



FOR LEASE

SEMI-DETACHED

MLS# E14080114

42 Sandford Avenue B, Toronto, ON M4L 2E7

South Riverdale, Toronto · M4L 2E7

C\$ 1,825/mo

1	1	900	0	100+	For Lease
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to your brand new one-bedroom, one-bathroom lower-level suite in the heart of Leslieville. With surprisingly tall ceilings, large windows, and all-new appliances throughout, this space feels modern, bright, and thoughtfully designed. Enjoy the convenience of your own private washer and dryer, which is a rare find in a lower-level suite. Located on a quiet neighbourhood street, step outside, and you're moments from Greenwood Park for year-round recreation and a very short walk to the TTC (506 Streetcar) for quick downtown access. Weekends are best spent exploring Leslieville's eclectic mix of gems: sip coffee at Dineen Outpost (7 min walk), browse the farmers market at Greenwood Park (5 min walk), or avoid the lines at Toronto favourite Maha's Egyptian Brunch, which is listed in the Michelin Guide and is at the end of the block (1 min walk). Also close by are Left Field Brewery and Soul Chocolate tucked away on Wagstaff (5 min walk) and Michelin Guide's Puerto Bravo and Lake Inez (10 min walk). The Beaches boardwalk and Tommy Thompson Park are also within easy reach, offering the best of both city living and outdoor escape. A stylish, bright, and practical suite in one of Toronto's most vibrant neighbourhoods is ready to welcome you!

FEATURES

- ✓ Basement
- ✓ Arts Centre
- ✓ Library
- ✓ Park
- ✓ Public Transit
- ✓ Rec./Commun.Centre
- ✓ School

PROPERTY DETAILS

PROPERTY TYPE	Semi-Detached
LISTING STATUS	For Lease
STYLE	2 1/2 Storey
PROPERTY TYPE	Semi-Detached
BASEMENT	Separate Entrance, Finished
FACING	North
AGE	100+ years
AREA RANGE	700-1100 sqft
POSTAL CODE	M4L 2E7
NEIGHBOURHOOD	South Riverdale

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Flat	—	Large Window, Vinyl Floor, Combined w/Kitchen
Kitchen	Flat	—	Stainless Steel Appl, Vinyl Floor, Combined w/Living
Primary Bedroom	Flat	—	Vinyl Floor, Window, Pot Lights

GALLERY





LISTING AGENT

Pavel Shaganenko

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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.