



FOR SALE

DUPLEX

MLS# W13851802

24 Victoria Street, Toronto, ON M8V 1M6

Mimico, Toronto · M8V 1M6

C\$ 1,199,999

6	3	1,750	4	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Rare & Exceptional Opportunity In The Heart Of Mimico! This well-maintained, owner-occupied legal duplex offers an incredible combination of multiple units, location, lot size, and parking. Currently configured as a legal duplex, featuring a spacious 2-bedroom main-floor unit and a generous 3-bedroom upper unit. The lower level offers an additional 1-bedroom apartment with a separate entrance, an excellent opportunity for buyers looking to maximize the property's potential. Each unit features separate hydro meter and ensuite laundry. Set on a rare 146-foot-deep lot, the property also features a detached garage and private parking; an exceptional offering in this highly sought-after Mimico neighbourhood. The home has been lovingly cared for by its owner and offers a fantastic opportunity for investors, multi-generational families or buyers looking for additional rental income. Steps to Parklawn and Lakeshore, enjoy the best of Mimico with the lake, waterfront trails, parks, dining, shopping, transit and major commuter routes all close by. A truly rare property with exceptional potential in one of Toronto's most desirable west-end communities.

FEATURES

- ✓ Basement
- ✓ Garage

PROPERTY DETAILS

PROPERTY TYPE	Duplex
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Duplex
BASEMENT	Apartment, Finished with Walk-Out, Finished, Separate Entrance
FACING	North
AREA RANGE	1500-2000 sqft
PARKING	4 spaces
ANNUAL TAX	\$5,580
POSTAL CODE	M8V 1M6
NEIGHBOURHOOD	Mimico

GALLERY





LISTING AGENT

Pavel Shaganenko

RE/MAX WEST REALTY INC.

Email: pshaganenko@gmail.com

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