

FOR SALE | CONDO APARTMENT | MLS# C14141390

628 Fleet Street 1311, Toronto, ON M5V 1A8

Niagara, Toronto · M5V 1A8

C$ 565,000

1	1	650	1	16-30	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Morning light, city views and the lake a short walk away. This east-facing one bedroom at 628 Fleet St offers a downtown lifestyle that feels easy from the moment you wake up, with the waterfront, parks, shops and TTC all close to home.Floor-to-ceiling windows, nine-foot ceilings and hardwood floors make the 625 sq ft open-concept layout feel bright and generous. The living area flows out to a balcony that works as an extra room in the warmer months, whether for a morning coffee, a few plants or an evening unwind with the city in view. With the east exposure, mornings are the brightest part of the day.Cooking at home is a pleasure here, with granite countertops, a breakfast bar for casual meals and stainless steel appliances including a fridge, stove and dishwasher. The layout keeps the kitchen connected to the living space, so it is easy to cook, chat and entertain at the same time. The four-piece bathroom keeps things simple, and a white washer and dryer are included. One underground parking spot and a locker add the practical storage and convenience that make day-to-day city life smoother, especially for anyone with a car, a bike or seasonal gear to store.The 2010 building offers a concierge, indoor pool, gym, party room, rooftop deck and visitor parking. Swim laps before work, fit in a workout on site or take in the views from the rooftop on a summer evening, then host friends in the party room when your own space feels too small for the occasion. Maintenance fees are $501.52 per month, with hydro extra.Step outside and you are close to the waterfront, parks, shops and TTC, so the best of the city becomes part of your everyday routine rather than a special trip. Walk along the water, pick up groceries on the way home or hop on transit to get across town with ease. Whether this is your first home or your next move into the core, it is a welllocated and comfortable place to settle in and enjoy downtown living.

FEATURES

✓ Garage

PROPERTY DETAILS

PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Sale
STYLE	Apartment
PROPERTY TYPE	Condo Apartment
AGE	16-30 years
AREA RANGE	600-699 sqft
PARKING	1 spaces
ANNUAL TAX	$2,709
POSTAL CODE	M5V 1A8
NEIGHBOURHOOD	Niagara

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES

Living Room	Main	—	Open Concept, Hardwood Floor, Combined w/Dining
Dining Room	Main	—	Combined w/Living, Open Concept, Hardwood Floor
Kitchen	Main	—	Stainless Steel Appl, Granite Counters, Open Concept
Bedroom	Main	—	Hardwood Floor, W/O To Balcony, Closet
Foyer	Main	—	Hardwood Floor, Double Closet

GALLERY


REAL BROKER ONTARIO LTD., Brokerage
Virtually Staged

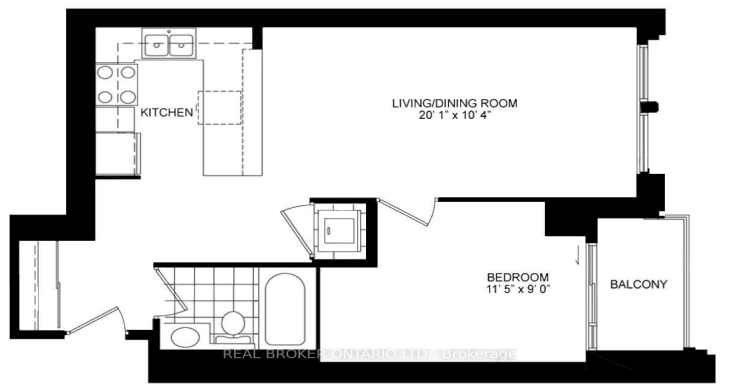

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KITCHEN
LIVING/DINING ROOM
20' 1" x 10' 4"
BEDROOM
11' 5" x 9' 0"
BALCONY
REAL BROKER ONTARIO LTD., Brokerage

LISTING AGENT

Pavel Shaganenko

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Prepared for you on November 3, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.