



FOR SALE

CONDO APARTMENT

MLS# W13411944

2212 Lake Shore Boulevard W 3001, Toronto, ON M8V 0C2

Mimico, Toronto · M8V 0C2

C\$ 738,000

2	2	850	1	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to this rare corner unit in the highly sought-after Humber Bay Shores community, offering 2b2b with a functional split-bedroom layout. This bright and spacious suite features floor-to-ceiling windows throughout, filling the home with natural light and showcasing unobstructed panoramic views of Lake Ontario. Enjoy outdoor living at its finest on the large wrap-around balcony, a standout feature perfect for entertaining or relaxing while taking in breathtaking lake views. Residents enjoy access to premium amenities including a fitness centre, indoor pool, sauna, party room, guest suites, 24-hour concierge, and visitor parking. Steps to grocery store, restaurants, banks, waterfront trails, parks, and transit, with easy access to downtown Toronto and major highways. Includes 1 parking space and 1 locker.

FEATURES

- ✓ Garage
- ✓ Clear View
- ✓ Lake/Pond
- ✓ Marina
- ✓ Park
- ✓ Public Transit

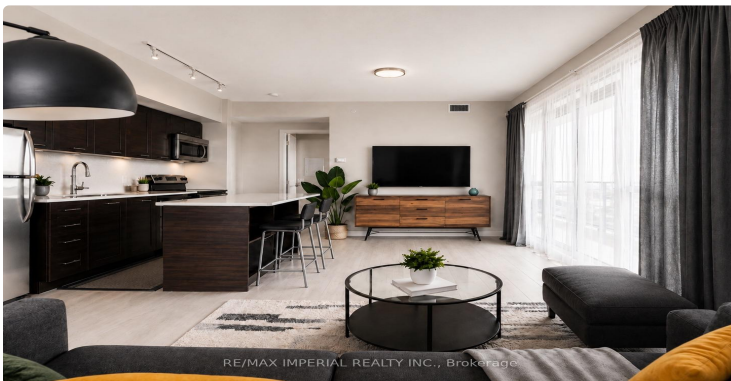
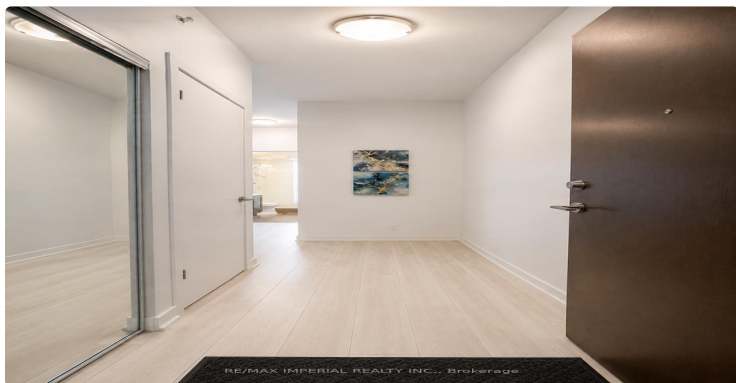
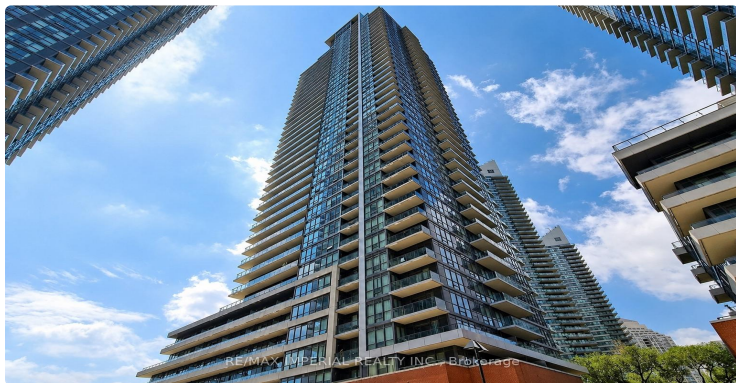
PROPERTY DETAILS

PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Sale
STYLE	Apartment
PROPERTY TYPE	Condo Apartment
AREA RANGE	800-899 sqft
PARKING	1 spaces
ANNUAL TAX	\$3,114
POSTAL CODE	M8V 0C2
NEIGHBOURHOOD	Mimico

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	—	—	Vinyl Floor, Open Concept, W/O To Terrace
Dining Room	—	—	Vinyl Floor, Combined w/Living, Overlook Patio
Kitchen	—	—	Centre Island, Quartz Counter, Stainless Steel Appl
Primary Bedroom	—	—	Vinyl Floor, 4 Pc Ensuite, Walk-In Closet(s)
Bedroom 2	—	—	Vinyl Floor, Large Closet, Window Floor to Ceiling

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.