



FOR SALE

MULTIPLEX

MLS# C13849692

400 Summerhill Avenue, Toronto, ON M4W 2E4

Rosedale-Moore Park, Toronto · M4W 2E4

C\$ 1,819,000

6	5	2,750	3	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Rarely offered Rosedale-Moore Park investment opportunity! This exceptional freehold commercial-residential property offers outstanding flexibility for end users, investors in one of Toronto's most desirable, walkable neighborhoods. The building comprises four updated units: one street-level commercial space (currently occupied by a busy veterinary clinic with excellent street exposure) and three residential suites above/below, offering varied layouts that support strong rental demand and stable tenancy. Separately metered for added efficiency and long-term flexibility. Ideal for an investor seeking reliable income, or a buyer looking to live in one unit while generating meaningful cash flow from the others. Parking for 3+ cars is a rare bonus in the area. Steps to Summerhill Market, parks, top schools, shops, TTC, and Bike Share-an iconic community that truly feels like an oasis in the city. Shows to perfection.

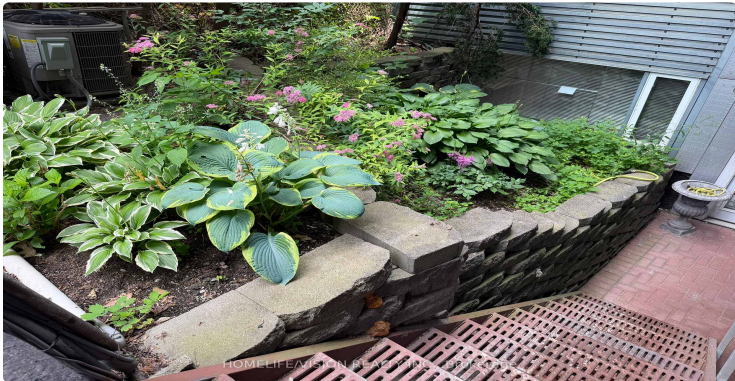
FEATURES

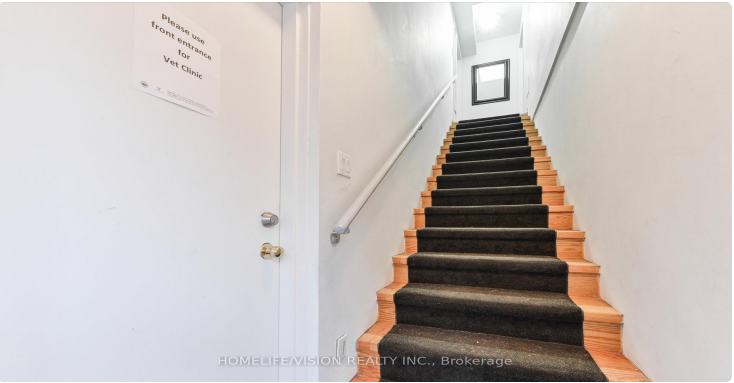
- ✓ Basement
- ✓ Garage

PROPERTY DETAILS

PROPERTY TYPE	Multiplex
LISTING STATUS	For Sale
STYLE	3-Storey
PROPERTY TYPE	Multiplex
BASEMENT	Finished with Walk-Out
FACING	North
AREA RANGE	2500-3000 sqft
PARKING	3 spaces
ANNUAL TAX	\$17,248
POSTAL CODE	M4W 2E4
NEIGHBOURHOOD	Rosedale-Moore Park

GALLERY





LISTING AGENT

Pavel Shaganenko

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