



SOTHEBY'S INTERNATIONAL REALTY CANADA, Brokerage

FOR SALE

CONDO APARTMENT

MLS# C14020036

170 Avenue Road 1503, Toronto, ON M5R 0A4

Annex, Toronto · M5R 0A4

C\$ 639,000

2	1	650	0	11-15	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Pears On The Avenue - Where The Annex And Yorkville Intersect. An Exciting Opportunity To Live In One Of The Neighbourhood's Most Sought-After Buildings. Perched High Above The Neighbourhood, Suite 1503 Combines Contemporary Design, Spectacular Skyline Views And An Incredible Collection Of Resort-Style Amenities. Expansive Floor-To-Ceiling Windows Fill The Interior With Natural Light, While 9' Ceilings And An Open-Concept Layout Create An Airy, Effortlessly Stylish Living Space. Step Outside Onto Your Spacious South-Facing Balcony And Take In Sweeping, Unobstructed Views Of Toronto's Skyline. The Sleek, Modern Kitchen Features Integrated Miele Appliances, Stone Countertops And A Seamless Connection To The Living And Dining Areas. A Smartly Positioned Den, Tucked Away From The Main Living Space, Makes Working From Home Easy. The Bedroom Offers Excellent Natural Light And Generous Closet Space, While The Beautifully Finished Four-Piece Bathroom Features A Deep Soaker Tub. Beyond Your Front Door, This Impeccably Managed Building, Supported By An Attentive Team Of Staff, Offers An Impressive Collection Of Amenities, Including A Spectacular Indoor Swimming Pool, Hot Tub, Saunas, Outdoor Terrace With BBQs, Private Theatre, Guest Suite, Dog Wash, Stylish Party Room, Visitor Parking And 24-Hour Concierge. Directly Across The Street, Ramsden Park Offers Tennis Courts, Walking Paths, A Dog Park, Skating And Plenty Of Green Space. With Yorkville's Designer Boutiques, Trendy Restaurants, Cafés And Cultural Hotspots Just Steps Away, You're Perfectly Positioned To Enjoy The Best Of Toronto. Morning Coffee With A Skyline View, Afternoons In The Park And Evenings Out In Yorkville. This Is City Living, Your Way. One Locker Included. Parking Available For Rent.

FEATURES

- ✓ School
- ✓ Park
- ✓ Public Transit
- ✓ Library

PROPERTY DETAILS

PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Sale
STYLE	Apartment
PROPERTY TYPE	Condo Apartment
AGE	11-15 years
AREA RANGE	600-699 sqft
ANNUAL TAX	\$3,990
POSTAL CODE	M5R 0A4
NEIGHBOURHOOD	Annex

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Den	Flat	—	Hardwood Floor
Kitchen	Flat	—	B/I Appliances, Open Concept, Combined w/Dining
170 Avenue Road 1503, Toronto, ON M5R 0A4			SOTHEYB’S INTERNATIONAL REALTY CANADA

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Flat	—	South View, W/O To Balcony, Hardwood Floor
Bedroom	Flat	—	South View, Large Window, Double Closet

GALLERY





LISTING AGENT

Pavel Shaganenko

SOTHEBY'S INTERNATIONAL REALTY CANADA

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Prepared for you on October 27, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.