



SUTTON GROUP QUANTUM REALTY INC., Brokerage

FOR SALE

CONDO APARTMENT

MLS# W14097280

50 George Butchart Drive 407, Toronto, ON M3K 1Y2

Downsview-Roding-CFB, Toronto · M3K 1Y2

C\$ 575,000

2	2	750	1	0-5	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to this exceptional corner suite offering unobstructed views of Downsview Park and approximately 280 sq. ft. of private outdoor living space across two expansive balconies. Perfectly positioned on the coveted fourth-floor corner of one of the community's most sought-after newer buildings, this residence offers a rare combination of privacy, natural light, and breathtaking views. Enjoy spectacular sunsets from the northwest-facing balcony, while the southeast-facing balcony welcomes the morning sun and offers distant views of Toronto's iconic CN Tower. One of the unique advantages of the fourth-floor location is its open outlook over the building's decorative rooftop stone terrace, creating a rare sense of space and privacy while preserving expansive views beyond. With windows on two sides, this bright and airy suite is filled with natural light throughout the day, creating a warm and inviting atmosphere that seamlessly blends indoor and outdoor living. Designed for modern living, the open-concept layout features premium finishes, a functional split-bedroom design, parking, locker, and Rogers high-speed internet included. Residents enjoy access to outstanding amenities including a fitness centre, yoga studio, party room, guest suite, children's playroom, co-working space, playground, and 24-hour concierge service. Located just steps from the subway, with convenient access to Highways 401 and 400, Humber River Hospital, Yorkdale Shopping Centre, parks, and everyday essentials, this home also benefits from the exciting future redevelopment of Downsview, making it an exceptional lifestyle and investment opportunity in one of Toronto's fastest-growing communities.

FEATURES

- ✓ Garage
- ✓ Hospital
- ✓ Park
- ✓ Public Transit
- ✓ School
- ✓ New Build

PROPERTY DETAILS

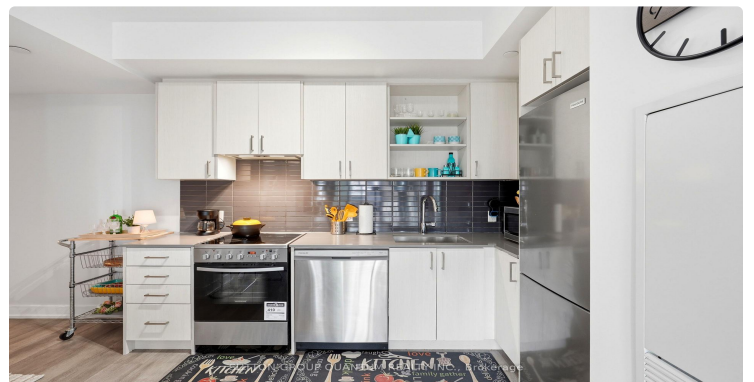
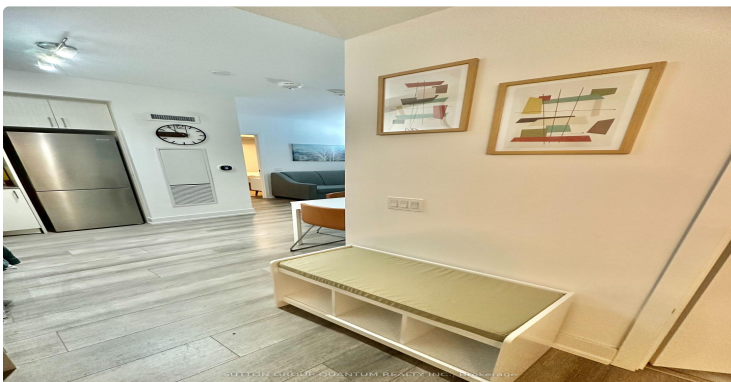
PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Sale
STYLE	Apartment
PROPERTY TYPE	Condo Apartment
AGE	0-5 years
AREA RANGE	700-799 sqft
PARKING	1 spaces
ANNUAL TAX	\$2,617
POSTAL CODE	M3K 1Y2
NEIGHBOURHOOD	Downsview-Roding-CFB

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Flat	—	W/O To Balcony, Combined w/Dining, Combined w/Kitchen

ROOM	LEVEL	DIMENSIONS	FEATURES
Dining Room	Flat	—	Laminate, Combined w/Living, Combined w/Kitchen
Kitchen	Flat	—	Laminate, Stainless Steel Appl, Quartz Counter
Primary Bedroom	Flat	—	W/O To Balcony, Walk-In Closet(s), 4 Pc Ensuite
Bedroom 2	Flat	—	Closet, Walk-In Bath
Foyer	Flat	—	—
Laundry	Flat	—	—

GALLERY





LISTING AGENT

Pavel Shaganenko

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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.