



FOR SALE

CONDO APARTMENT

MLS# C13844976

# 80 Western Battery Road 1107, Toronto, ON M6K 3S1

Niagara, Toronto · M6K 3S1

C\$ 749,000

|          |           |       |         |           |          |
|----------|-----------|-------|---------|-----------|----------|
| 2        | 2         | 850   | 1       | —         | For Sale |
| BEDROOMS | BATHROOMS | SQ FT | PARKING | AGE (YRS) | TYPE     |

## ABOUT THIS PROPERTY

Welcome home to bright and spacious living in the heart of Liberty Village. This thoughtfully designed 2-bedroom, 2-bathroom home offers approximately 820 sq. ft. of interior living space, complemented by an impressive 150 sq. ft. east-facing balcony with beautiful views of the Toronto skyline. The open-concept living and dining area is filled with natural light, while two well-sized bedrooms and two full bathrooms offer a functional layout. Ensuite laundry, owned parking, and a locker add everyday convenience. Step outside to the oversized balcony with plenty of room to relax, dine outdoors, or simply take in the city views. Enjoy building amenities including 24-hour concierge, indoor pool, sauna, fitness centre, party and meeting rooms, theatre room, car wash, game room/billiards, hot tub, visitor parking, and guest suites. Outside your door is everything Liberty Village has to offer, from local cafes, restaurants and shops to Exhibition GO, the waterfront and Lake Ontario. King West and Queen West are just minutes away, with easy access to the Gardiner. Space, skyline views and one of the city's most connected neighbourhoods,all in one place.

### FEATURES

✔ Garage

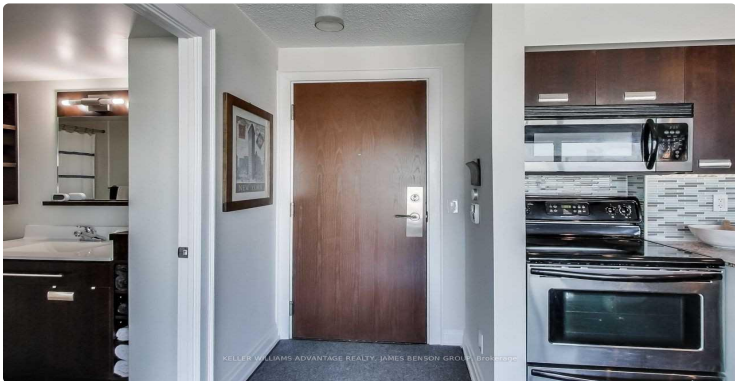
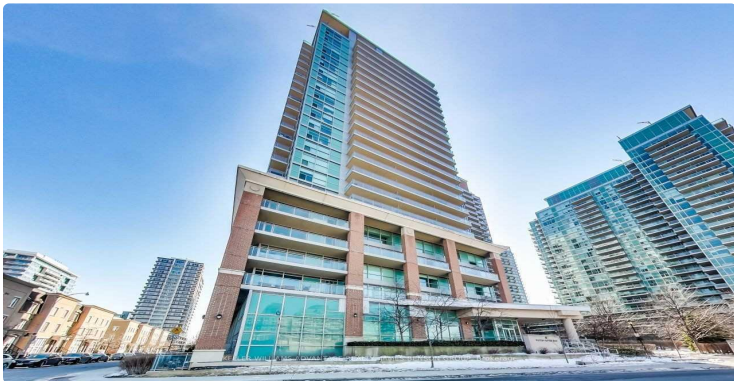
### PROPERTY DETAILS

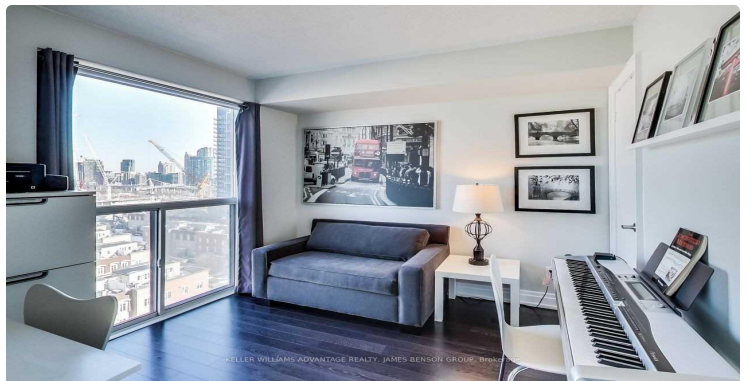
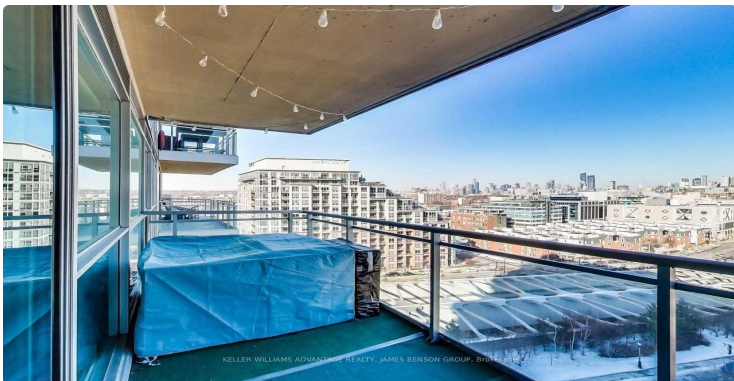
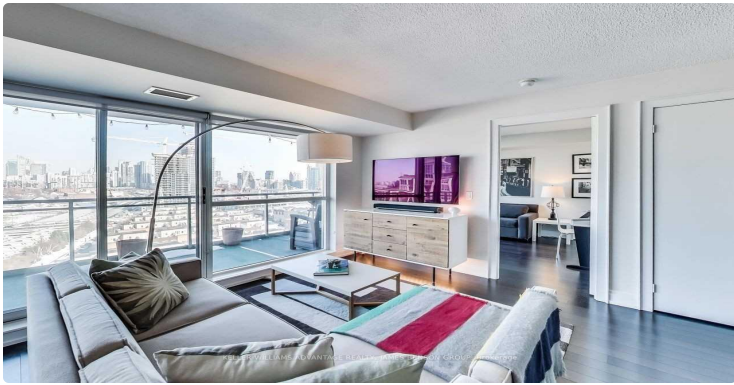
|                |                 |
|----------------|-----------------|
| PROPERTY TYPE  | Condo Apartment |
| LISTING STATUS | For Sale        |
| STYLE          | Apartment       |
| PROPERTY TYPE  | Condo Apartment |
| AREA RANGE     | 800-899 sqft    |
| PARKING        | 1 spaces        |
| ANNUAL TAX     | \$3,468         |
| POSTAL CODE    | M6K 3S1         |
| NEIGHBOURHOOD  | Niagara         |

## ROOM BREAKDOWN

| ROOM            | LEVEL | DIMENSIONS  | FEATURES                                      |
|-----------------|-------|-------------|-----------------------------------------------|
| Kitchen         | Main  | 2.18 x 3.50 | Open Concept, Granite Counters, Centre Island |
| Dining Room     | Main  | 3.40 x 5.66 | Laminate, Combined w/Living                   |
| Living Room     | Main  | 3.40 x 5.66 | Laminate, W/O To Balcony                      |
| Bedroom 2       | Main  | 2.85 x 2.98 | Laminate                                      |
| Primary Bedroom | Main  | 3.06 x 3.96 | 3 Pc Ensuite, Walk-In Closet(s), Laminate     |

GALLERY





## LISTING AGENT

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**Pavel Shaganenko**

KELLER WILLIAMS ADVANTAGE REALTY, JAMES BENSON GRO

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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.