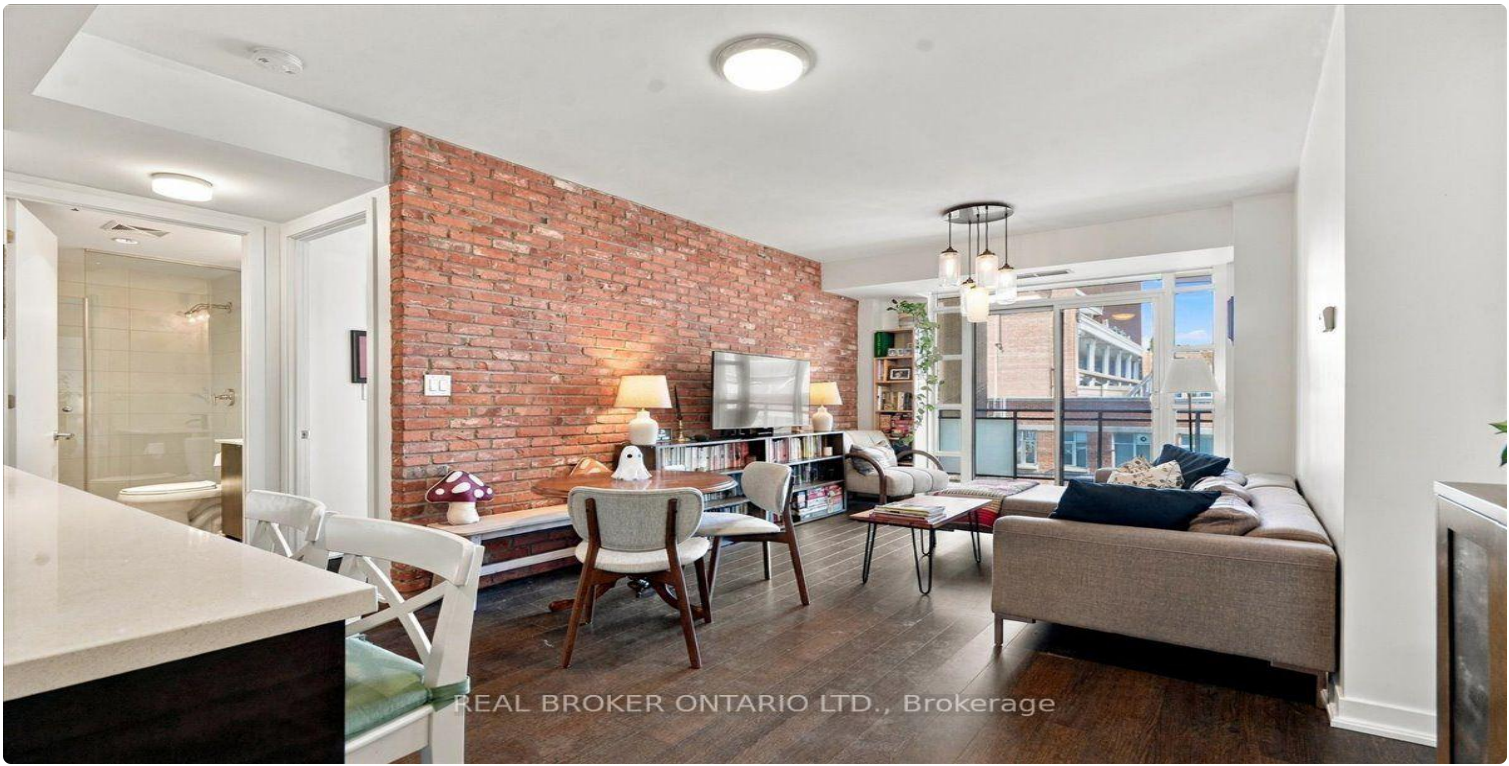




FOR LEASE

CONDO APARTMENT

MLS# E14124860

88 Colgate Avenue 313, Toronto, ON M4M 0A6

South Riverdale, Toronto · M4M 0A6

C\$ 3,700/mo

2	2	950	1	—	For Lease
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

This spacious two-bedroom, two-bathroom suite offers one of the building's largest and most desirable layouts, with soaring ceilings, a striking brick feature wall and an open, airy feel throughout. An oversized kitchen provides plenty of room to cook and entertain, while the thoughtfully designed living space extends outdoors to a generous private balcony. The Primary retreat features built in shelving, walk through closets and a 4 piece ensuite bath. The second bedroom features a convenient Murphy bed, offering the flexibility to easily transition between a home office, guest room or additional bedroom. Set within an intimate, low-rise building, residents enjoy an impressive collection of amenities, including a gym, party room, billiards room, theatre, outdoor BBQ area and guest suite. Step outside and discover the best of Leslieville, with Jimmie Simpson Park just steps away and an incredible selection of independent cafés, bakeries, restaurants, fitness studios, shops and everyday conveniences practically at your doorstep. Enjoy the vibrant community atmosphere of Queen Street East, with easy access to transit, the waterfront and downtown Toronto. This distinctive loft combines character, generous living space and exceptional convenience in one of Toronto's most desirable neighbourhoods.

FEATURES

✓ Garage

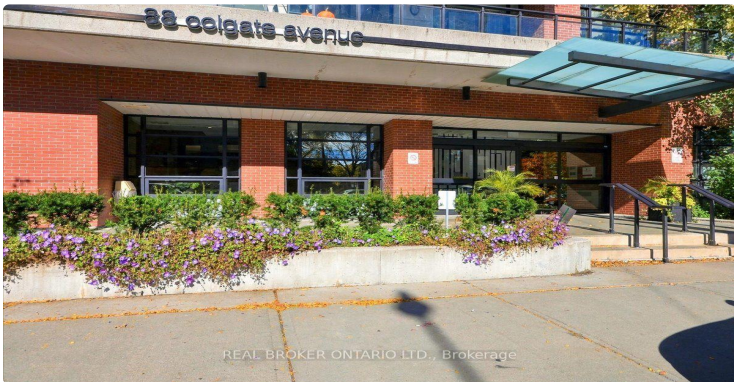
PROPERTY DETAILS

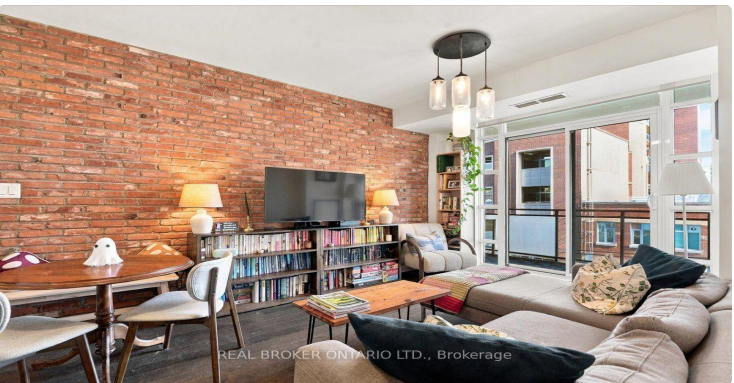
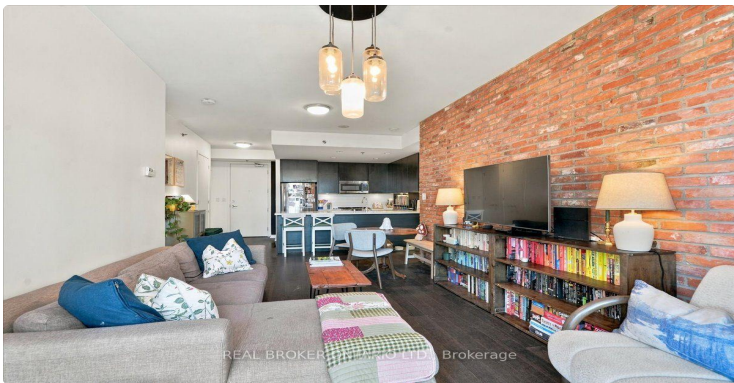
PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Lease
STYLE	Apartment
PROPERTY TYPE	Condo Apartment
AREA RANGE	900-999 sqft
PARKING	1 spaces
POSTAL CODE	M4M 0A6
NEIGHBOURHOOD	South Riverdale

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Flat	—	Hardwood Floor, Breakfast Area, Stainless Steel Appl
Dining Room	Flat	—	Hardwood Floor, Combined w/Living
Living Room	Flat	—	Hardwood Floor, W/O To Balcony
Primary Bedroom	Flat	—	Hardwood Floor, W/O To Balcony, 4 Pc Bath
Bedroom 2	Flat	—	Hardwood Floor, Murphy Bed, Window

GALLERY





LISTING AGENT

Pavel Shaganenko

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Prepared for you on October 28, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.