FOR LEASE | CONDO APARTMENT | MLS# W13656932

1450 Sheppard Avenue W 718, Toronto, ON M3M 2X1

York University Heights, Toronto · M3M 2X1

C$ 2,271/mo

2	1	950	2	—	For Lease
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Bright and well-appointed suite at Parkside Tower, 1450 Sheppard Ave W, nestled in the heart of North York surrounded by lush greenery including Downsview Park and Black Creek Parkland. Featuring an open concept layout with gleaming hardwood floors, a spacious balcony, and a modern kitchen complete with stainless steel appliances including a dishwasher and microwave hood fan. Located in a beautifully maintained building with newly renovated lobbies, elevators, and hallways. Steps to TTC bus service, minutes to York University, Humber River Hospital, Oakdale Golf & Country Club, and Downsview Supercentre. Easy access to Hwy 401 makes commuting seamless. Enjoy on-site laundry, parking, and friendly staff - all in a vibrant neighbourhood with schools, banks, shops, restaurants, and theatres at your doorstep. Heat is included. However, water and hydro are extra. Parking is rental and available at $100. Please note, some photos have been virtually staged. List price is net effective rent based on a one month free promotion on a 13-month lease. Actual rent amount is $2,498.

FEATURES

✓ Garage

PROPERTY DETAILS

PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Lease
STYLE	Apartment
PROPERTY TYPE	Condo Apartment
AREA RANGE	900-999 sqft
PARKING	2 spaces
POSTAL CODE	M3M 2X1
NEIGHBOURHOOD	York University Heights

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Flat	—	Parquet, Window, Combined w/Dining
Kitchen	Flat	—	Stainless Steel Appl, Granite Floor, Backsplash
Bedroom	Flat	—	Parquet, Window, Mirrored Closet
Dining Room	Flat	—	Window, Parquet, W/O To Balcony
Bedroom 2	Flat	—	Vinyl Floor, Window

GALLERY

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WORK
HARD
BE KIND
VALERY REAL ESTATE INC., Brokerage

VALERY REAL ESTATE INC., Brokerage

CLEAN CLOTHES
FRESH START
VALERY REAL ESTATE INC., Brokerage

LISTING AGENT

Pavel Shaganenko

VALERY REAL ESTATE INC.

Email: pshaganenko@gmail.com

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.