



FOR LEASE LOWER LEVEL MLS# E13730318

30 Amarillo Drive Bsmt, Toronto, ON M1J 2P8

Eglinton East, Toronto · M1J 2P8

C\$ 2,000/mo

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

ABOUT THIS PROPERTY

Bright and well-kept 2-bedroom basement apartment in a quiet, family-friendly pocket of Scarborough near Bellamy and Eglinton. Large above-grade windows throughout bring in tons of natural light, giving the whole unit a warm, open feel that rarely comes with a lower-level space. The unit has been tastefully updated with laminate flooring, a full bathroom, and a full-sized kitchen with stainless steel appliances. The open-concept living and dining area overlooks the kitchen, and both bedrooms are generously sized with large windows and good closet space. Private laundry room, plus one surface parking spot on the driveway. Shared use of the backyard with garden and patio. Tenant pays a portion of utilities. Steps to TTC bus routes with quick connections to Kennedy Station and the subway, Eglinton GO is nearby for a 20-minute ride to Union, and Hwy 401 is a short drive. St. Nicholas and Cedarbrook schools, parks, Scarborough Town Centre, and everyday shopping are all close by. Available immediately - a clean, well-kept, move-in-ready space in a great location.

FEATURES

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

PROPERTY DETAILS

PROPERTY TYPE	Lower Level
LISTING STATUS	For Lease
STYLE	Bungalow
PROPERTY TYPE	Lower Level
FACING	East
AREA RANGE	1100-1500 sqft
PARKING	1 spaces
POSTAL CODE	M1J 2P8
NEIGHBOURHOOD	Eglinton East

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Dining Room	Lower	7.01 x 4.87	Laminate, Combined w/Living, Pot Lights
Bedroom	Lower	3.81 x 4.51	Laminate, Closet, Above Grade Window
Bedroom 2	Lower	3.81 x 3.05	Laminate, Closet, Above Grade Window
Kitchen	Lower	7.01 x 4.87	Stainless Steel Appl, Granite Counters, Above Grade Window
Laundry	Lower	3.96 x 3.63	Separate Room, Closet, Above Grade Window

GALLERY





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LISTING AGENT

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Prepared for you on October 24, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.