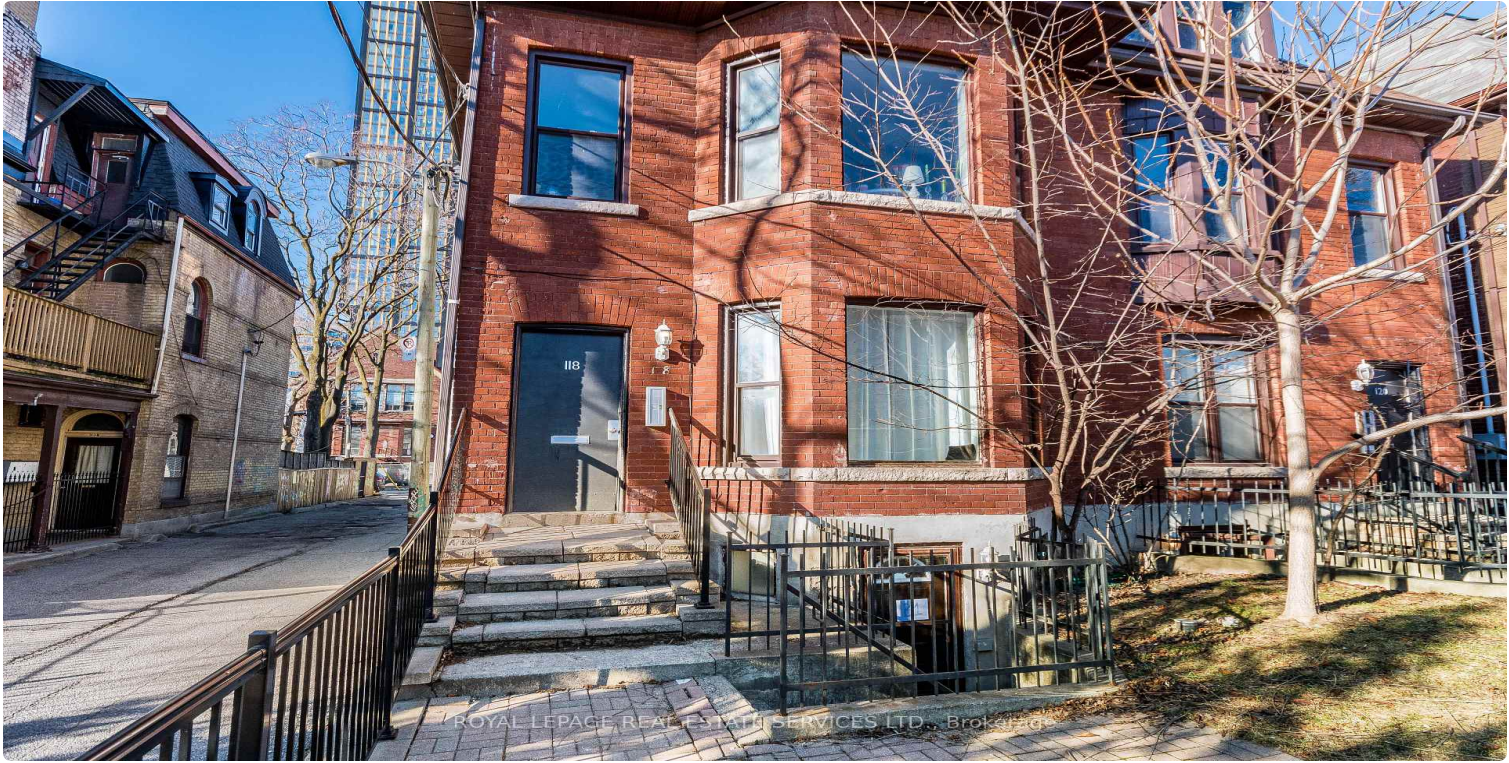




FOR LEASE

MULTIPLEX

MLS# C14107402

118 Pembroke Street L1, Toronto, ON M5A 2N8

Moss Park, Toronto · M5A 2N8

C\$ 3,250/mo

3	2	600	1	—	For Lease
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

This updated lower-level suite in Allan Gardens offers 1,200 sq. ft. of living space with 3 bedrooms, 2 bathrooms, high ceilings, above-grade windows, and a practical mudroom. The unit also features two separate entrances, a wall-mounted air conditioner, on-site coin-operated laundry, and an exclusive 1 driveway parking space. Interiors and mechanicals have been updated. With a 98/100 Walk Score, you're a 15-minute walk from Yonge and Dundas, the Eaton Centre, and essential amenities. It's an ideal fit for students or professionals who want the convenience and vibrant atmosphere of downtown Toronto.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Library
- ✓ Park
- ✓ Public Transit
- ✓ School

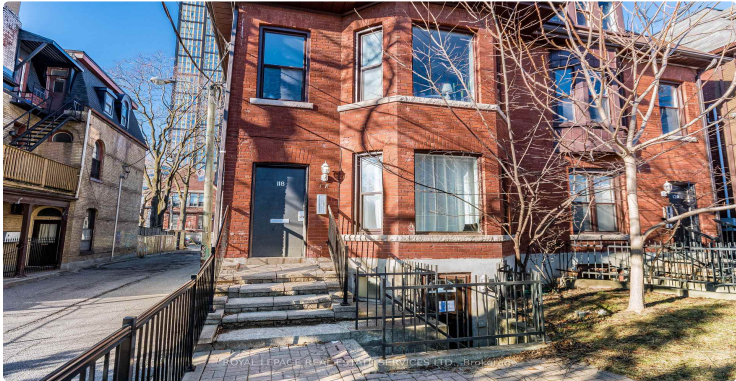
PROPERTY DETAILS

PROPERTY TYPE	Multiplex
LISTING STATUS	For Lease
STYLE	3-Storey
PROPERTY TYPE	Multiplex
BASEMENT	Apartment
FACING	West
AREA RANGE	< 700 sqft
PARKING	1 spaces
POSTAL CODE	M5A 2N8
NEIGHBOURHOOD	Moss Park

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Lower	—	Vinyl Floor, Open Concept, Combined w/Dining
Dining Room	Lower	—	Vinyl Floor, Window, Combined w/Living
Kitchen	Lower	—	Breakfast Area, Stainless Steel Appl, Vinyl Floor
Bedroom	Lower	—	Vinyl Floor, Above Grade Window, Fireplace
Bedroom 2	Lower	—	Vinyl Floor, Above Grade Window, Closet
Bedroom 3	Lower	—	Vinyl Floor, Above Grade Window, Closet

GALLERY



LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE REAL ESTATE SERVICES LTD.

Email: pshaganenko@gmail.com

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.