



FOR SALE

STORE W APT/OFFICE

MLS# C14102746

2150 Yonge Street, Toronto, ON M4S 2A8

Yonge-Eglinton, Toronto · M4S 2A8

C\$ 2,999,000

0	6	3,320	—	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

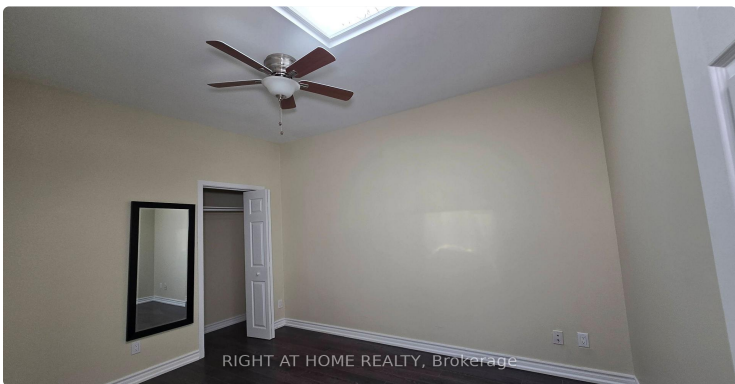
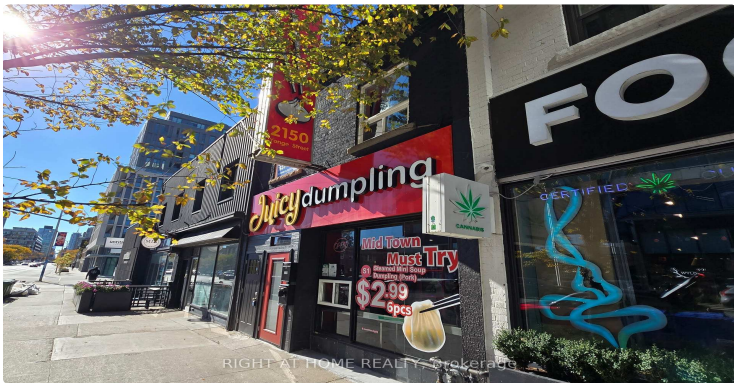
ABOUT THIS PROPERTY

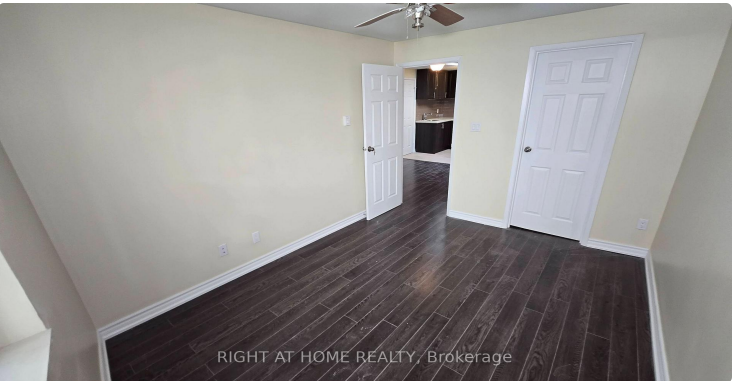
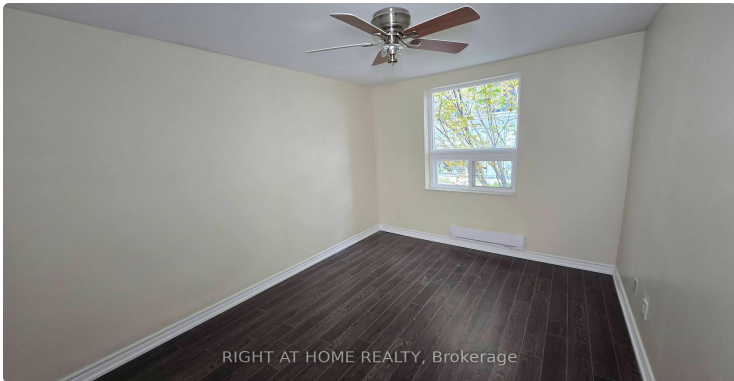
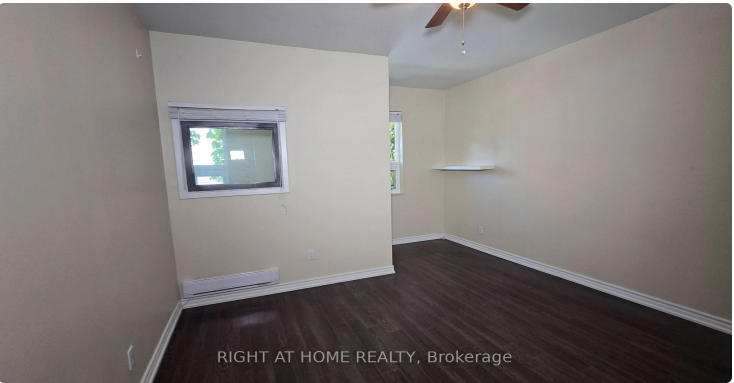
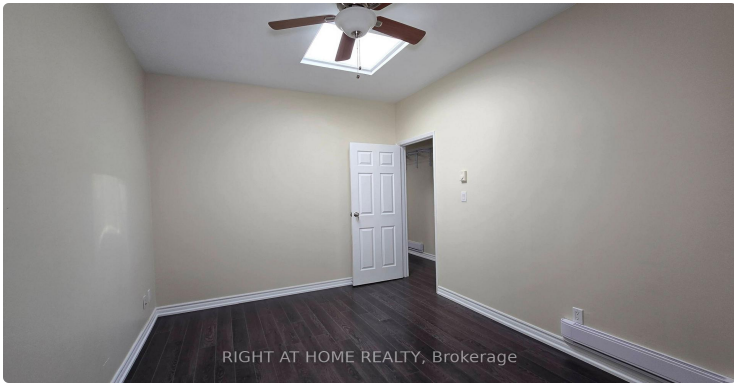
Prime mixed-use investment opportunity in the heart of Midtown Toronto, just south of Yonge and Eglinton. Featuring approximately 20 feet of frontage on Yonge Street, this property benefits from exceptional visibility and exposure along one of Toronto's busiest pedestrian and vehicular corridors. Across the street is home to over 1,800 condominium units, including Minto Midtown with 891 units, Y&S Condos with over 300 units, and The Art Shoppe with over 625 units, creating a substantial nearby residential population and strong demand for local retail and services. Directly across the street is Farm Boy and Staples. Just a short block from Eglinton subway station and the Eglinton Crosstown LRT, the property offers outstanding transit accessibility. The first-floor retail space is leased to a high-quality tenant. The second floor features two renovated, two-bedroom apartments in like-new condition, both currently vacant and ready for occupancy or leasing. Each two bedroom apartment features a three-piece bathroom with a stand-up shower, its own dedicated laundry equipment, a fridge and stove, and abundant natural light from numerous windows and skylights. The electrical system has been recently upgraded, with separate hydro meters for each apartment and the ground-floor retail space. One rear parking space adds further convenience. In addition to its strong income potential, the property offers potential long-term redevelopment value in a rapidly intensifying Midtown corridor surrounded by high-density residential projects and excellent transit infrastructure. Buyers are encouraged to investigate future development possibilities, subject to applicable zoning, planning approvals and municipal requirements. An exceptional opportunity for investors seeking a versatile income-producing property with potential long-term upside in a premier Yonge Street location. Please do not approach the retail store or contact staff.

PROPERTY DETAILS

PROPERTY TYPE	Store W Apt/Office
LISTING STATUS	For Sale
PROPERTY TYPE	Store W Apt/Office
ANNUAL TAX	\$29,463
POSTAL CODE	M4S 2A8
NEIGHBOURHOOD	Yonge-Eglinton

GALLERY





LISTING AGENT

Pavel Shaganenko

RIGHT AT HOME REALTY

Email: pshaganenko@gmail.com

Prepared for you on October 24, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.