



FOR SALE

CO-OWNERSHIP APARTMENT

MLS# E13787810

25 Scarboro Beach Boulevard Upper, Toronto, ON M4E 2W9

The Beaches, Toronto · M4E 2W9

C\$ 939,000

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

ABOUT THIS PROPERTY

Co-ownership in the heart of The Beaches, offering a bright and modern two-bedroom upper-level home of approximately 1,142 sq. ft. Set South of Queen Street, this warm residence combines thoughtful updates with a prime neighbourhood setting that is literally steps to the water. The open-concept living and dining area offers a comfortable layout, while a Napoleon electric fireplace adds warmth to the living room. The kitchen provides a natural separation, that was fully upgraded in 2021 with quartz countertops and subway tile backsplash. Engineered hardwood floors run throughout the home, along with other thoughtful updates, including pot lights, Miele appliances and newer windows. The private front balcony offers views toward the beach, water and boardwalk. Queen Street East is close by with a variety of independent cafés, restaurants, shops and everyday amenities, adding to the relaxed, community-oriented atmosphere that makes The Beaches so desirable. Convenient transportation options include the 501 Queen streetcar, with Main Street Station and Main Street GO providing additional connections throughout the city. The local school pathway includes Williamson Road Junior Public School, Glen Ames Senior Public School and Malvern Collegiate Institute. Rear parking and a large basement locker are included, with separate hydro metering for each unit. Monthly maintenance fees include the owner's portion of the building's property taxes. A wonderful opportunity to call The Beaches home year-round.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace

PROPERTY DETAILS

PROPERTY TYPE	Co-Ownership Apartment
LISTING STATUS	For Sale
STYLE	Apartment
PROPERTY TYPE	Co-Ownership Apartment
BASEMENT	Separate Entrance, Other
AREA RANGE	1000-1199 sqft
PARKING	1 spaces
ANNUAL TAX	\$3,697
POSTAL CODE	M4E 2W9
NEIGHBOURHOOD	The Beaches

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Flat	4.23 x 2.80	Hardwood Floor, Large Window, Combined w/Dining
Dining Room	Fiat	—	Hardwood Floor, Window, Combined w/Living

ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Flat	—	Hardwood Floor, Backsplash, Stainless Steel Appl
Primary Bedroom	Flat	—	Hardwood Floor, Window, B/I Closet
Bedroom 2	Flat	—	Hardwood Floor, Window, Closet
Locker	Basement	—	—

GALLERY





LISTING AGENT

Pavel Shaganenko

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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.