



FOR SALE

INVESTMENT

MLS# W14082484

1213 Weston Road, Toronto, ON M6M 4P7

Mount Dennis, Toronto · M6M 4P7

C\$ 1,899,000

0	0	2,600	—	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Exceptional mixed-use investment opportunity in the rapidly evolving Mount Dennis community. 1213-1215 Weston Rd features 5 residential apartments and 1 retail unit, offering strong and stable cash flow with remarkably low operating expenses. Fully renovated and fire retrofitted, this turnkey asset benefits from updated mechanical systems and efficiencies rarely found in buildings of this scale. The residential component consists of two spacious 2-bedroom upper units and three well-designed 1-bedroom main/lower units, all featuring good height ceilings, bright interiors, and updated kitchens. Ample on-site parking further enhances tenant and retail appeal. Positioned on a 32.72 x 100 ft lot in one of Toronto's fastest-transforming west-end neighbourhoods, the property stands to benefit from significant infrastructure and transit investment underway throughout the area. Located just minutes from the growing Mount Dennis mobility hub, the neighbourhood is being reshaped by the opening of the Eglinton Crosstown LRT and the future Eglinton Crosstown West Extension, connecting residents to TTC, GO Transit, and UP Express services with improved access across the GTA and Pearson Airport. The broader Mount Dennis and Weston corridor continues to see substantial revitalization, transit-oriented growth, and new residential development, reinforcing long-term upside and tenant demand in the area. A rare opportunity to acquire a stabilized, low-maintenance mixed-use asset with strong fundamentals in a neighbourhood positioned for continued growth, possible land assembly and infrastructure investment.

PROPERTY DETAILS

PROPERTY TYPE	Investment
LISTING STATUS	For Sale
PROPERTY TYPE	Investment
ANNUAL TAX	\$8,199
POSTAL CODE	M6M 4P7
NEIGHBOURHOOD	Mount Dennis

GALLERY



PROPERTY.CA INC., Brokerage



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LISTING AGENT

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