



FOR SALE

CONDO APARTMENT

MLS# C14130026

88 Davenport Road 304, Toronto, ON M5R 0A5

Annex, Toronto · M5R 0A5

C\$ 1,309,000

2	2	1,100	1	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to refined Yorkville living at The Florian, an exclusive full-service residence with interiors by Brian Gluckstein. Suite 304 offers a sophisticated blend of space, light and understated elegance, with unobstructed southwest views over the treetops of Jesse Ketchum Park. Generously proportioned principal rooms, 9-foot ceilings and floor-to-ceiling windows create an inviting sense of openness. The contemporary kitchen features designer cabinetry, stone countertops, and premium Miele appliances, including a five-burner gas cooktop. A fully enclosed den offers a private, beautifully appointed work-from-home space or second bedroom. The spacious primary bedroom comfortably accommodates a king-size bed and features two generous closets and direct balcony access. An upgraded, spa-inspired ensuite with frameless glass shower, stone tile and body jets completes the retreat, complemented by a second full bathroom with soaker tub. Engineered hardwood flooring, solid-core doors and quality hardware reflect the home's timeless finishes. Enjoy the premium oversized parking space with adjacent Locker ROOM, both next to the elevator. Residents enjoy exceptional service and amenities, including 24-hour concierge, valet parking, indoor swimming pool, fitness centre, rooftop terrace, entertaining facilities and guest suites. Perfectly positioned in the heart of Yorkville, moments from acclaimed restaurants, designer boutiques, galleries and cultural destinations, with convenient access to the subway. An exceptional opportunity for discerning homeowners and those seeking a distinguished Yorkville pied-a-terre.

FEATURES

✓ Garage

PROPERTY DETAILS

PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Sale
STYLE	Apartment
PROPERTY TYPE	Condo Apartment
AREA RANGE	1000-1199 sqft
PARKING	1 spaces
ANNUAL TAX	\$6,023
POSTAL CODE	M5R 0A5
NEIGHBOURHOOD	Annex

GALLERY





LISTING AGENT

Pavel Shaganenko

FOREST HILL REAL ESTATE INC.

Email: pshaganenko@gmail.com

Prepared for you on October 29, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.