

FOR SALE | ATT/ROW/TOWNHOUSE | MLS# C14158596

266 Roxton Road, Toronto, ON M6G 3P9

Palmerston-Little Italy, Toronto · M6G 3P9

C$ 1,049,000

4	2	1,300	1	100+	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to 266 Roxton Road! Offered for the first time in over 40 years! This is a Prime Little Italy opportunity with incredible potential for investors, renovators, and end-users alike! This 4-bedroom, 2-bathroom Freehold End townhome is ready to be reimagined and offers a flexible layout with multiple possibilities. The upper level is already equipped with a built-in kitchen, creating a strong foundation for an additional apartment, in-law suite, or multi-generational living arrangement, subject to buyer verification and applicable approvals. The basement also features a separate entrance, further adding to the property's versatility and future potential. A laneway garage provides added convenience, while the private, lush backyard offers a unique touch with established grape vines, plum trees, and pear trees right in the heart of the city. Located just steps from College Street and close to public transit, schools, shops, cafes, restaurants, and everything Little Italy has to offer. Roof and furnace replaced in 2020. Bring your vision, add value, and unlock the potential of this well-located Toronto property. Property is being sold in "as is, where is" condition. Seller makes no representations or warranties.

FEATURES

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

PROPERTY DETAILS

PROPERTY TYPE	Att/Row/Townhouse
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Att/Row/Townhouse
BASEMENT	Walk-Up
FACING	West
AGE	100+ years
AREA RANGE	1100-1500 sqft
PARKING	1 spaces
ANNUAL TAX	$6,644
POSTAL CODE	M6G 3P9
NEIGHBOURHOOD	Palmerston-Little Italy

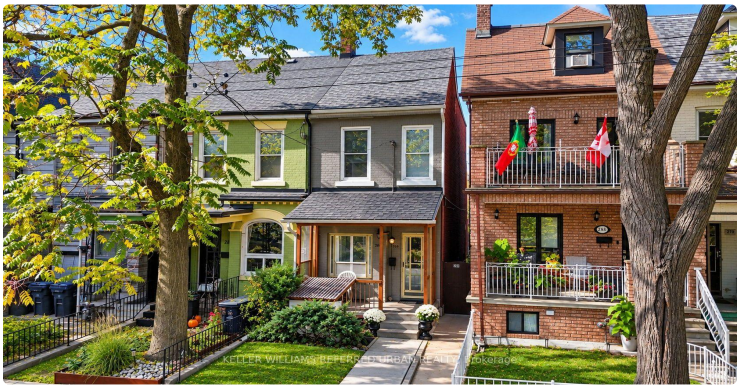
ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Window

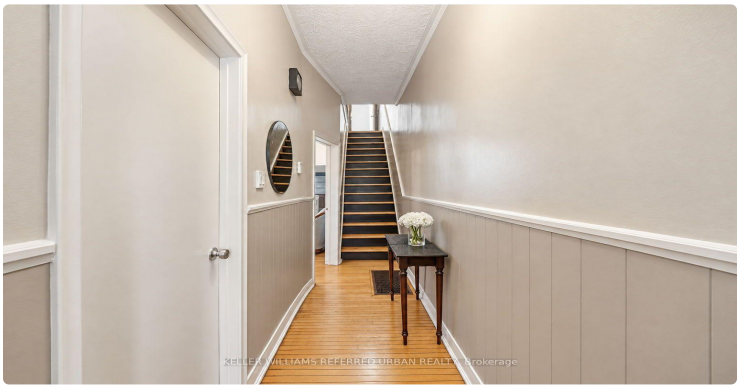
ROOM	LEVEL	DIMENSIONS	FEATURES
Dining Room	Main	—	Window, Combined w/Living
Kitchen	Main	—	Combined w/Br, Window
Bedroom 4	Main	—	Window, Combined w/Kitchen
Bedroom 3	Second	—	Window, Closet
Kitchen	Second	—	Window, Combined w/Br
Bedroom 2	Second	—	Window, Closet
Primary Bedroom	Second	—	Window, Closet
Laundry	Basement	—	W/O To Garden
Recreation	Basement	—	Walk-Out

GALLERY

































LISTING AGENT

Pavel Shaganenko

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Prepared for you on November 6, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.