FOR SALE | COMMERCIAL RETAIL | MLS# W13536478

# 935 The Queensway 1-3, Toronto, ON M8Z 1P3

Stonegate-Queensway, Toronto · M8Z 1P3

## C$ 700

| 0 | 0 | 4,389 | — | New | For Sale |
|---|---|---|---|---|---|
| BEDROOMS | BATHROOMS | SQ FT | PARKING | AGE (YRS) | TYPE |

# ABOUT THIS PROPERTY

Rare opportunity to purchase a brand new retail condo at grade in one of Toronto's fastest growing west-end corridors. Four units in total, offer prime ground-floor retail space within BLVD. Q, Mattamy's newest 11-storey, 210-unit boutique mid-rise condominium currently under construction at 935 The Queensway, Etobicoke. The unit fronts directly onto The Queensway with its own dedicated retail entrance, offering outstanding street presence and visibility on one of the city's busiest arterial routes. The building includes a shared service corridor, separate commercial waste and storage room, Type G loading, and 6 stalls of commercial underground parking. Strategically positioned between two of the GTA's highest-volume retail anchors, Costco Etobicoke (450m east) and IKEA Etobicoke (2.1km west) and steps from Cineplex Queensway, the site benefits from exceptional daily foot traffic and strong cross-visitation potential. Minutes to the Gardiner Expressway, Islington Subway Station, Kipling Station, and Mimico GO. The surrounding neighbourhood has an average household income of $120,748, rising to $165,179 at the community level, with a growing residential population fuelled by multiple new condominium completions in the immediate area.

## FEATURES

✓ New Build

## PROPERTY DETAILS

| | |
|---|---|
| PROPERTY TYPE | Commercial Retail |
| LISTING STATUS | For Sale |
| PROPERTY TYPE | Commercial Retail |
| AGE | New years |
| ANNUAL TAX | $48,279 |
| POSTAL CODE | M8Z 1P3 |
| NEIGHBOURHOOD | Stonegate-Queensway |

# GALLERY

CAFE
RE/MAX ULTIMATE REALTY INC., Brokerage

RE/MAX ULTIMATE REALTY INC., Brokerage

## LISTING AGENT


### Pavel Shaganenko

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