



FOR SALE

STORE W APT/OFFICE

MLS# E13691142

1346 Danforth Avenue, Toronto, ON M4J 1M9

Danforth, Toronto · M4J 1M9

C\$ 1,299,900

0	0	1,991	—	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

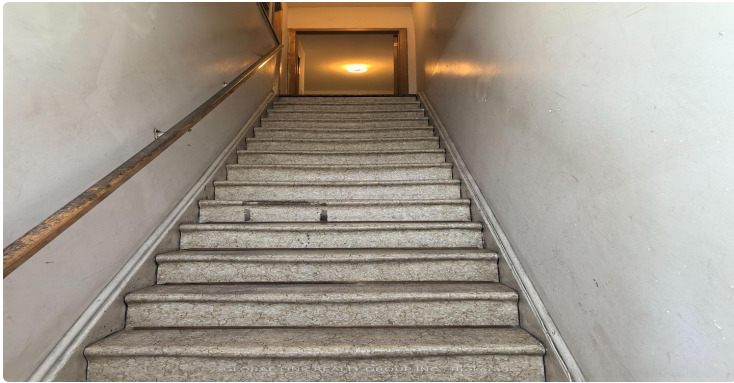
Currently owner-occupied, this property offers a unique combination of residential and retail space, with approximately 1,162 sq. ft. on each of the 1st and 2nd floors. The residential and commercial portions have separate entrances, providing flexibility for both investment and personal use. The 1st floor currently configured for office/retail use and offers approximately 1,162 sq. ft. of space, two 2- or 3-piece washrooms, a simple kitchen, shelves, and desks. The 2nd floor offers approximately 1,162 sq. ft. of residential living space, featuring three bedrooms, a family room, one full washroom, a full kitchen with appliances, and a dining area. The basement includes one washroom and a freezer. The property can be delivered vacant upon closing. The buyer may also discuss with the seller which items, fixtures, or equipment they would like to remain, subject to the seller's agreement. The backyard may offer potential for an addition or expansion, subject to municipal approvals, zoning requirements, and applicable permits. Approximately 1,100 sq. ft. of brand-new bamboo flooring is available for the buyer. A hot water tank has also been purchased. A versatile property with separate residential and commercial access-ideal for investors, owner-users, or those looking for a combination of business and residential use.

PROPERTY DETAILS

PROPERTY TYPE	Store W Apt/Office
LISTING STATUS	For Sale
PROPERTY TYPE	Store W Apt/Office
ANNUAL TAX	\$12,123
POSTAL CODE	M4J 1M9
NEIGHBOURHOOD	Danforth

GALLERY





LISTING AGENT

Pavel Shaganenko

GLOBAL LINK REALTY GROUP INC.

Email: pshaganenko@gmail.com

Prepared for you on October 25, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.