



FOR LEASE

DETACHED

MLS# E14125990

22 Amberley Drive Bsmt #2, Toronto, ON M1R 4K3

Wexford-Maryvale, Toronto · M1R 4K3

C\$ 1,400/mo

1	1	600	1	—	For Lease
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome home to this cozy, inviting basement apartment, tucked away on a quiet street near Victoria Park and Ellesmere in the friendly Wexford-Maryvale neighbourhood. It has a private separate entrance, 1 bedroom, 1 bathroom, an open-concept kitchen and shared laundry. Ideal for students or young professionals. Highway 401 is about a minute away, with the DVP and 404 close by. TTC buses run nearby with connections to Line 2, Line 4 and the new Line 5 Eglinton LRT. Parkway Mall, Maryvale Library, Costco and the Golden Mile are all close by. Centennial College's Ashtonbee and Progress campuses, UTSC and Seneca's Newnham campus are an easy commute, and local schools are nearby. Nature lovers will enjoy nearby green spaces like Wexford Park, Terraview Park and the scenic Charles Sauriol Conservation Area trails. ****Heat, hydro, water and 1 parking spot are included**** (cable and internet excluded)

FEATURES

- ✓ Basement
- ✓ Garage

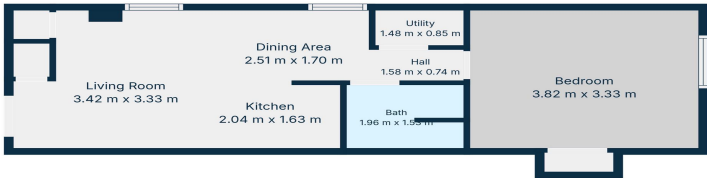
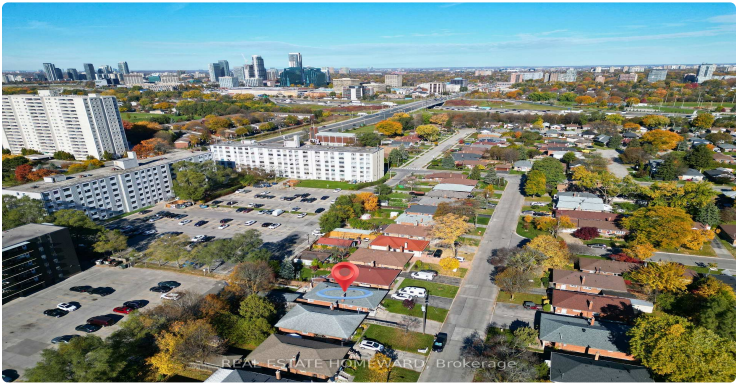
PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Lease
STYLE	Bungalow-Raised
PROPERTY TYPE	Detached
BASEMENT	Separate Entrance, Apartment
FACING	West
AREA RANGE	< 700 sqft
PARKING	1 spaces
POSTAL CODE	M1R 4K3
NEIGHBOURHOOD	Wexford-Maryvale

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Basement	—	Combined w/Kitchen, Vinyl Floor, Above Grade Window
Kitchen	Basement	—	Combined w/Living, Vinyl Floor
Bedroom	Basement	—	Above Grade Window, Vinyl Floor
Bathroom	Basement	—	Vinyl Floor

GALLERY



TOTAL: 42 m²
1st floor: 42 m²
EXCLUDED AREAS: UTILITY 1.48 m²
Floor Plan Generated by iStockphoto.com. Measurements are approximate and not guaranteed.





LISTING AGENT

Pavel Shaganenko

REAL ESTATE HOMEWARD

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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.