



SUTTON GROUP ADMIRAL REALTY INC., Brokerage

FOR SALE

CONDO APARTMENT

MLS# C13762102

188 Fairview Mall Drive 101, Toronto, ON M2J 4T1

Don Valley Village, Toronto · M2J 4T1

C\$ 749,000

4	2	1,100	1	0-5	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to this spacious three-bedroom-plus-den ground-floor residence at Verde Residences, offering approximately 1,077 sq. ft. of thoughtfully designed living space plus an impressive 329 sq. ft. gated terrace. Multiple entrances provide exceptional convenience, with access from inside the building or directly through the private & spacious terrace-perfect for relaxing, entertaining and enjoying the outdoors. Soaring 10-foot ceilings, laminate flooring and a desirable southwest exposure create a bright, airy atmosphere, while floor-to-ceiling windows fill the living area, kitchen and all three bedrooms with abundant natural light. The open-concept kitchen and living room are ideal for everyday living, featuring stainless steel appliances, a ceramic backsplash and a movable centre island that doubles as a dining area. A versatile den near the entrance, complete with a double closet, is perfect for a home office or additional multipurpose space. The generous primary bedroom includes a double closet and private four-piece ensuite, while two additional bedrooms each offer double closets and floor-to-ceiling windows. A second four-piece bathroom and convenient in-suite laundry closet complete the functional layout. One owned underground parking space and one locker are included. Residents enjoy a 24-hour concierge, rooftop deck and garden, community BBQ area, yoga studio, fitness centre, games room, party and meeting room, visitor parking, bike storage and high-speed internet. Ideally situated steps from Fairview Mall, Cineplex Cinemas, Toronto Public Library and Don Mills TTC Station with connections to YRT buses, and close to greenspaces like Muirhead Park, Godstone Park, Oriole Park & Community Centre. Near schools like Woodbine Middle School, Forest Manor Public School, St. Timothy Catholic School and Georges Vanier Secondary School. With Highways 404 and 401 nearby, this outstanding location provides smooth travel throughout Toronto and across the GTA.

FEATURES

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

PROPERTY DETAILS

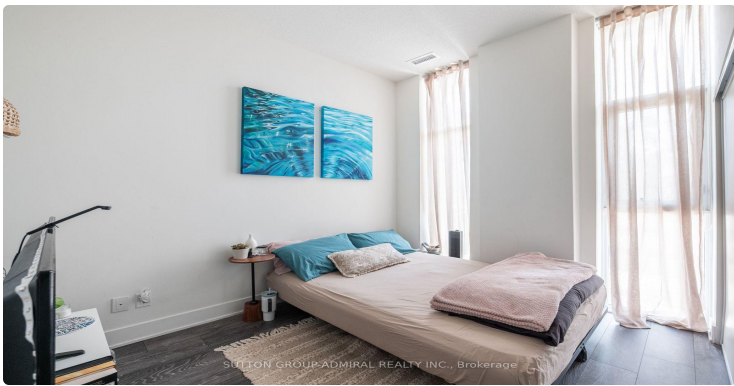
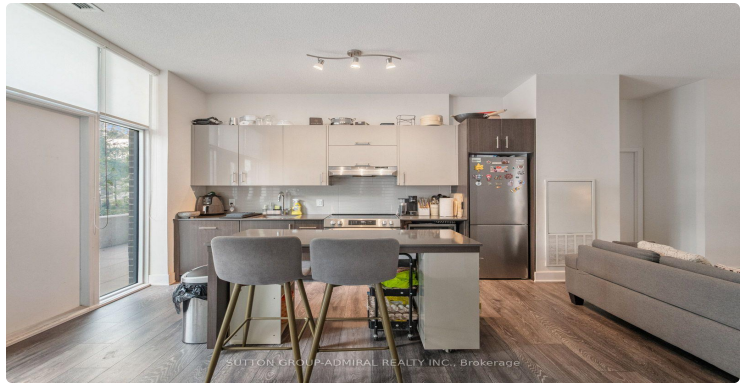
PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Sale
STYLE	Apartment
PROPERTY TYPE	Condo Apartment
AGE	0-5 years
AREA RANGE	1000-1199 sqft
PARKING	1 spaces
ANNUAL TAX	\$4,496
POSTAL CODE	M2J 4T1
NEIGHBOURHOOD	Don Valley Village

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Den	Flat	—	Laminate, Networked, Double Closet
Bedroom 2	Flat	—	Double Closet, Laminate, Window Floor to Ceiling
Primary Bedroom	Flat	—	Double Closet, 4 Pc Ensuite, Window Floor to Ceiling
Kitchen	Flat	—	Centre Island, Ceramic Backsplash, Stainless Steel Appl
Bathroom	Flat	—	4 Pc Bath, B/I Vanity, Tile Floor
Bathroom	Flat	—	4 Pc Bath, Tile Floor, B/I Vanity
Living Room	Flat	—	Open Concept, Combined w/Kitchen, Laminate
Bedroom 3	Flat	—	Double Closet, Laminate, Window Floor to Ceiling

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.