



FOR SALE

CONDO APARTMENT

MLS# W12397273

2111 Lake Shore Boulevard W 606, Toronto, ON M8V 1A1

Mimico, Toronto · M8V 1A1

C\$ 775,000

2	2	1,100	2	16-30	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to Newport Beach South Tower in the community of Mimico in the great City of Toronto. This well-maintained 2-bedroom, 2-bath suite offers 1,060' of functional living space with soaring 9-ft ceilings and a desirable layout with a view of lake Ontario. The bright west exposure fills the home with natural light and showcases breathtaking views, with a walk-out to a private balcony where BBQs are permitted. The spacious primary suite along with a massive living dining experience offer an old school condo living within the City of Toronto. This home comes complete with all appliances, in-suite laundry, and all window coverings. Residents of Newport Beach enjoy a strictly residential community with premium amenities including a 24/7 concierge, fully equipped gym, sauna, guest suites, tree party room access, and unlimited the maintenance metal in cater es and all utilities covered in Conveniently located next to the TTC and the Gardiner Expressway, this suite combines comfort, style, and convenience in one of the city's most sought-after communities that sit right near the edge of Lake Ontario.

FEATURES

- ✓ Waterfront
- ✓ Garage
- ✓ Fenced Yard
- ✓ Hospital
- ✓ Park
- ✓ Public Transit
- ✓ Clear View

PROPERTY DETAILS

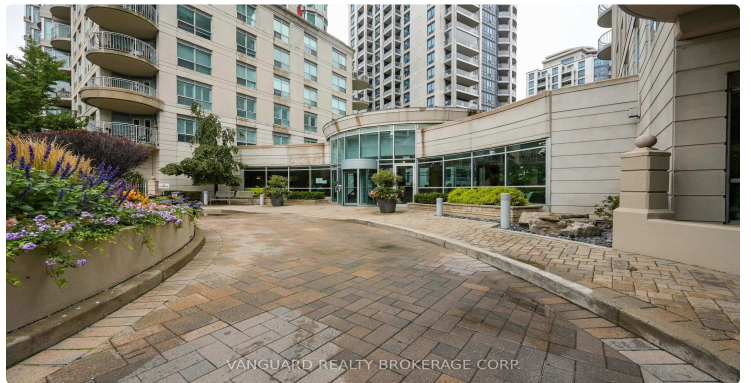
PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Sale
STYLE	1 Storey/Apt
PROPERTY TYPE	Condo Apartment
AGE	16-30 years
AREA RANGE	1000-1199 sqft
PARKING	2 spaces
ANNUAL TAX	\$3,122
POSTAL CODE	M8V 1A1
NEIGHBOURHOOD	Mimico

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Main	2.50 x 1.62	Ceramic Floor, Breakfast Bar, Open Concept
Dining Room	Main	3.34 x 3.73	Hardwood Floor, Combined w/Living
Living Room	Main	3.83 x 3.73	Hardwood Floor, W/O To Balcony, Open Concept
Primary Bedroom	Main	4.43 x 3.35	Hardwood Floor, 4 Pc Ensuite, Walk-In Closet(s)

ROOM	LEVEL	DIMENSIONS	FEATURES
Bedroom 2	Main	3.61 x 3.09	Hardwood Floor, Double Closet, 4 Pc Bath
Bathroom	Main	—	4 Pc Ensuite
Bathroom	Main	—	3 Pc Bath

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.