



FOR SALE

DETACHED

MLS# C13844256

77 Northcote Avenue, Toronto, ON M6J 3K2

Little Portugal, Toronto · M6J 3K2

C\$ 1,595,000

5	4	1,300	1	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

A rare opportunity to own a detached home in one of Toronto's most vibrant and sought-after communities. Set on a 20 by 123-foot lot in the heart of Beaconsfield Village, within the highly coveted Little Portugal neighbourhood, this 4-plus-1-bedroom, 4-bathroom residence offers the ideal blend of immediate livability and long-term potential. The property has been extensively upgraded and thoughtfully reconfigured from a traditional single-family home into a high-quality, income-generating multi-unit property. The residence is now divided into three fully self-contained units, each designed to operate independently while offering modern finishes, functionality, and strong rental appeal. Each unit includes its own private laundry, significantly enhancing convenience and privacy for occupants while eliminating the need for shared common facilities. With a finished walkout basement and detached garage off the laneway, the home presents exceptional flexibility. Move in, renovate to suit your needs, or explore its income-generating potential. Whether you're designing your forever home or considering investment or redevelopment, this property invites vision and rewards it. Surrounded by mature trees and beautifully maintained homes, 77 Northcote is just steps from Queen West and Ossington, and immersed in the character, culture, and convenience that define Little Portugal. Enjoy top restaurants, boutique shops, neighbourhood cafés, and easy access to transit, including the future King Liberty GO Station. This is your chance to secure a detached home with scale, versatility, and location in a neighbourhood that continues to thrive. Live in it. Reimagine it. Invest in it. Build on something truly special.

FEATURES

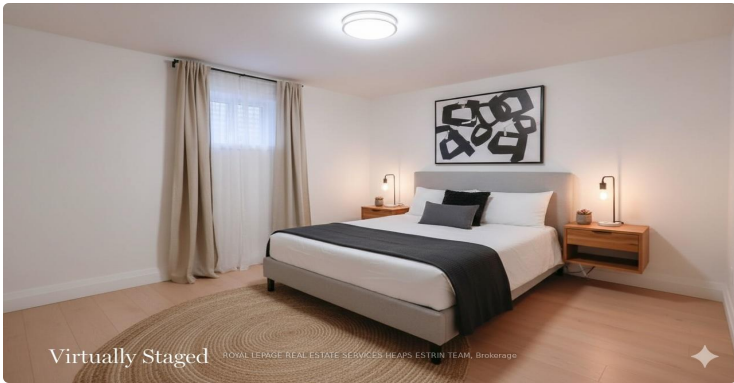
- ✓ Basement
- ✓ Garage

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished with Walk-Out
FACING	East
AREA RANGE	1100-1500 sqft
PARKING	1 spaces
ANNUAL TAX	\$7,435
POSTAL CODE	M6J 3K2
NEIGHBOURHOOD	Little Portugal

GALLERY





LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE REAL ESTATE SERVICES HEAPS ESTRIN TEAM

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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.