



FOR SALE

CONDO APARTMENT

MLS# W13731300

# 20 Shore Breeze Drive LPH02B, Toronto, ON M8V 1A1

Mimico, Toronto · M8V 1A1

C\$ 538,888

|          |           |       |         |           |          |
|----------|-----------|-------|---------|-----------|----------|
| 2        | 1         | 550   | 1       | 6-10      | For Sale |
| BEDROOMS | BATHROOMS | SQ FT | PARKING | AGE (YRS) | TYPE     |

## ABOUT THIS PROPERTY

The Best-Priced Unit To Come To Market At 20 Shore Breeze Drive With The Most Bonuses Included! Exceptional Value And An Incredible Opportunity To Own A Lower Penthouse Residence In One Of Toronto's Most Desirable Waterfront Communities!This Extraordinary 1-Bedroom Plus Den Lower Penthouse Offers An Impressive Combination Of Luxury, Views, Location, And Incredible Added Value. Setting This Unit Apart Is The Exceptional List Of Bonuses Included With The Sale: \*\*One Parking Space, One Locker, One Wine Storage Locker, And One Cigar Storage Locker!\*\* Upper Floor Residents Also Enjoy Exclusive Access To The Prestigious Sky Lounge, Adding Another Level Of Luxury And Exclusivity.Inside, This Beautifully Designed Residence Features Sleek Hardwood Flooring, Recessed Pot Lighting, And A Stylish 3-Piece Bathroom With A Stand-Up Shower. The Spacious Primary Bedroom Offers Direct Balcony Access Along With A Walk-In Closet, While The Versatile Den Provides Additional Space For A Home Office, Guest Area, Or Additional Living Space.The Chef-Inspired Kitchen Is A True Showpiece, Featuring Premium Miele Appliances Including A Built-In Oven, Range, And Impressive Chimney-Style Hood. A Striking Penny Tile Backsplash, Under-Cabinet Lighting, And Quartz Countertops Complete This Sophisticated Space, Making It Perfect For Everyday Living And Entertaining.Enjoy Breathtaking Views From This Lower Penthouse Residence While Being Steps From The Waterfront, Restaurants, Shops, Parks, Trails, And Public Transportation, With Downtown Toronto Just Minutes Away.Lower Penthouse Living, Incredible Bonuses, A Premier Waterfront Location, And The Best Priced Unit To Come To Market At 20 Shore Breeze Drive! This Is Exceptional Value That Is Hard To Beat!

### FEATURES

- ✓ Garage
- ✓ Beach
- ✓ Clear View
- ✓ Golf
- ✓ Hospital
- ✓ Marina
- ✓ Public Transit

### PROPERTY DETAILS

|                |                 |
|----------------|-----------------|
| PROPERTY TYPE  | Condo Apartment |
| LISTING STATUS | For Sale        |
| STYLE          | Apartment       |
| PROPERTY TYPE  | Condo Apartment |
| AGE            | 6-10 years      |
| AREA RANGE     | 500-599 sqft    |
| PARKING        | 1 spaces        |
| ANNUAL TAX     | \$3,307         |
| POSTAL CODE    | M8V 1A1         |
| NEIGHBOURHOOD  | Mimico          |

## ROOM BREAKDOWN

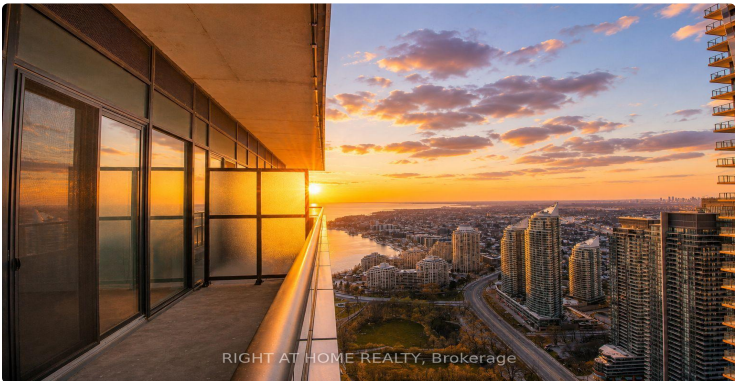
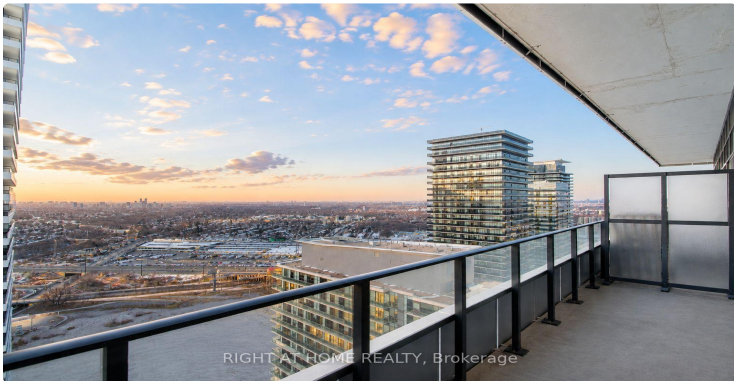
| ROOM        | LEVEL | DIMENSIONS | FEATURES                                   |
|-------------|-------|------------|--------------------------------------------|
| Living Room | Main  | —          | Hardwood Floor, Pot Lights, W/O To Balcony |

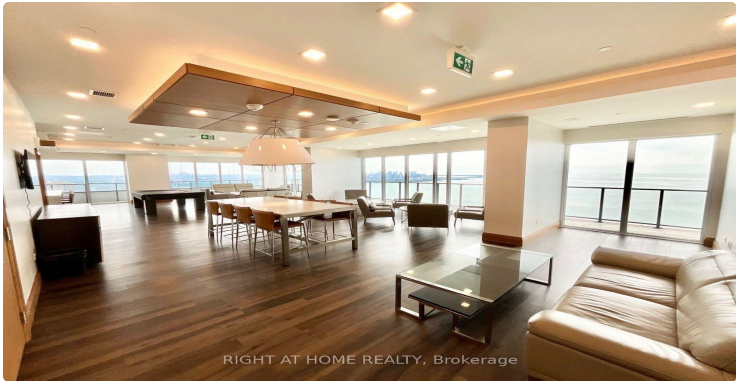
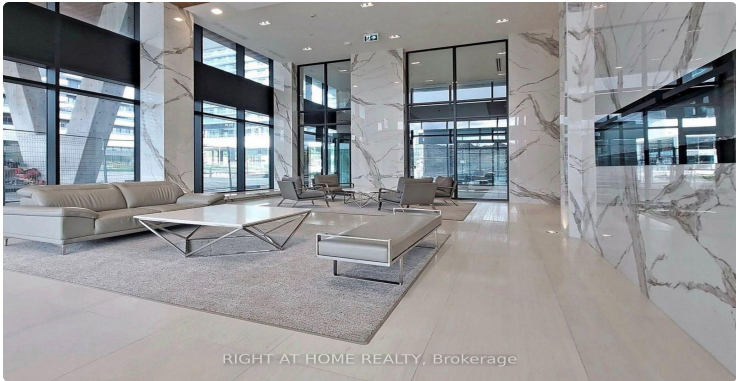
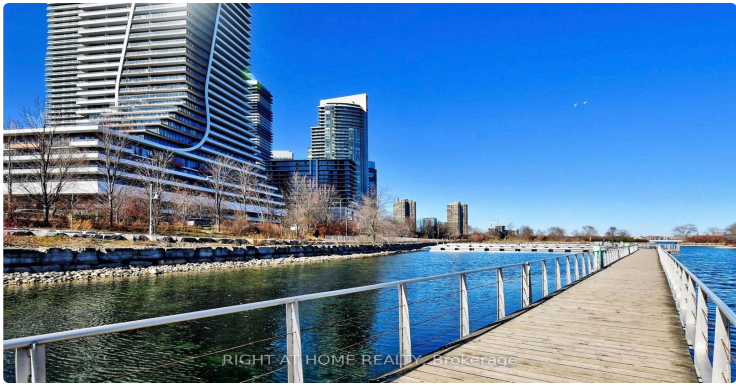
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RIGHT AT HOME REALTY

| ROOM            | LEVEL | DIMENSIONS | FEATURES                                          |
|-----------------|-------|------------|---------------------------------------------------|
| Dining Room     | Main  | —          | Hardwood Floor, Pot Lights, Open Concept          |
| Kitchen         | Main  | —          | Hardwood Floor, B/I Appliances, Quartz Counter    |
| Primary Bedroom | Main  | —          | Hardwood Floor, Walk-In Closet(s), W/O To Balcony |
| Den             | Main  | —          | Hardwood Floor                                    |

GALLERY





## LISTING AGENT

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**Pavel Shaganenko**

RIGHT AT HOME REALTY

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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.