



FOR SALE

DETACHED

MLS# C13852832

39 River Street, Toronto, ON M5A 3P1

Regent Park, Toronto · M5A 3P1

C\$ 2,150,000

4	2	4,250	0	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Exceptional Development Opportunity in Downtown Toronto! Attention Builders, Developers & Investors - 39 River Street offers a rare opportunity to acquire a prime development site in a rapidly evolving downtown neighbourhood. Situated on an approximately 22' x 116' lot, this property offers outstanding redevelopment potential in a highly desirable location surrounded by significant residential growth and urban revitalization. Previous plans contemplated a purpose-built multi-residential development with 10 units and approximately 7,300 sq. ft. of leasable/sellable area. Conveniently located close to Regent Park, Corktown, the Distillery District, Riverside, downtown amenities, public transit, parks, schools and major routes. An outstanding opportunity for developers and investors looking to capitalize on continued growth in Toronto's downtown east.

FEATURES

- ✓ Basement
- ✓ Fireplace

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished, Other
FACING	East
AREA RANGE	3500-5000 sqft
ANNUAL TAX	\$9,307
POSTAL CODE	M5A 3P1
NEIGHBOURHOOD	Regent Park

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
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GALLERY



LISTING AGENT

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Prepared for you on October 25, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.