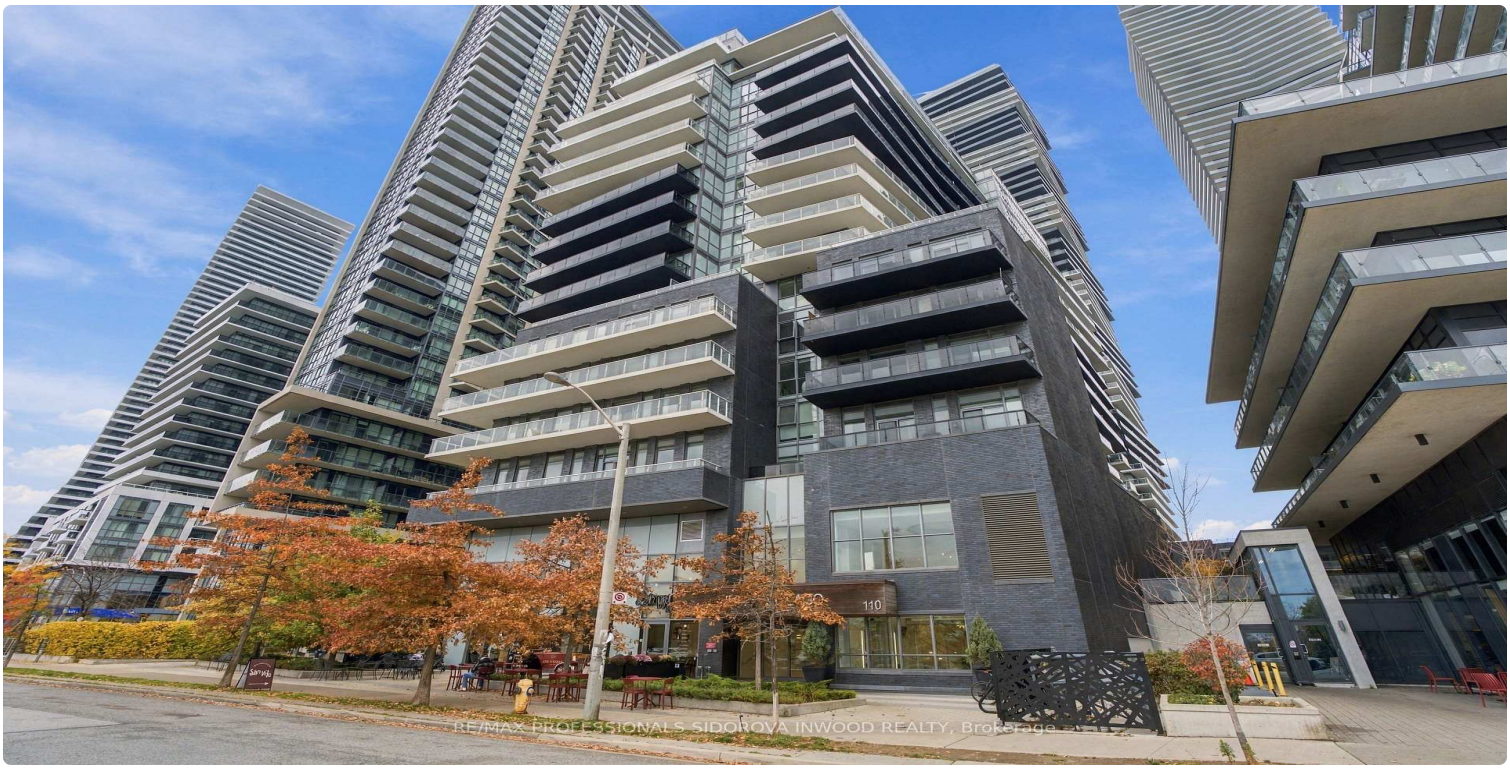


FOR LEASE | CONDO APARTMENT | MLS# W14141414

110 Marine Parade Drive 104, Toronto, ON M8V 0A3

Mimico, Toronto · M8V 0A3

C$ 2,550/mo

2	1	650	1	6-10	For Lease
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Step into luxury, functionality, and comfort all at once in Suite #104. Located at the prestigious Riva del Lago, this is your opportunity to call a rarely offered, practical one-bedroom plus den in a highly sought-after building. Enter into a sun-bathed foyer with soaring ceiling heights surpassing 10 feet, truly setting the tone for what is to come. The kitchen is complete with stone countertops, plenty of built-in storage, and full-size appliances, including a brand new dishwasher; a rarity in a one bedroom plus den! The open-concept living and dining room offers flexibility, with an oversized coat closet, bright pot lights, and a walk-out to the terrace. Floor-to-ceiling windows flood the space with natural light, creating a vibrant, airy atmosphere. The terrace is a highlight; unlike your average condo balcony, it features a barbecue gas line and plenty of space to move. This becomes the perfect summer spot for enjoying the sun, al-fresco dining, or simply unwinding. Leave the patio and directly enter your bedroom through a secondary entrance. Spacious and radiant, the bedroom also features a walk-in closet. The suite concludes with a large den, perfect for a home office or quiet escape, as well as a four-piece bathroom featuring a custom sink vanity, extra storage, and a soaking tub. Riva del Lago hosts premium amenities, including a two-storey gym, party room, private theatre, billiards/games room, outdoor patio and BBQ area, guest suites, friendly concierge, visitor parking, bike storage, car wash area, and pet wash station. The adjacent sister building also includes an indoor pool, hot tub, and sauna for residents' use. Enjoy a vibrant waterfront community where restaurants, cafes, parks, and scenic trails are just steps away. Whether it's a short walk to the streetcar, minutes to the Gardiner, or a quick drive to Mimico GO Station, access to the downtown core and airport is a breeze. **Some photos have been virtually staged.**

FEATURES

- ✓ Garage
- ✓ Public Transit
- ✓ School
- ✓ School Bus Route
- ✓ Lake/Pond
- ✓ Park
- ✓ Place Of Worship

PROPERTY DETAILS

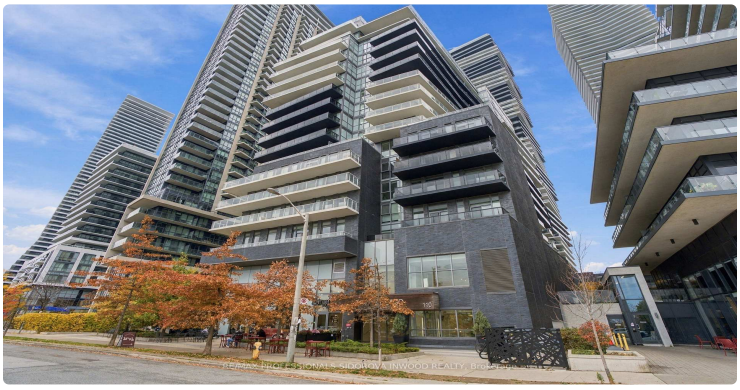
PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Lease
STYLE	Apartment
PROPERTY TYPE	Condo Apartment
AGE	6-10 years
AREA RANGE	600-699 sqft
PARKING	1 spaces
POSTAL CODE	M8V 0A3
NEIGHBOURHOOD	Mimico

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Main	—	Laminate, Stone Counters, Stainless Steel Appl

ROOM	LEVEL	DIMENSIONS	FEATURES
Dining Room	Main	—	Laminate, Pot Lights, Closet
Living Room	Main	—	Laminate, Window Floor to Ceiling, W/O To Patio
Bedroom	Main	—	Laminate, Walk-In Closet(s), W/O To Patio
Den	Main	—	Laminate, Combined w/Laundry, 4 Pc Bath

GALLERY















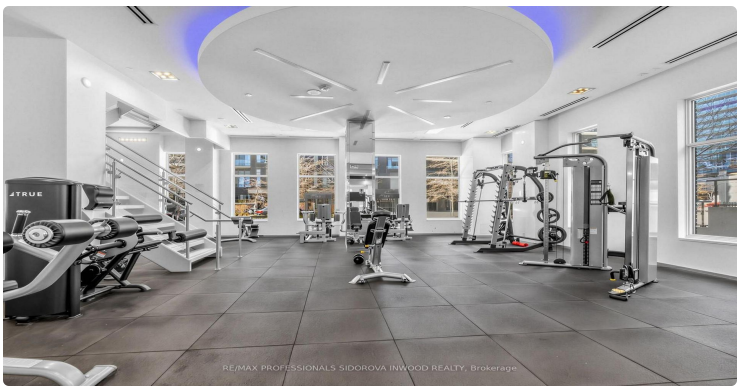






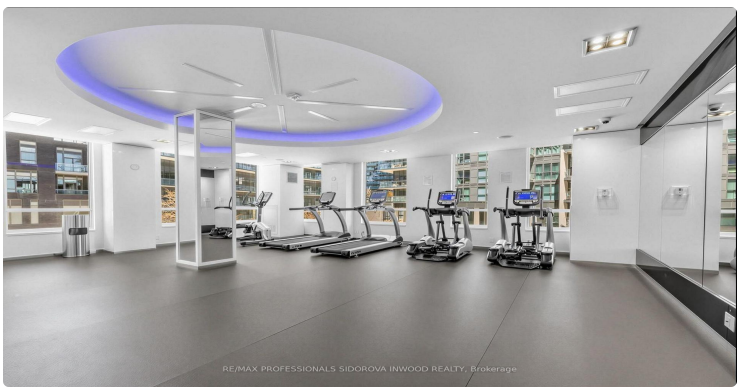












LISTING AGENT

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Prepared for you on November 3, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.