



CENTURY 21 FINE LIVING REALTY INC., Brokerage

FOR SALE

COMMERCIAL RETAIL

MLS# W13152848

2029-2031 Eglinton Avenue W, Toronto, ON M6E 2K4

Caledonia-Fairbank, Toronto · M6E 2K4

C\$ 1,849,900

0	9	4,580	—	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

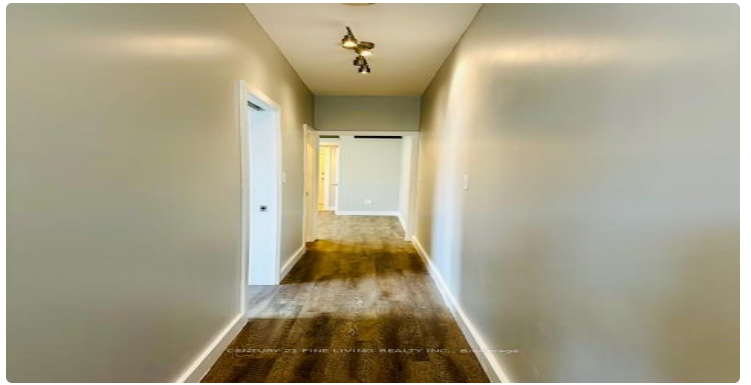
Prime Eglinton West Investment Opportunity with Exceptional Income & Growth Potential. A rare chance to secure a high-performing, income-producing asset in one of Toronto's most rapidly transforming corridors. Situated on a high-visibility Eglinton West corner, this property benefits from constant foot and vehicle traffic and is positioned steps from the upcoming Eglinton LRT, with two future stations within easy walking distance. The building features 8 fully tenanted residential units, all maintained with significant capital improvements by the current owners-ensuring stability, reduced operating risk, and long-term value preservation. With a net operating income exceeding \$120,000 this property offers strong existing returns with substantial upside as the neighbourhood continues to intensify and evolve. A strategic, future-focused investment in a high-growth urban pocket. Opportunities like this are increasingly rare.

PROPERTY DETAILS

PROPERTY TYPE	Commercial Retail
LISTING STATUS	For Sale
PROPERTY TYPE	Commercial Retail
ANNUAL TAX	\$12,972
POSTAL CODE	M6E 2K4
NEIGHBOURHOOD	Caledonia-Fairbank

GALLERY





LISTING AGENT

Pavel Shaganenko

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Prepared for you on October 27, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.