



KW Living Realty, Brokerage

FOR LEASE DETACHED MLS# W13746482

484 Westmount Avenue Garden Suite, Toronto, ON M6E 3N5

Caledonia-Fairbank, Toronto · M6E 3N5

C\$ 3,000/mo

3	2	1,300	1	New	For Lease
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Be the first to live in this newly built Garden Suite by Modcity! Enjoy your own detached, modern 3-bedroom, 2-bathroom home offering over 1,100 sq. ft. of thoughtfully designed livingspace featuring 9-foot high ceilings, large windows and engineered hardwood flooring throughout. Highlights include custom millwork, premium stainless steel appliances (including a gas range!) and high-end finishes throughout. An in-suite stacked washer/dryer brings ease to everyday living and saves you a trip to the laundromat. Water and High Speed Bell Fibe Internet are INCLUDED, with Heat and Hydro separately metered for full control over utilities. Conveniently located a short commute or 15-minute walk to Fairbank LRT Station (Eglinton Ave W) making access to shopping, dining and entertainment across the City a breeze. Ideal for young families or working professionals seeking to upgrade to a brand-new residence that boasts comfort, convenience and security within a prime Toronto neighbourhood!

FEATURES

- ✓ Garage
- ✓ Fenced Yard
- ✓ Library
- ✓ Park
- ✓ Public Transit
- ✓ Rec./Commun.Centre
- ✓ School
- ✓ New Build

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Lease
STYLE	Garden House
PROPERTY TYPE	Detached
FACING	West
AGE	New years
AREA RANGE	1100-1500 sqft
PARKING	1 spaces
POSTAL CODE	M6E 3N5
NEIGHBOURHOOD	Caledonia-Fairbank

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Main	—	Combined w/Living, Stainless Steel Appl, Quartz Counter
Living Room	Main	—	Combined w/Living, Window, Hardwood Floor
Dining Room	Main	—	Combined w/Living, Window, Hardwood Floor
Primary Bedroom	Main	—	Hardwood Floor
Bedroom	Main	—	Window, Hardwood Floor

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ROOM	LEVEL	DIMENSIONS	FEATURES
Bedroom	Main	—	Window, Hardwood Floor

GALLERY





LISTING AGENT

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KW LIVING REALTY

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Prepared for you on October 28, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.