



FOR SALE

OFFICE

MLS# C13846674

435 Eglinton Avenue W, Toronto, ON M5N 1A4

Forest Hill South, Toronto · M5N 1A4

C\$ 4,795,000

0	4	6,740	—	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

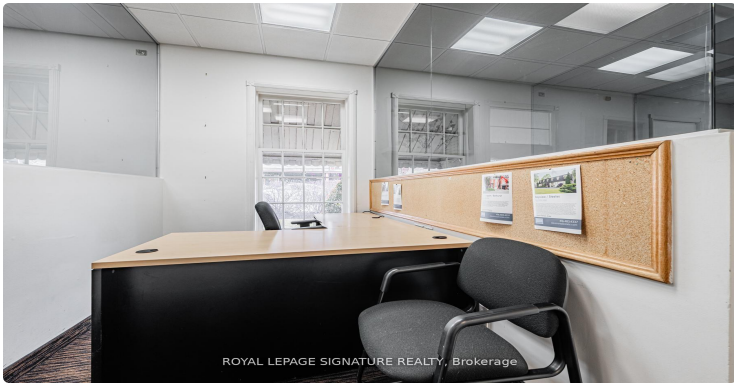
Prominent corner office offering with direct frontage on Eglinton Avenue West, ideally suited for a wide range of professional and medical uses. Positioned along one of Midtown Toronto's most active thoroughfares, the property delivers outstanding visibility and premium signage exposure. The interior benefits from expansive windows on multiple exposures, allowing natural light to flow throughout and creating a bright, professional setting for both staff and clients. This turnkey space is thoughtfully configured with a welcoming reception area, 21 private offices, a boardroom, ample storage, four private washrooms, and a staff kitchen-supporting efficient day-to-day operations. Total square footage is 4,676 sf above grade + 2,064 sf in the lower level. Convenient on-site parking includes multiple tandem spaces accessible via the east laneway, along with additional parking in the garage and driveway off Duncannon Drive. Situated steps from the Eglinton Crosstown LRT and well-served by nearby TTC routes, the location offers exceptional accessibility. Ideal for medical, dental, physiotherapy, educational, financial, and other professional practices seeking a high-exposure, centrally located address.

PROPERTY DETAILS

PROPERTY TYPE	Office
LISTING STATUS	For Sale
PROPERTY TYPE	Office
ANNUAL TAX	\$52,984
POSTAL CODE	M5N 1A4
NEIGHBOURHOOD	Forest Hill South

GALLERY





LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE SIGNATURE REALTY

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Prepared for you on October 28, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.