



FOR SALE

CONDO APARTMENT

MLS# W13804896

2111 Lake Shore Boulevard W 121, Toronto, ON M8V 4B2

Mimico, Toronto · M8V 4B2

C\$ 899,900

2	2	1,500	2	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

TWO FULL BATHROOMS + MAIN FLOOR POWDER ROOM! Welcome to one of Newport Beach's most coveted residences - a rare two-storey ground-floor suite that truly lives like a townhome. Nestled within the prestigious Newport Beach community on the Mimico waterfront, Unit 121 offers an exceptional blend of space, style, and lifestyle that simply cannot be replicated in a standard high-rise suite. Spanning approximately 1400 sq ft across two levels, this 2-bedroom, 2-bathroom home impresses from the moment you step inside. The main floor is designed for effortless entertaining, with an open-concept layout, soaring 10-foot ceilings, and a seamless flow between the living, dining, and kitchen areas. Step outside to your private terrace - a generous outdoor retreat perfect for morning coffee, al fresco dining, or simply soaking in the vibrant Humber Bay Shores atmosphere. Upstairs, two well-appointed bedrooms each offer their own ensuite bathroom, providing the privacy and comfort of a true home. The primary suite features ample closet space and a spa-inspired bath, creating a peaceful sanctuary at the end of the day. Beyond your front door, Newport Beach spoils residents with resort-caliber amenities including a fully equipped fitness centre, concierge service, party room, and visitor parking. And the location? Unbeatable. Steps from the waterfront trails of Humber Bay Shores Park and Sir Casimir Gzowski Park, minutes to the vibrant shops and restaurants along Lake Shore, and with easy access to downtown Toronto via the Gardiner Expressway or Mimico GO Station. This is lakeside living without compromise - spacious, sophisticated, and steps from the water. A rare opportunity not to be missed.

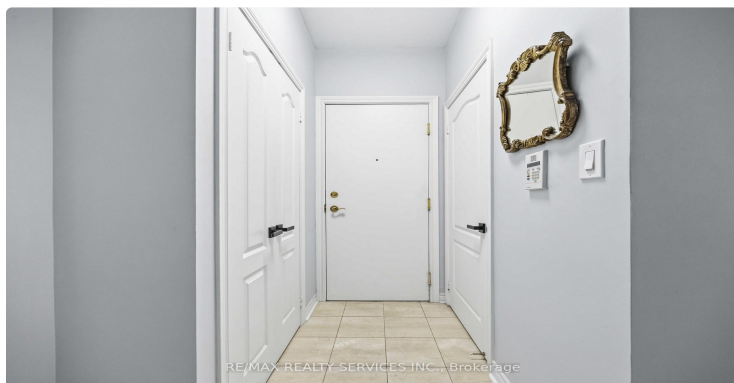
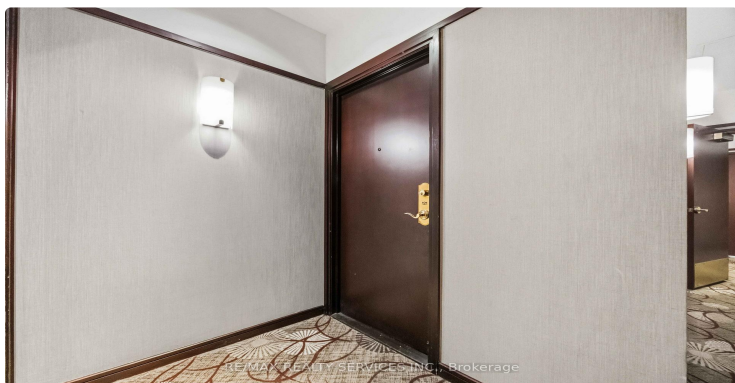
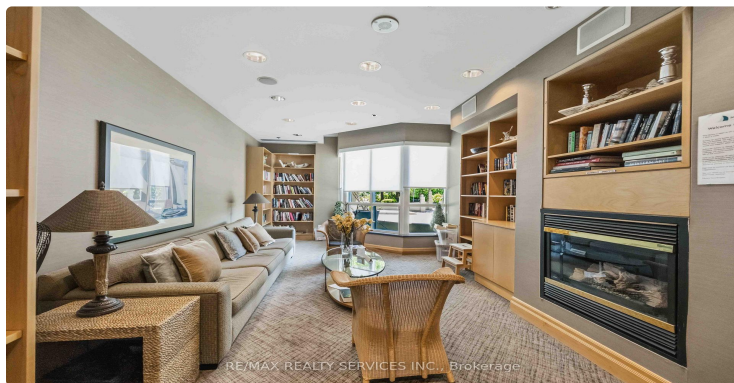
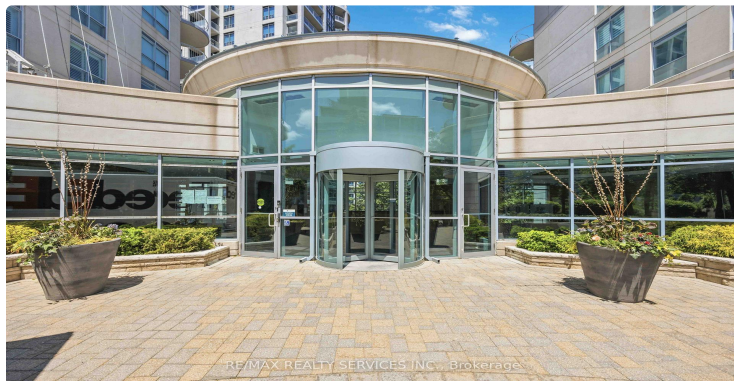
FEATURES

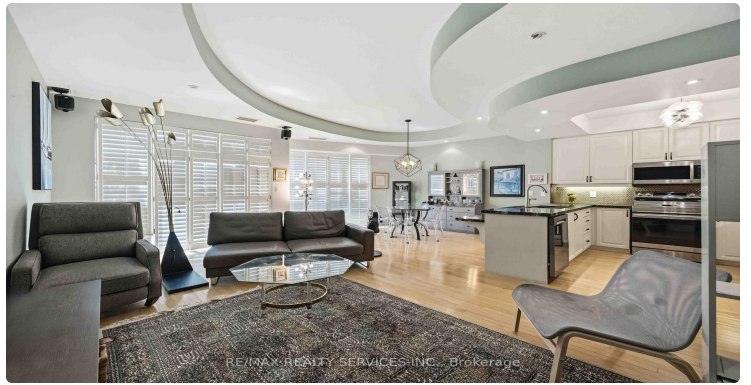
- ✓ Waterfront
- ✓ Garage

PROPERTY DETAILS

PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Condo Apartment
AREA RANGE	1400-1599 sqft
PARKING	2 spaces
ANNUAL TAX	\$4,193
POSTAL CODE	M8V 4B2
NEIGHBOURHOOD	Mimico

GALLERY





LISTING AGENT

Pavel Shaganenko

RE/MAX REALTY SERVICES INC.

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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.