



FOR LEASE

CONDO APARTMENT

MLS# C13857766

# 91 Montclair Avenue 702, Toronto, ON M5P 0B1

Forest Hill South, Toronto · M5P 0B1

C\$ 2,498/mo

|          |           |       |         |           |           |
|----------|-----------|-------|---------|-----------|-----------|
| 2        | 2         | 650   | 0       | New       | For Lease |
| BEDROOMS | BATHROOMS | SQ FT | PARKING | AGE (YRS) | TYPE      |

## ABOUT THIS PROPERTY

Experience elevated urban living in this brand-new 2 Bedroom 2 Washroom Suite. Boasting a spacious bedroom, this home creates an immediate sense of grandeur rarely found in the South Forest Hill Neighbourhood. Expansive floor-to-ceiling windows flood the entire unit with natural light. The kitchen with fully integrated Miele appliances, including panel-ready fridge, built-in convection wall oven, ceramic cooktop, integrated dishwasher, full-height quartz slab backsplash and undermount sink. Primary bedroom with its own floor-to-ceiling window, mirrored closet and spa-inspired 3pc ensuite. Situated in a prime location surrounded by multiple ravine trails and forests, you are steps from St. Clair West Subway Station, Loblaws and a vibrant array of dining and shopping. Dramatic marble lobby with concierge. Luxury Building Amenities Include Wellness Spa, Steam Room and Sauna, Rooftop Garden, Residents Lounge, Fitness Centre and Co-Working Space.

### FEATURES

✔ New Build

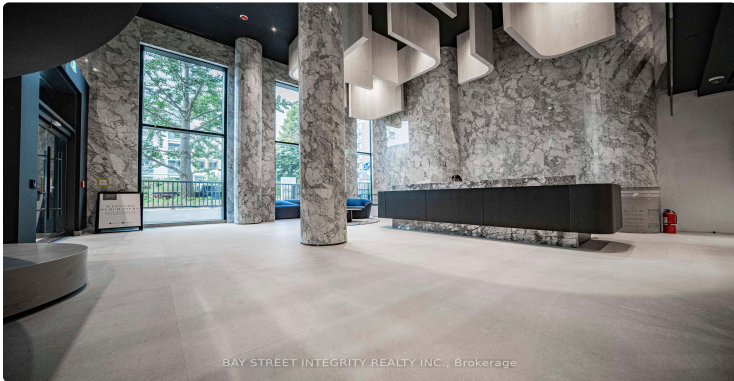
### PROPERTY DETAILS

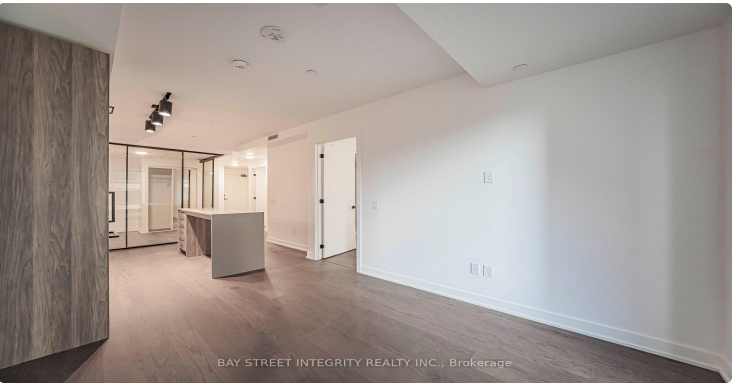
|                |                   |
|----------------|-------------------|
| PROPERTY TYPE  | Condo Apartment   |
| LISTING STATUS | For Lease         |
| STYLE          | Apartment         |
| PROPERTY TYPE  | Condo Apartment   |
| AGE            | New years         |
| AREA RANGE     | 600-699 sqft      |
| POSTAL CODE    | M5P 0B1           |
| NEIGHBOURHOOD  | Forest Hill South |

## ROOM BREAKDOWN

| ROOM            | LEVEL | DIMENSIONS | FEATURES                                           |
|-----------------|-------|------------|----------------------------------------------------|
| Living Room     | Flat  | —          | Combined w/Dining, Large Window, Laminate          |
| Dining Room     | Flat  | —          | Combined w/Living, Centre Island, Laminate         |
| Kitchen         | Flat  | —          | B/I Dishwasher, Stainless Steel Appl, Open Concept |
| Primary Bedroom | Flat  | —          | Laminate, Closet, 3 Pc Ensuite                     |
| Bedroom 2       | Flat  | —          | Laminate, Closet, Glass Doors                      |

GALLERY





## LISTING AGENT

---

**Pavel Shaganenko**

BAY STREET INTEGRITY REALTY INC.

**Email:** pshaganenko@gmail.com

Prepared for you on October 26, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.