dining Room	Flat	—	Laminate, Open Concept
Kitchen	Flat	—	Granite Counters, Open Concept
Primary Bedroom	Flat	—	5 Pc Ensuite, His and Hers Closets
Bedroom 2	Flat	—	Semi Ensuite, Laminate, Large Closet
Den	Flat	—	Combined w/Living

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.