



FOR SALE

DETACHED

MLS# W14116106

122 Emerson Avenue, Toronto, ON M6H 3T1

Dovercourt-Wallace Emerson-Junction, Toronto · M6H 3T1

C\$ 1,299,000

5	3	1,750	2	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Great opportunity in one of Toronto's most exciting west-end neighbourhoods! This detached 2-storey home offers exceptional flexibility for end-users, multi-generational families, or buyers looking to offset their mortgage with income potential. Featuring two kitchens above grade, the main floor offers a spacious living room, dining room and kitchen, while the second floor includes two bedrooms and a second kitchen. The third level provides two additional bedrooms, creating a versatile layout to suit a variety of living arrangements. A separate entrance to the basement offers additional flexibility for future use (subject to all applicable approvals). Completing the property is a rare double detached garage accessed by laneway, providing ample parking, storage, and exciting future potential. Ideally situated in the vibrant Wallace Emerson neighbourhood between Dupont Street and Bloor Street West, with easy access to Lansdowne and Dufferin, this location offers an outstanding urban lifestyle. Just a short walk to the trendy cafes, breweries, restaurants and artisan shops along Geary Avenue, everyday conveniences at Dufferin Mall, and excellent TTC transit including Lansdowne and Dufferin subway stations. Enjoy nearby parks, schools, and the newly redeveloped Wallace Emerson Community Recreation Centre, featuring modern recreational facilities, pools, fitness amenities, and expanded green space as part of one of Toronto's most significant community revitalization projects. With excellent walkability, nearby cycling routes, and quick access to the UP Express, GO Transit, and Toronto's downtown core, this property offers the perfect balance of neighbourhood charm and city convenience. Whether you're searching for a family home with room to grow or a property offering valuable income potential, this is an exceptional opportunity in one of Toronto's most desirable west-end communities.

FEATURES

- ✓ Basement
- ✓ Garage

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2 1/2 Storey
PROPERTY TYPE	Detached
BASEMENT	Finished, Separate Entrance
FACING	West
AREA RANGE	1500-2000 sqft
PARKING	2 spaces
ANNUAL TAX	\$6,407
POSTAL CODE	M6H 3T1
NEIGHBOURHOOD	Dovercourt-Wallace Emerson-Junction

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Foyer	Main	—	W/O To Porch, Ceramic Floor, Hardwood Floor
Living Room	Main	—	Window, Parquet, Double Doors
Bedroom	Main	—	Window, Parquet
Kitchen	Main	—	Family Size Kitchen, Window, Ceramic Floor
Bathroom	Main	—	4 Pc Bath, Ceramic Floor, Window
Kitchen	Second	—	W/O To Deck, Double Sink, Vinyl Floor
Bedroom	Second	—	Hardwood Floor, Closet, Window
Primary Bedroom	Second	—	Hardwood Floor, Window, Closet
Bedroom	Third	—	Closet, Window, Laminate
Office	Third	—	Laminate, Window
Cold Room/Cantina	Basement	—	Window, Concrete Floor
Recreation	Basement	—	Vinyl Floor
Bedroom	Basement	—	Vinyl Floor, Walk-Out
Laundry	Basement	—	Vinyl Floor, Closet
Cold Room/Cantina	Basement	—	Vinyl Floor, Window
Bathroom	Basement	—	4 Pc Bath, Window, Ceramic Floor

GALLERY





LISTING AGENT

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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.