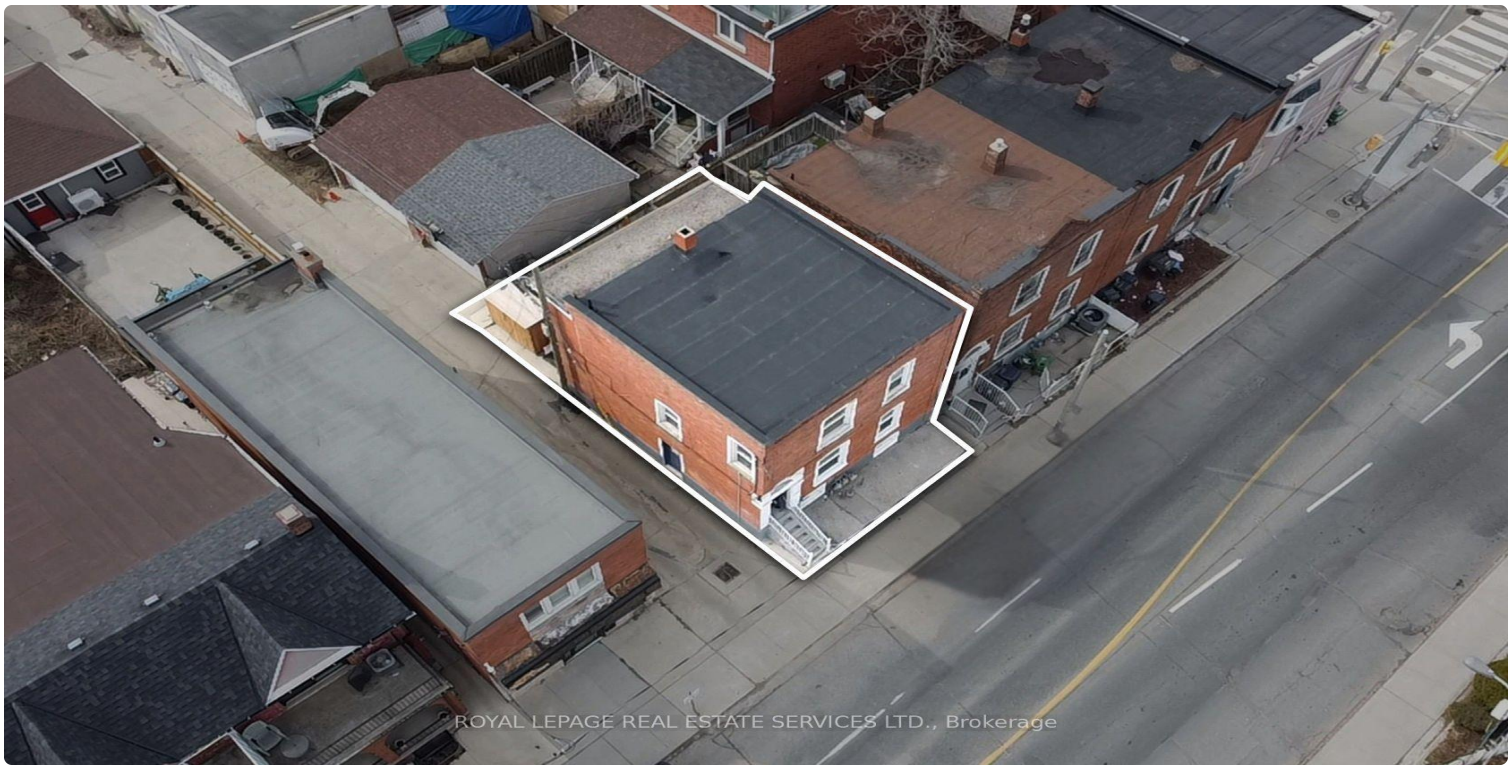


FOR SALE | INVESTMENT | MLS# W13767790

740 Lansdowne Avenue, Toronto, ON M6H 3Y8

Dovercourt-Wallace Emerson-Junction, Toronto · M6H 3Y8

C$ 1,299,000

0	3	1,357	—	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

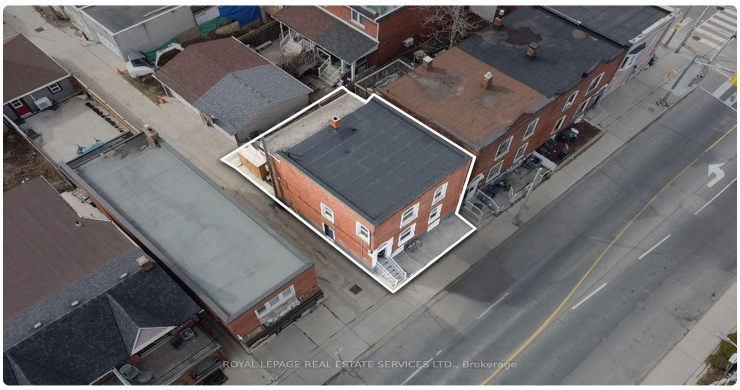
ABOUT THIS PROPERTY

Legal triplex located in the Junction-Wallace pocket of West Toronto. Take advantage of this well-maintained and vacant property to place new market-rent-paying tenants with the potential to earn over 7% on invested capital. Walking distance to Lansdowne Station and the Bloordale Village, and a walk score of 91, makes this legal triplex easy to rent. This well-maintained property comprises three two-bedroom units featuring bright interiors, hardwood flooring, private entrances, access to a rear yard, a new roof, and a new furnace. With no existing tenancies, the property offers a true blank slate for leasing at current market rents, repositioning through upgrades, or holding as a turnkey income asset. Located in a well-connected area with exceptional walkability to shops, restaurants, community centres, and schools, the property benefits from strong and consistent tenant demand. This unique investment opportunity is ideal for investors seeking reliable rental cash flow, long-term stability, and portfolio diversification. The seller is a Registered Real Estate Agent (RREA).

PROPERTY DETAILS

PROPERTY TYPE	Investment
LISTING STATUS	For Sale
PROPERTY TYPE	Investment
ANNUAL TAX	$5,022
POSTAL CODE	M6H 3Y8
NEIGHBOURHOOD	Dovercourt-Wallace Emerson-Junction

GALLERY


ROYAL LEPAGE REAL ESTATE SERVICES LTD., Brokerage

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LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE REAL ESTATE SERVICES LTD.

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.