



SPECTRUM REALTY SERVICES INC., Brokerage

FOR LEASE

DETACHED

MLS# W13883542

172 Queenslea Avenue Lower, Toronto, ON M9N 2L3

Humberlea-Pelmo Park W4, Toronto · M9N 2L3

C\$ 2,000/mo

2	1	1,750	1	—	For Lease
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Live comfortably in a sunny, modern 2-bedroom basement apartment with large windows, tucked inside one of Humberlea-Pelmo Park's most peaceful, tree-lined & mature pockets. This home offers a bright open-concept layout with its generously sized living / dining room, with space to set up your work-from-home nook. Freshly painted, new laminate flooring, pot lights, and spacious bedrooms designed for restful nights and organized living. The kitchen is a standout - corian counters, soft-close cabinetry, stainless steel appliances, and a new dishwasher - perfect for cooking and unwinding with a quiet meal. The spa-inspired bathroom features a rain-shower fixture. Thoughtful touches like extra ceiling insulation create a more serene living experience. Enjoy the generous storage options. Come home through your private entrance to a space that feels calm and contemporary. Utilities included; internet excluded. One parking spot. Outside, you're steps from Humber River trails, nearby parks, and a vibrant community with local events. Commuting is effortless: 5 minutes to the 400/401, 20-minute walk to WESTON UP Express/GO Train stations. Fast access to Pearson Airport and Humber River Hospital plus the many diverse grocery and restaurant options. Perfect for professionals or couples who want a clean, stylish, move-in-ready home in a neighbourhood that blends convenience with nature. No smoking or pets. Landlord lives upstairs. Includes One designated Parking spot on the driveway and Utilities for 2 people.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Golf
- ✓ Hospital
- ✓ Public Transit
- ✓ Park
- ✓ Greenbelt/Conservation
- ✓ Arts Centre

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Lease
STYLE	Bungalow
PROPERTY TYPE	Detached
BASEMENT	Apartment, Separate Entrance
FACING	North
AREA RANGE	1500-2000 sqft
PARKING	1 spaces
POSTAL CODE	M9N 2L3
NEIGHBOURHOOD	Humberlea-Pelmo Park W4

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Lower	—	Pot Lights, Laminate, Combined w/Dining
Dining Room	Lower	—	Above Grade Window, Pot Lights, Combined w/Living.

ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Lower	—	Stainless Steel Appl, Stone Counters, Double Sink
Primary Bedroom	Lower	—	Double Closet, Large Window
Bedroom 2	Lower	—	Double Closet, Laminate, Large Window

GALLERY





LISTING AGENT

Pavel Shaganenko

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Prepared for you on October 26, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.