



FOR SALE

INVESTMENT

MLS# E13808676

# 135 Sammon Avenue, Toronto, ON M4J 1Y9

Danforth Village-East York, Toronto · M4J 1Y9

C\$ 2,950,000

|          |           |       |         |           |          |
|----------|-----------|-------|---------|-----------|----------|
| 0        | 0         | 9,082 | —       | —         | For Sale |
| BEDROOMS | BATHROOMS | SQ FT | PARKING | AGE (YRS) | TYPE     |

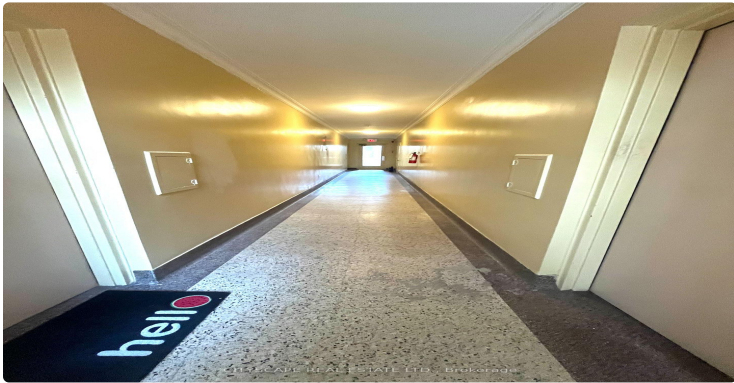
# ABOUT THIS PROPERTY

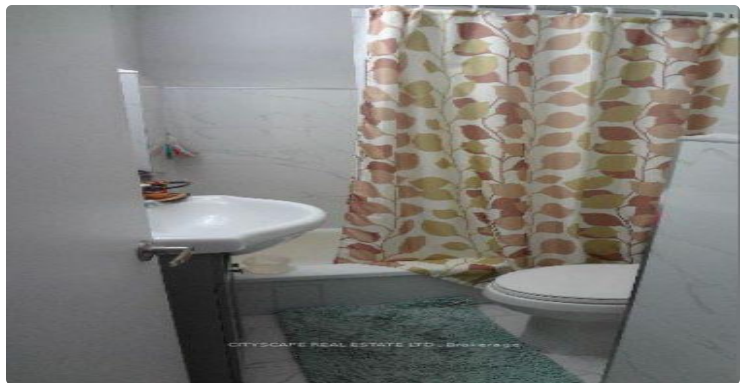
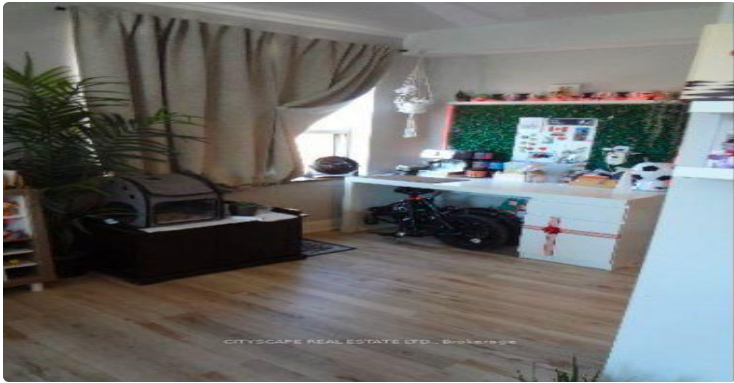
Rare opportunity! 11-unit Multi-Family Residential Building Located in East York. Detached 2.5 Storey With a Gross Leasable Building Area of About 9,082 sq ft. 6 x Two Bed, 4 x One Bed, 1 xBach. Tenants Pay Hydro. Clean and Strong Long-Term Tenants. 6 Surface Parking Spaces and a 2-car Built-In Garage at The Rear of The Property. Roof replaced in 2018. Units 2, 6 and 10 Recently Renovated. Walkable distance to Ontario Subway Line. 10 Min to Bloor Subway Line.

## PROPERTY DETAILS

|                |                            |
|----------------|----------------------------|
| PROPERTY TYPE  | Investment                 |
| LISTING STATUS | For Sale                   |
| PROPERTY TYPE  | Investment                 |
| ANNUAL TAX     | \$21,459                   |
| POSTAL CODE    | M4J 1Y9                    |
| NEIGHBOURHOOD  | Danforth Village-East York |

GALLERY





## LISTING AGENT

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**Pavel Shaganenko**

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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.