



FOR SALE

SEMI-DETACHED

MLS# C13754124

464 Euclid Avenue, Toronto, ON M6G 2S9

Palmerston-Little Italy, Toronto · M6G 2S9

C\$ 1,799,000

7	4	2,250	2	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Client RemarksPrime Palmerston - Little Italy opportunity! Situated on a coveted tree-lined street in one of Toronto's most desirable central neighborhoods, this property offers flexibility and future potential. Currently used as a multi-unit residence, the large building envelope presents an outstanding opportunity for investors seeking income potential or discerning buyers looking to transform the existing structure into a sophisticated designer executive family home. Surrounded by beautiful renovated properties and just steps to the vibrant energy of College Street's renowned restaurants, cafes, boutiques, parks and transit, the location is second to none. A rare chance to secure a property in a neighbourhood where lifestyle, character and long-term value converge. Tenants are month-to-month. Make income while you design or request vacant possession.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fenced Yard
- ✓ Public Transit
- ✓ Rec./Commun.Centre
- ✓ School

PROPERTY DETAILS

PROPERTY TYPE	Semi-Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Semi-Detached
BASEMENT	Finished with Walk-Out
FACING	West
AREA RANGE	2000-2500 sqft
PARKING	2 spaces
ANNUAL TAX	\$8,727
POSTAL CODE	M6G 2S9
NEIGHBOURHOOD	Palmerston-Little Italy

GALLERY





LISTING AGENT

Pavel Shaganenko

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