



FOR SALE DETACHED MLS# W13584444

2966 Islington Avenue, Toronto, ON M9L 2K6

Humber Summit, Toronto · M9L 2K6

C\$ 869,900

2	2	900	6	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

An incredible opportunity for Investors and or builders to own this amazing Income Property. The Official Plan Designated For MMS zoning (Main Street Mixed Use) ranging from commercial and residential applications. An exceptional area providing enormous upside potential for future development and Rezoning. The City of Toronto is exploring possible approval of additional housing applications and increased density along major roads. All buyers to verify and conduct their own due diligence with the city planning department.

FEATURES

- ✓ Basement
- ✓ Garage

PROPERTY DETAILS

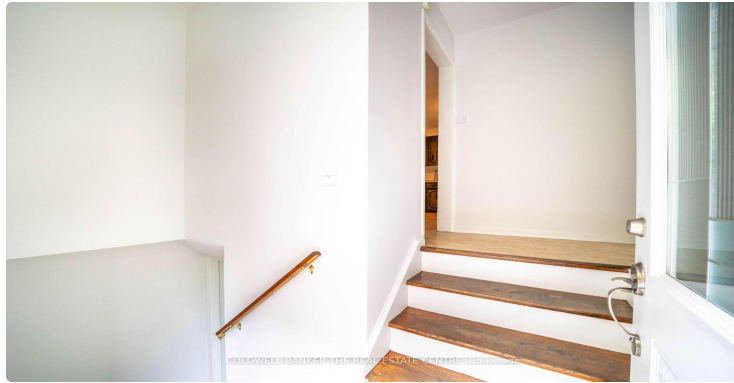
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Bungalow
PROPERTY TYPE	Detached
BASEMENT	Apartment, Partially Finished, Separate Entrance
FACING	West
AREA RANGE	700-1100 sqft
PARKING	6 spaces
ANNUAL TAX	\$3,606
POSTAL CODE	M9L 2K6
NEIGHBOURHOOD	Humber Summit

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Primary Bedroom	Flat	—	—
Bedroom 2	Flat	—	—
Bedroom 3	Flat	—	—
Kitchen	Flat	—	—
Family Room	Flat	—	—

GALLERY





LISTING AGENT

Pavel Shaganenko

COLDWELL BANKER THE REAL ESTATE CENTRE

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Prepared for you on October 26, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.