



RE/MAX REALTRON ELI BAKHTIARI TEAM REALTY, Brokerage

FOR SALE

DETACHED

MLS# E13127550

43 King Edward Avenue, Toronto, ON M4C 5J5

Woodbine-Lumsden, Toronto · M4C 5J5

C\$ 948,000

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

ABOUT THIS PROPERTY

****ATTENTION BUILDERS, INVESTORS & END USERS**** Welcome to this charming detached home in one of East York's most desirable, family-friendly neighbourhoods - an exceptional opportunity with endless potential. Situated on a generous ****25 x 126.54 ft lot****, this well-maintained property offers immediate comfort today and exciting possibilities for the future. Inside, you'll find two bedrooms, a bright open-concept living and dining area, and a generously sized classic kitchen with ample cabinetry and workspace - perfect for everyday living and entertaining. A sun-filled rear sitting area overlooks the backyard, bringing in natural light and offering peaceful views of the outdoor space. Step outside to a deep, private backyard with exciting potential for a future garden suite, creating the opportunity for additional living space or extra income potential (buyer to verify approvals and feasibility). Ideal for summer BBQs, relaxing evenings, or transforming into your own outdoor retreat. Perfectly located just steps to parks, top-rated schools, transit/subway access, and the vibrant shops, cafes, and restaurants of the Danforth, with quick access to downtown and only minutes to Woodbine Beach - offering the perfect blend of city convenience and neighbourhood charm. An outstanding opportunity for builders, investors, and first-time buyers alike. The seller has already initiated preliminary work toward future building approvals, presenting exciting potential for redevelopment into a custom luxury home, with the possibility of a future garden suite - a rare chance to secure a premium lot in a thriving Toronto community.

FEATURES

- ✓ Basement
- ✓ Garage

PROPERTY DETAILS

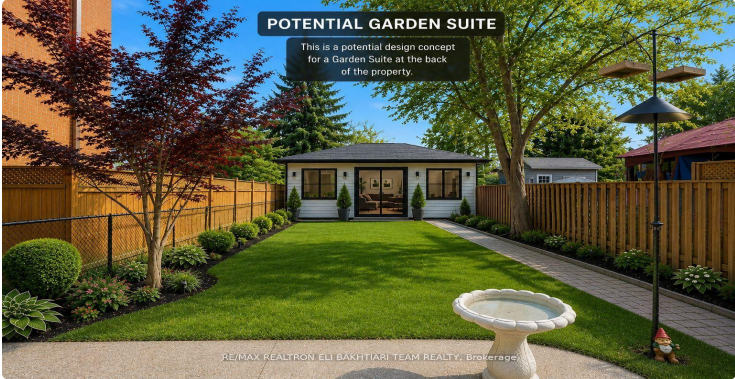
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Unfinished
FACING	East
AREA RANGE	1100-1500 sqft
PARKING	2 spaces
ANNUAL TAX	\$4,660
POSTAL CODE	M4C 5J5
NEIGHBOURHOOD	Woodbine-Lumsden

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
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Kitchen	Main	4.57 x 3.50	Tile Floor, Large Window, Eat-in Kitchen
Dining Room	Main	4.60 x 3.56	Laminate, Combined w/Living
Living Room	Main	3.00 x 3.53	Laminate, Combined w/Dining
Sunroom	Main	4.75 x 1.80	Laminate
Primary Bedroom	Second	4.66 x 3.47	Laminate, Closet
Bedroom 2	Second	3.23 x 2.59	Laminate, Closet

GALLERY





Pavel Shaganenko

RE/MAX REALTRON ELI BAKHTIARI TEAM REALTY

Email: pshaganenko@gmail.com

Prepared for you on October 26, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.