



FOR SALE

CONDO APARTMENT

MLS# C13810482

65 Spring Garden Avenue 1803, Toronto, ON M2N 6H9

Willowdale East, Toronto · M2N 6H9

C\$ 899,000

3	2	1,500	1	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

2+1 bedrooms, 2-full bathrooms, approximately 1,500 sq. ft., 1 owned underground parking space, 1 locker, and all-inclusive maintenance fees are the key advantages of this spacious suite at Atrium 2, one of North York's most established and well-run condominium residences. The original, well-maintained interior offers exceptional space at this price point, with an open-concept living and dining room filled with natural light from an east-facing exposure. The sun-filled solarium can serve as a home office, den, or third bedroom. The primary bedroom comfortably fits a king-size bed and includes a walk-in closet and private 5-piece ensuite, while the second bedroom is generously sized with built-in closet storage. Ensuite laundry and a private balcony add everyday convenience. The suite also offers an excellent opportunity to update and add a personal touch. Amenities include 24-hour concierge, indoor pool, gym, squash and basketball courts, library, entertainment space, Japanese garden guest suites, and visitor parking. Steps to Sheppard-Yonge subway station, Yonge Street shops and restaurants, top-rated schools, with quick access to Highways 401, 404, and the DVP. A solid, spacious home in a premier building offering exceptional value for size, location, and lifestyle. It is a rare find at this size and price point in North York. Select furnishings, accessories and the art may be available for purchase.

FEATURES

✓ Garage

PROPERTY DETAILS

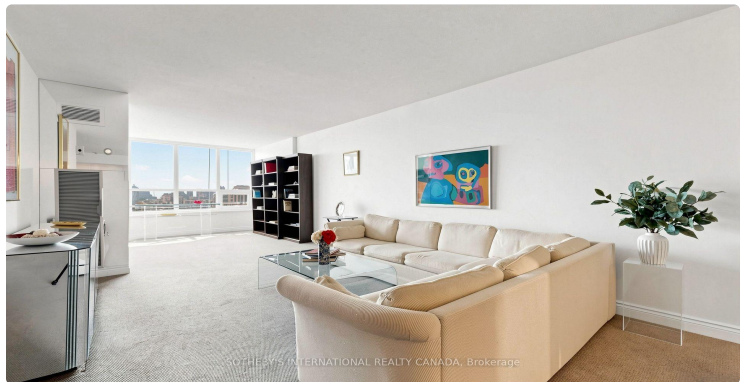
PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Sale
STYLE	Apartment
PROPERTY TYPE	Condo Apartment
AREA RANGE	1400-1599 sqft
PARKING	1 spaces
ANNUAL TAX	\$4,505
POSTAL CODE	M2N 6H9
NEIGHBOURHOOD	Willowdale East

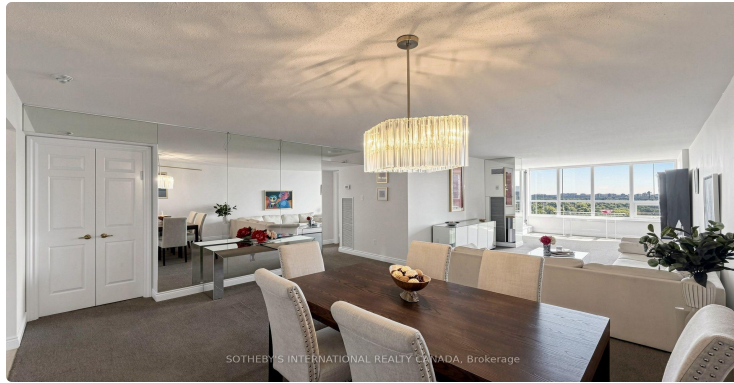
ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Bedroom 2	Flat	—	4 Pc Bath, Closet, W/O To Balcony
Laundry	Flat	—	—
Dining Room	Flat	—	Combined w/Living, W/O To Sunroom

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Flat	—	Combined w/Dining, W/O To Balcony, Combined w/Sunroom
Solarium	Flat	—	East View, Large Window, W/O To Balcony
Kitchen	Flat	—	Tile Floor, Stainless Steel Appl, Combined w/Br
Primary Bedroom	Flat	—	5 Pc Ensuite, Walk-In Closet(s), Large Window
Breakfast	Flat	—	Combined w/Kitchen, Tile Floor

GALLERY





Pavel Shaganenko

SOTHEBY'S INTERNATIONAL REALTY CANADA

Email: pshaganenko@gmail.com

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.