

FOR SALE | STORE W APT/OFFICE | MLS# W14150270

280-282 Brown's Line, Toronto, ON M8W 3T5

Alderwood, Toronto · M8W 3T5

C$ 1,089,000

2	1	2,250	1	51-99	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Amazing opportunity to own a commercial/residential space, prime Alderwood area. Store front exposure on brown's line, lots of shared front parking, single built-in parking garage at the rear of the property for owner/tenant private parking. current owner has a well established business "JOSEPHINE SPA" and has been in operation since 2002. BUSINESS CAN BE SOLD SEPARATELY if buyer is interested? SPA use the Main floor and basement. separate entrance to the second floor apartment, open concept layout. TRAFFIC PATTERN - HEAVY Onsite Details: PREDOMINANT EXPOSURE - EAST, REAR ACCESS - DRIVEWAY, FREEON SITE, TRANSIT - BUS, OFFICIAL PLAN DESIGNATED - MIXED USE (INCLUDING RESIDENTIAL), MAJOR TRANSIT. Highly desirable area of south Etobicoke with easy access to 427/QEW/401. steps to go/streetcars. walk to all amenities and park area.

FEATURES

- ✓ Basement
- ✓ Garage

PROPERTY DETAILS

PROPERTY TYPE	Store W Apt/Office
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Store W Apt/Office
BASEMENT	Finished
FACING	East
AGE	51-99 years
AREA RANGE	2000-2500 sqft
PARKING	1 spaces
ANNUAL TAX	$9,636
POSTAL CODE	M8W 3T5
NEIGHBOURHOOD	Alderwood

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Second	—	Ceramic Floor, Ceramic Backsplash, Overlooks Living
Primary Bedroom	Second	—	Laminate
Bedroom 2	Second	—	Laminate

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Second	—	Combined w/Dining, Laminate, Staircase

LISTING AGENT

Pavel Shaganenko

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Prepared for you on November 5, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.