



2221 Yonge St 4506 Toronto Ontario M4S 0B8 Toronto C10 Mount Pleasant West Toronto Taxes: \$2,739.56 / 2025 For: Sale SPIS: N DOM: 64		Sold: \$446,000 List: \$450,000
Condo Apt Apartment Unit#: 6 Corp#: TSCC / 2854	#Shares%: Locker#: Locker Lev/Unit: Locker Unit: Level: 45	Rms: 4 Bedrooms: 1 Washrooms: 1 1x4xFlat
Dir/Cross St: Yonge/Eglinton Prop Mgmt: Berkley Property Management (437)833-6377		

MLS#: C12024933 **Sold Date:** 05/20/2025
PIN#: 768540593


Kitchens: 1 Fam Rm: N Basement: None Fireplace/Stv: N Heat: Forced Air / Gas Apx Age: 0-5 Apx Sqft: 500-599 Sqft Source: 518 sq.ft. Exposure: S Assessment: Spec Desig: Unknown Phys Hdcap-Eqp:	Pets Perm: Restrict Locker: None Maint: \$411.97 A/C: Central Air Central Vac: N UFFI: Elev/Lift: Y Retirement: Taxes Incl: Water Incl: Heat Incl: Hydro Incl: Cable TV Incl: CAC Incl: Bldg Ins Incl: Y Prkg Incl: Cert Level: Energy Cert: GreenPIS: Prop Feat: Clear View, Ensuite Laundry, Pets Allowed with Restrictions, Public Transit, School	Balcony: Open Ens Lndry: Y Lndy Lev: Exterior: Concrete Gar/Gar Spcs: Underground / 0 Park/Drive: None Park Type: None Park/Drv Spcs: 0 Tot Prk Spcs: 0 Park \$/Mo: Prk Lvl/Unit: Bldg Amen: Concierge, Gym, Media Room, Party/Meeting Room, Rooftop Deck/Garden Com Elem Incl: Y
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Waterfront: None

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Flat	12.6	x 9.09	Combined W/Dining	W/O To Balcony	South View
2	Dining	Flat	12.6	x 9.09	Combined W/Living	Open Concept	O/Looks Living
3	Kitchen	Flat	12.6	x 9.09	Modern Kitchen	B/I Appliances	Quartz Counter
4	Prim Bdrm	Flat	11.48	x 9.97	Laminate	B/I Closet	Large Window

Client Remks: Elegant Condominium In The Heart of Midtown At Yonge & Eglinton. This 518 sq.ft., 1 Bed unit offers a Functional Open-concept layout with No Wasted space, Perfect for Comfortable City living. Enjoy Breathtaking South-facing Views from the Expansive 135 sq.ft. Balcony, Bringing in including a Rooftop terrace, State-of-the-Art fitness Club, Hot & Warm pool, Yoga studio, North Toronto CI School districts. Experience the Best of Vibrant Midtown living convenience, in Plenty of Natural light. The Modern Kitchen is Equipped with Quartz Countertops, Stainless Steel Appliances, and Ample Storage. Steps to the Subway, LRT, Top-rated Restaurants, Boutiques shops, Farm Boy, and everyday essentials. This building offers World-class Amenities, Stylish lounges, Media room, and More. Located in the highly sought-after Whitney Jr. PS & North Toronto CI School districts. Experience the Best of Vibrant Midtown living convenience, Incredible Dining, and Seamless Transit Access Right at Your Doorstep!!!

Extras:
Listing Contracted With: HOMELIFE LANDMARK REALTY INC. 905-305-1600



RE/MAX REALTRON REALTY INC., Brokerage

2221 Yonge St 4606
Toronto Ontario M4S 0B8
Toronto C10 Mount Pleasant West Toronto
Taxes: \$2,739.55 / 2025 **For:** Sale **SPIS:** N **DOM:** 8

Sold: \$450,000
List: \$399,990

Condo Apt
Apartment
Unit#: 06
Corp#: TSCC / 2854

#Shares%:
Locker#:
Locker Lev/Unit:
Locker Unit:
Level: 46

Rms: 4
Bedrooms: 1
Washrooms: 1
1x4xFlat

Dir/Cross St: Yonge & Eglinton
Prop Mgmt: Berkley Property Management Inc. 437-833-6377

MLS#: C12206236
PIN#: 768540604

Sold Date: 06/17/2025



Kitchens: 1 Fam Rm: N Basement: None Fireplace/Stv: N Heat: Forced Air / Gas Apx Age: 0-5 Apx Sqft: 500-599 Sqft Source: Floorplan Exposure: S Assessment: Spec Desig: Unknown Phys Hdcap-Eqp:	Pets Perm: Restrict Locker: None Maint: \$412 A/C: Central Air Central Vac: N UFFI: Elev/Lift: Taxes Incl: Heat Incl: Cable TV Incl: Bldg Ins Incl: Y Cert Level: GreenPIS: Prop Feat: Ensuite Laundry, Pets Allowed with Restrictions	Balcony: Open Ens Lndry: Y Lndy Lev: Exterior: Concrete Gar/Gar Spcs: Underground / 0 Park/Drive: Undergrnd Park Type: None Park/Drv Spcs: 0 Tot Prk Spcs: 0 Park \$/Mo: Prk Lvl/Unit: Bldg Amen: Com Elem Incl: Y
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#	Room	Level	Length (ft)	Width (ft)	Description
1	Living	Flat	12.5	x 9.09	Combined W/Dining W/O To Balcony South View
2	Dining	Flat	12.5	x 9.09	Combined W/Living Open Concept O/Looks Living
3	Kitchen	Flat	12.5	x 9.09	Modern Kitchen B/I Appliances Quartz Counter
4	Prim Bdrm	Flat	11.38	x 9.97	W/I Closet Large Window Mirrored Closet

Client Remks: Incredible Opportunity in Midtown! Move-In Ready 1-Bedroom Condo at Yonge & Eglinton. Don't miss this fantastic opportunity to own a bright, sunfilled 1-bedroom condo in the vibrant heart of Midtown Toronto! This unit features a SMOOTH CEILING livingroom and boasts a smart, open-concept layout across 518 sq. ft., with no wasted space ideal for modern city living! Step onto the expansive 135 sq. ft. south-facing balcony and enjoy stunning views and an abundance of natural light. The stylish kitchen is sleek and modern, with quartz countertops, stainless steel appliances, and ample cabinetry for all your storage needs. Just steps from the subway, LRT, top-rated restaurants, boutique shopping, Farm Boy, and everyday essentials, you'll love the convenience of this location. The building offers world-class amenities, including a rooftop terrace, state-of-the-art fitness club, hot and warm pools, yoga studio, elegant lounges, a media room, and more. Located within the highly sought-after Whitney Jr. PS and North Toronto CI school districts. Experience the very best of Midtown living urban convenience, exceptional dining, and seamless transit access right at your doorstep!

Extras:

Listing Contracted With: RE/MAX REALTRON REALTY INC. 905-508-9500

 	2221 Yonge St St 2405 Toronto Ontario M4S 0B8 Toronto C10 Mount Pleasant West Toronto % Dif: 89 Taxes: \$2,854 / 2024 For: Sale SPIS: N DOM: 65		Sold: \$504,500 List: \$565,000																																					
	Condo Apt #Shares%: Rms: 4 Apartment Locker#: Bedrooms: 1 Unit#: 5 Locker Lev/Unit: Washrooms: 1 Corp#: TSCP / 2854 Locker Unit: 1x4 Level: 24 Dir/Cross St: Yonge St/ Eglinton Ave E Prop Mgmt: Berkley Property Management																																							
MLS#: C11953278 Sold Date: 04/09/2025 Assignment: N Fractional Ownership: N PIN#:																																								
Kitchens: 1 Fam Rm: N Basement: None Fireplace/Stv: N Heat: Forced Air / Gas Apx Age: 0-5 Apx Sqft: 500-599 Sqft Source: 563 Sf+136 Sf Exposure: S Assessment: Spec Desig: Unknown Phys Hdcap-Eqp: N		Pets Perm: Restrict Locker: None Maint: \$481.43 A/C: Central Air Central Vac: N UFFI: No Elev/Lift: Retirement: N Taxes Incl: Water Incl: Heat Incl: Y Hydro Incl: Cable TV Incl: CAC Incl: Bldg Ins Incl: Y Prkg Incl: Cert Level: Energy Cert: N GreenPIS: N Prop Feat: Ensuite Laundry, Park, Pets Allowed with Restrictions, Public Transit		Balcony: Open Ens Lndry: Y Lndy Lev: Main Exterior: Concrete Gar/Gar Spcs: Underground / 0 Park/Drive: None Park Type: None Park/Drv Spcs: 0 Tot Prk Spcs: 0 Park \$/Mo: Prk Lvl/Unit: Bldg Amen: Concierge, Gym, Rooftop Deck/Garden Com Elem Incl: Y																																				
<table border="1"> <thead> <tr> <th>#</th> <th>Room</th> <th>Level</th> <th>Length (ft)</th> <th>Width (ft)</th> <th>Description</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Living</td> <td>Main</td> <td>12.07</td> <td>x 11.88</td> <td>Laminate Combined W/Dining W/O To Balcony</td> </tr> <tr> <td>2</td> <td>Dining</td> <td>Main</td> <td>12.07</td> <td>x 11.88</td> <td>Laminate Combined W/Living Combined W/Kitchen</td> </tr> <tr> <td>3</td> <td>Kitchen</td> <td>Main</td> <td>12.07</td> <td>x 11.88</td> <td>Laminate Combined W/Living Combined W/Dining</td> </tr> <tr> <td>4</td> <td>Prim Bdrm</td> <td>Main</td> <td>9.78</td> <td>x 10.3</td> <td>Laminate W/I Closet</td> </tr> <tr> <td>5</td> <td>Media/Ent</td> <td>Main</td> <td>5.91</td> <td>x 5.91</td> <td>Laminate</td> </tr> </tbody> </table>					#	Room	Level	Length (ft)	Width (ft)	Description	1	Living	Main	12.07	x 11.88	Laminate Combined W/Dining W/O To Balcony	2	Dining	Main	12.07	x 11.88	Laminate Combined W/Living Combined W/Kitchen	3	Kitchen	Main	12.07	x 11.88	Laminate Combined W/Living Combined W/Dining	4	Prim Bdrm	Main	9.78	x 10.3	Laminate W/I Closet	5	Media/Ent	Main	5.91	x 5.91	Laminate
#	Room	Level	Length (ft)	Width (ft)	Description																																			
1	Living	Main	12.07	x 11.88	Laminate Combined W/Dining W/O To Balcony																																			
2	Dining	Main	12.07	x 11.88	Laminate Combined W/Living Combined W/Kitchen																																			
3	Kitchen	Main	12.07	x 11.88	Laminate Combined W/Living Combined W/Dining																																			
4	Prim Bdrm	Main	9.78	x 10.3	Laminate W/I Closet																																			
5	Media/Ent	Main	5.91	x 5.91	Laminate																																			
Client Remks: The residential building at 2221 Yonge Street, located directly next to the Yonge and Eglinton subway station, is a striking addition to Toronto's vibrant Midtown neighborhood. This modern high-rise features a sleek, contemporary design with a glass and steel exterior that complements the surrounding urban landscape. With spacious and thoughtfully designed apartments, residents enjoy panoramic views of the city from floor-to-ceiling windows, bringing natural light into each living space. The building's prime location offers unparalleled convenience, with easy access to the subway and bus services, making commuting a breeze. Additionally, it is surrounded by a wealth of local amenities, including dining, shopping, and entertainment options. The building also boasts exclusive resident amenities such as a rooftop terrace, fitness center, and modern lounge spaces, offering the perfect balance of luxury living and urban convenience in one of Toronto's most desirable areas.																																								
Extras: Listing Contracted With: NU STREAM REALTY (TORONTO) INC. 647-695-1188																																								



23 Glebe Rd W 502
Toronto Ontario M5P 0A1
Toronto C03 Yonge-Eglinton Toronto % Dif: 92
Taxes: \$2,775 / 2024 **For:** Sale **SPIS:** N **DOM:** 32

Sold: \$550,000
List: \$599,900

Condo Apt
Apartment
Unit#: 2
Corp#: TSCC / 2459

#Shares%:
Locker#: 38
Locker Lev/Unit: P1
Locker Unit:
Level: 5

Rms: 4 + 1
Bedrooms: 1 + 1
Washrooms: 1
1x4xFlat

Dir/Cross St: Yonge & Davisville
Prop Mgmt: T.S.E. Management Services 416-483-4333

MLS#: C12046246
Sold Date: 04/28/2025
PIN#: 764590271


Kitchens: 1 Fam Rm: N Basement: None Fireplace/Stv: N Heat: Forced Air / Gas Apx Age: Apx Sqft: 600-699 Sqft Source: Per Builder Plan Exposure: W Assessment: Spec Desig: Unknown Phys Hdcap-Eqp:	Pets Perm: Restrict Locker: Owned Maint: \$471 A/C: Central Air Central Vac: N UFFI: Elev/Lift: Taxes Incl: Heat Incl: Y Cable TV Incl: CAC Incl: Y Bldg Ins Incl: Y Cert Level: GreenPIS: Prop Feat: Ensuite Laundry, Hospital, Library, Park, Pets Allowed with Restrictions, Place Of Worship, Public Transit, School	Balcony: Open Ens Lndry: Y Lndy Lev: Exterior: Concrete Gar/Gar Spcs: None / 0 Park/Drive: None Park Type: None Park/Drv Spcs: 0 Tot Prk Spcs: 0 Park \$/Mo: Prk Lvl/Unit: Bldg Amen: Bbqs Allowed, Guest Suites, Gym, Party/Meeting Room, Recreation Room, Rooftop Deck/Garden Com Elem Incl: Y
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#	Room	Level	Length (ft)	Width (ft)	Description
1	Living	Flat	19	x 12.76	Hardwood Floor
2	Dining	Flat	19	x 12.76	Hardwood Floor
3	Kitchen	Flat	14.4	x 8.23	Hardwood Floor
4	Prim Bdrm	Flat	10.01	x 9.51	Hardwood Floor
5	Den	Flat	8.83	x 7.02	Hardwood Floor

Client Remks: Welcome to 23 Glebe Rd W. #502 at Allure Condominiums! This 1 bed + den, 1 bath unit boasts 9-foot ceilings, sleek hardwood floors, and an open-concept living and dining area bathed in natural light. Step onto the west-facing balcony for city views. The modern kitchen features stainless steel appliances and a stylish backsplash, while the primary bedroom offers ample mirrored closet space. The versatile den is perfect for a home office. Residents at Allure can enjoy luxurious amenities, including a spa, fitness studio, party room, games room, concierge, media room, guest suites, and a rooftop sky deck with a fireplace and visitor parking. Nestled in a prime Midtown Toronto location, you're just steps from schools, parks, restaurants, Davisville Station, and Yonge & Eglinton Centre. Ideal for those seeking comfort, convenience, and an upscale lifestyle! *EXTRAS* Listing contains virtually staged photos.

Extras:

Listing Contracted With: SUTTON GROUP-ADMIRAL REALTY INC. 416-739-7200



2221 Yonge St 3202
Toronto Ontario M4S 0B8
Toronto C10 Mount Pleasant West Toronto % Dif: 95
Taxes: \$3,411.93 / 2024 **For:** Sale **SPIS:** N **DOM:** 20

Sold: \$620,000
List: \$650,000

Condo Apt
Apartment
Unit#: 2
Corp#: TSCC / 2854

#Shares%:
Locker#:
Locker Lev/Unit:
Locker Unit:
Level: 32

Rms: 4
Bedrooms: 2
Washrooms: 2
1x4xMain, 1x3xMain

Dir/Cross St: Yonge And Eglinton
Prop Mgmt: Berkley Property Management/ 2221@Berkleypm.ca

MLS#: C12154409
Sold Date: 06/05/2025
PIN#: 768540446


Kitchens: 1 Fam Rm: N Basement: None Fireplace/Stv: N Heat: Heat Pump / Gas Apx Age: 0-5 Apx Sqft: 700-799 Sqft Source: Builder - 707 Sq Ft Interior + 285 Sq Ft Outdoor Exposure: Ne Assessment: Spec Desig: Unknown Phys Hdcap-Eqp:	Pets Perm: Restrict Locker: None Maint: \$562.74 A/C: Central Air Central Vac: N UFFI: Elev/Lift: Taxes Incl: Heat Incl: Cable TV Incl: Bldg Ins Incl: Cert Level: GreenPIS: Prop Feat: Ensuite Laundry, Pets Allowed with Restrictions	Balcony: Open Ens Lndry: Y Lndy Lev: Main Exterior: Concrete Gar/Gar Spcs: Underground / 0 Park/Drive: Undergrnd Park Type: None Park/Drv Spcs: 0 Tot Prk Spcs: 0 Park \$/Mo: Prk Lvl/Unit: Bldg Amen: Exercise Room, Gym, Party/Meeting Room, Sauna, Visitor Parking, Community BBQ Com Elem Incl: Y
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#	Room	Level	Length (ft)	Width (ft)	Description
1	Kitchen	Main	14.76	x 11.09	Combined W/Living Laminate
2	Living	Main	14.76	x 11.09	Combined W/Kitchen Laminate Large Window
3	Prim Bdrm	Main	10.5	x 10.07	4 Pc Ensuite Laminate Double Closet
4	2nd Br	Main	10.6	x 8.43	B/I Closet Laminate Large Window

Client Remks: Step into this stunning, sun-drenched corner suite located just one minute from the Yonge & Eglinton subway and the Crosstown LRT, offering unbeatable convenience in one of Toronto's most connected and vibrant neighbourhoods. This meticulously maintained 2-bedroom, 2-bathroom home features a thoughtfully designed split-bedroom layout, providing both privacy and functionality. Floor-to-ceiling windows fill the space with natural light throughout the day, while the expansive wrap-around balcony offers breathtaking sunrise and sunset views ideal for both relaxation and entertaining. The sleek modern kitchen is equipped with integrated stainless steel appliances, including a built-in oven and microwave, a glass cooktop, as well as a washer and dryer. Ample closet space and a dedicated in-unit utility room offer added storage and day-to-day convenience. Beyond the suite itself, residents enjoy access to an exceptional range of luxury amenities that elevate the living experience. These include concierge, a fitness centre and studio space, an elegant sauna, a well-appointed party room, a meeting room, and a comfortable resident lounge. For those who love city views, the 50th-floor lounge offers a truly spectacular vantage point, while the 7th-floor terrace features BBQs and an additional lounge area, perfect for hosting guests or enjoying summer evenings. This is more than a home it's a complete lifestyle in the heart of midtown Toronto. Whether you're looking to invest or move into an urban sanctuary, this suite offers the perfect blend of style, comfort, and convenience. Don't miss your opportunity to own a beautiful residence in one of the city's most dynamic communities.

Extras:

Listing Contracted With: [Elyzium Realty Inc.](#) 647-205-9456



2221 Yonge St #2302

Toronto M4S 0B8

AIMHOME REALTY INC. Brokerage

2221 Yonge St 2302

Toronto Ontario M4S 2B4

Toronto C10 Mount Pleasant West Toronto

Taxes: \$3,437.18 / 2024

For: Sale

SPIS: N

DOM: 39

Sold: \$640,000

List: \$669,000

Condo Apt

Apartment

Unit#: 02

Corp#: n/a / 2854

#Shares%:

Locker#:

Locker Lev/Unit:

Locker Unit:

Level: 23

Rms: 5

Bedrooms: 2

Washrooms: 2

1x4xFlat, 1x3xFlat

Dir/Cross St: Yonge / Eglinton

Prop Mgmt: Berkley Property Management

MLS#: C12083618

Sold Date: 05/24/2025

PIN#:

Kitchens:	1	Pets Perm:	Restrict	Balcony:	Open
Fam Rm:	N	Locker:	None	Ens Lndry:	Y
Basement:	None	Maint:	\$641.81	Lndy Lev:	
Fireplace/Stv:	N	A/C:	Central Air	Exterior:	Concrete
Heat:	Forced Air / Gas	Central Vac:	N	Gar/Gar Spcs:	Underground / 1
Apx Age:	New	UFFI:		Park/Drive:	Undergrnd
Apx Sqft:	900-999	Elev/Lift:	Y	Park Type:	Exclusive
Sqft Source:	Builder	Taxes Incl:		Park/Drv Spcs:	1
Exposure:	Ne	Heat Incl:		#:	44
Assessment:		Cable TV Incl:		Park \$/Mo:	
Spec Desig:	Unknown	Bldg Ins Incl:	Y	Prk Lvl/Unit:	B
Phys Hdcap-Eqp:		Cert Level:		Bldg Amen:	Concierge, Exercise Room, Media Room, Rooftop Deck/Garden, Sauna
		GreenPIS:		Com Elem Incl:	Y
		Prop Feat:	Ensuite Laundry, Library, Park, Pets Allowed with Restrictions, Public Transit, Rec Centre		

#	Room	Level	Length (ft)	Width (ft)	Description
1	Living		0	0	Laminate Combined W/Dining W/O To Balcony
2	Dining		0	0	Laminate Combined W/Kitchen Large Window
3	Kitchen		0	0	Laminate B/I Appliances Stone Counter
4	Prim Bdrm		0	0	Laminate Ensuite Bath Large Window
5	2nd Br		0	0	Laminate Large Window W/I Closet

Client Remks: **Welcome Offer Anytime, No Fighting**Exclusive Valet Parking Included! **Live Your Best Life in the Heart of Midtown Toronto!**Welcome to 2221 Yonge, where luxury meets convenience in the most sought-after location in the GTA! This stunning **2-bedroom, 2-bathroom**condo offers the perfect blend of elegance and functionality, designed to elevate your urban lifestyle. Whether you're enjoying a peaceful moment or entertaining guests, this space has it all. The open-concept kitchen is a chefs dream, featuring sleek marble countertops and high-end appliances that make cooking a pleasure. And with expansive **floor-to-ceiling windows**, natural light pours into every corner, creating a bright, airy atmosphere you'll love to come home to. Relax in your master bedroom, complete with a spacious mirrored closet, perfect for storing all your essentials with ease. **Imagine stepping out onto your very own 285 sq. ft. balcony**, where you can enjoy unobstructed views and bask in the sunlight, creating your own outdoor retreat. Whether you're sipping your morning coffee or unwinding after a busy day, this private oasis is all yours. This move-in-ready condo is designed for you, your family, your partner, and even your little pets. Its a space where you can bring your favorite furniture and immediately start living the life you've always dreamed of. **Just steps to the subway**, surrounded by trendy restaurants, convenient transit options, and everything you need right at your doorstep this is more than a home; its a lifestyle waiting for you to experience.

Extras:

Listing Contracted With: AIMHOME REALTY INC. 416-490-0880



60 Berwick Ave 816 Toronto Ontario M5P 0A3 Toronto C03 Yonge-Eglinton Toronto % Dif: 98 Taxes: \$3,276.02 / 2024 For: Sale SPIS: N DOM: 13			Sold: \$665,000 List: \$679,000
Condo Apt Apartment Unit#: 16 Corp#: TSCC / 2479	#Shares%: Locker#: 161 Locker Lev/Unit: B Locker Unit: Level: 8	Rms: 5 Bedrooms: 1 + 1 Washrooms: 1 1x4xFlat	
Dir/Cross St: Yonge and Eglinton Prop Mgmt: First Service Residential			

MLS#: C11914536	Sold Date: 01/22/2025
PIN#: 764790129	


Kitchens: 1 Fam Rm: N Basement: None Fireplace/Stv: N Heat: Heat Pump / Gas Apx Age: 6-10 Apx Sqft: 600-699 Sqft Source: 632 as per MPAC Exposure: E Assessment: Spec Desig: Unknown Phys Hdcap-Eqp:	Pets Perm: Restrict Locker: Owned Maint: \$538.77 A/C: Central Air Central Vac: N UFFI: Elev/Lift: Taxes Incl: Heat Incl: Y Cable TV Incl: Bldg Ins Incl: Y Cert Level: GreenPIS: Prop Feat:	Retirement: Water Incl: Y Hydro Incl: CAC Incl: Y Prkg Incl: Y Energy Cert:	Balcony: Open Ens Lndry: Y Lndy Lev: Exterior: Brick / Concrete Gar/Gar Spcs: Underground / 1 Park/Drive: Undergrnd Park Type: Owned Park/Drv Spcs: 0 Tot Prk Spcs: 1 #: 70 Park \$/Mo: Prk Lvl/Unit: B Bldg Amen: Concierge, Guest Suites, Gym, Party/Meeting Room, Visitor Parking Com Elem Incl: Y
Ensuite Laundry, Pets Allowed with Restrictions			

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Flat	12.3	x 14.04	Combined W/Dining	Laminate	W/O To Balcony
2	Kitchen	Flat	10.17	x 11.45	Centre Island	Stainless Steel Appl	
3	Den	Flat	9.58	x 6.14	Laminate		
4	Bathroom	Flat	5.51	x 7.87	4 Pc Bath	Tile Floor	Stone Counter
5	Br	Flat	8.83	x 11.15	Large Window	W/I Closet	Laminate

Client Remks: Step inside a spacious suite located within a sophisticated mid-rise building in the dynamic neighbourhood of Yonge and Eglinton. The open-concept design and above average 9-foot ceilings enhance the sense of space and light. You'll love cooking and entertaining in the expansive kitchen, as the central island doubles as both a prep and gathering space, which also seamlessly integrates with the living area. Plenty of natural light flows in from the floor-to-ceiling windows, which connect onto your private east-facing balcony with unobstructed views. The sizeable den is quite versatile offering ample space for a home office or guest area, catering to diverse needs. The unit comes complete with a parking spot and a storage locker, which add to the property's exceptional value. Residents of The Berwick benefit from a quiet atmosphere where you rarely wait long for the elevator. They also enjoy top-tier amenities, including a 24/7 concierge, fully-equipped gym, party room, guest suites, a library, and visitor parking. To top it all off there is a large roundabout at the rear of the building providing a convenient spot for pickups, drop-offs, and deliveries. Situated in the heart of Yonge and Eglinton, this condo offers unmatched access to a vibrant urban lifestyle, while still being immersed amongst a residential neighbourhood with tree-lined streets. The area is renowned for its stellar shopping and casual dining options, boasting top-rated ramen and taco restaurants, as well as a variety of trendy decor and fashion shops. The nearby Eglinton Park provides a beautiful retreat from the urban bustle, featuring sporting fields, tennis courts, a playground, and skating rinks. With the existing Line 1 subway access around the corner and the upcoming Eglinton LRT, commuting is a breeze, connecting you effortlessly to the rest of Toronto. Experience the perfect blend of sophistication, convenience, and vibrant city living at 60 Berwick Suite 816, your new urban sanctuary.

Extras: All existing appliances: fridge/freezer, dishwasher, stove, microwave with hood fan, stacked washer/dryer. All electric light fixtures. All window coverings.

Listing Contracted With: SAGE REAL ESTATE LIMITED 416-483-8000

	60 Berwick Ave 207		Sold: \$673,000		
	Toronto Ontario M5P 1H1		List: \$685,000		
	Toronto C03 Yonge-Eglinton Toronto % Dif: 98				
	Taxes: \$3,290.33 / 2024 For: Sale SPIS: N DOM: 13				
Condo Apt		#Shares%:	Rms: 5		
Apartment		Locker#: 178	Bedrooms: 1 + 1		
Unit#: 07		Locker Lev/Unit: B	Washrooms: 1		
Corp#: Tssc / 2479		Locker Unit: 178	1x4xFlat		
		Level: 2			
Dir/Cross St: Berwick Ave/Duplex Ave					
Prop Mgmt: First Service Residential					
MLS#: C11969694 Sold Date: 02/25/2025					
PIN#:					
Kitchens:	1	Pets Perm:	Restrict	Balcony:	Open
Fam Rm:	N	Locker:	Owned	Ens Lndry:	Y
Basement:	None	Maint:	\$539.49	Lndy Lev:	
Fireplace/Stv:	N	A/C:	Central Air	Exterior:	Brick
Heat:	Heat Pump / Gas	Central Vac:	N	Gar/Gar Spcs:	Underground / 1
Apx Age:		UFFI:		Park/Drive:	Undergrnd
Apx Sqft:	600-699	Elev/Lift:		Park Type:	Owned
Sqft Source:	Builder's Floor Plan	Taxes Incl:		Park/Drv Spcs:	1 Tot Prk Spcs: 1
Exposure:	N	Heat Incl:	Y	Hydro Incl:	
Assessment:		Cable TV Incl:		CAC Incl:	Y
Spec Desig:	Unknown	Bldg Ins Incl:	Y	Prkg Incl:	Y
Phys Hdcap-Eqp:		Cert Level:		Energy Cert:	
		GreenPIS:		Park \$/Mo:	C
		Prop Feat:		Prk Lvl/Unit:	
		Ensuite Laundry, Library, Park, Pets Allowed with Restrictions, Public Transit, Rec Centre, School		Bldg Amen:	Concierge, Guest Suites, Gym, Media Room, Party/Meeting Room, Visitor Parking
				Com Elem Incl:	Y
#	Room	Level	Length (ft)	Width (ft)	Description
1	Living	Flat	18.73	x 11.15	Wood Floor Large Window Combined W/Dining
2	Dining	Flat	18.73	x 11.15	Wood Floor W/O To Balcony Combined W/Living
3	Kitchen	Flat	9.02	x 7.94	Granite Counter Stainless Steel Appl Breakfast Bar
4	Prim Bdrm	Flat	9.15	x 10.83	Wood Floor Large Window
5	Den	Flat	6.33	x 8.3	Wood Floor Large Window Closet
Client Remks: * Live Near It All! * Move Into The Berwick In Prestigious Chaplin Estates Just Steps From Everything Yonge & Eglinton Has To Offer * This Great 633 Sq Ft 1+Den Suite Features A Phenomenal Floorplan With A Spacious Living/Dining Area & Large 105 Sq Ft Balcony With A Northern Courtyard View * The Kitchen Has Granite Counters, Stainless Steel Appliances, and a Breakfast Bar * 9' Ceilings and Terrawood Flooring Round Out This Incredible Home *					
Extras:					
Listing Contracted With: TRADEWORLD REALTY INC 416-491-3228					



2221 Yonge St 4003
Toronto Ontario M4S 0B8
Toronto C10 Mount Pleasant East Toronto % Dif: 96
Taxes: \$3,912.64 / 2024 **For:** Sale **SPIS:** N **DOM:** 49

Condo Apt
Apartment
Unit#: 3
Corp#: TSCC / 2854

#Shares%:
Locker#:
Locker Lev/Unit:
Locker Unit:
Level: 40

Rms: 5
Bedrooms: 2
Washrooms: 2
1x3xFlat, 1x4xFlat

Dir/Cross St: Yonge & Eglinton
Prop Mgmt: Berkley Property Management 437 833 6377

MLS#: C12090912
PIN#:

Sold Date: 06/06/2025

Kitchens: 1 Fam Rm: N Basement: None Fireplace/Stv: N Heat: Forced Air / Gas Apx Age: Apx Sqft: 700-799 Sqft Source: As Per Builder Exposure: Se Assessment: Spec Desig: Unknown Phys Hdcap-Eqp:	Pets Perm: Restrict Locker: None Maint: \$677.02 A/C: Central Air Central Vac: N UFFI: Elev/Lift: Taxes Incl: Heat Incl: Cable TV Incl: Bldg Ins Incl: Y Cert Level: GreenPIS: Prop Feat: Clear View, Ensuite Laundry, Park, Pets Allowed with Restrictions, Public Transit, School	Balcony: Terr Ens Lndry: Y Lndy Lev: Main Exterior: Concrete Gar/Gar Spcs: Underground / 1 Park/Drive: Undergrnd Park Type: Owned Park/Drv Spcs: 1 Tot Prk Spcs: 1 #: 07 Park \$/Mo: Prk Lvl/Unit: P2 Valet Only Bldg Amen: Concierge, Exercise Room, Media Room, Rooftop Deck/Garden, Sauna Com Elem Incl: Y
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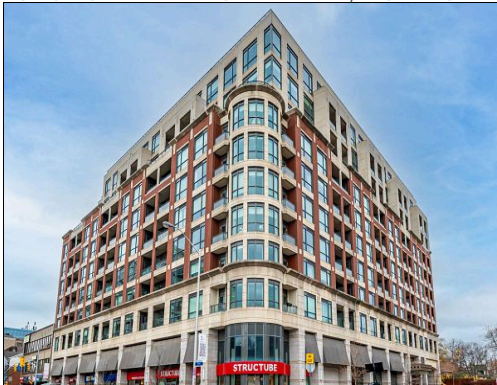
Waterfront: None

#	Room	Level	Length (ft)	Width (ft)	Description
1	Living	Ground	14.01	x 10.4	W/O To Terrace Laminate Se View
2	Dining	Ground	14.01	x 10.4	W/O To Terrace Combined W/Living Se View
3	Kitchen	Ground	8.5	x 7.09	Modern Kitchen Laminate Se View
4	Prim Bdrm	Ground	10.01	x 9.91	W/I Closet 4 Pc Ensuite East View
5	2nd Br	Ground	10.3	x 8.79	Closet South View Laminate

Client Remks: Elevated Living at 2221 Yonge St 40th Floor Corner Suite! Welcome to an exceptional opportunity to reside on the 40th floor of 2221 Yonge Street, where sophistication meets urban convenience. This stunning 2-bedroom, 2-bathroom corner suite boasts 727 sq. ft. of interior space, complemented by an expansive 311 sq. ft. wrap-around terrace offering breathtaking, unobstructed southeast views including the iconic CN Tower. Designed for modern living, this residence features floor-to-ceiling windows, flooding the space with natural light and accentuating the sleek laminate flooring. The thoughtfully designed split-bedroom layout enhances privacy and functionality. The contemporary kitchen is equipped with premium integrated appliances. ****EXTRAS**** 1 Parking + Valet Service with No extra cost. State-of-the-art fitness centre, yoga room, spa, steam & sauna. Rooftop deck with BBQ area. Elegant party room 24-hour security and concierge service.

Extras:

Listing Contracted With: HOMELIFE LANDMARK REALTY INC. 905-305-1600


23 Glebe Rd W 415
Toronto Ontario M5P 0A1
Sold: \$729,500
List: \$788,888

Toronto C03 Yonge-Eglinton Toronto % Dif: 92

Taxes: \$3,297.48 / 2024 **For:** Sale**SPIS:** N**DOM:** 50

Condo Apt

#Shares%:**Rms:** 5

Apartment

Locker#:**Bedrooms:** 2**Unit#:** 415**Locker Lev/Unit:** C**Washrooms:** 2**Corp#:** TSCC / 2459**Locker Unit:** 128

1x4xMain, 1x3xMain

Level: 4**Dir/Cross St:** Yonge Street & Davisville Ave**Prop Mgmt:** TSE Management Services Inc 905 764-9166**MLS#:** C11125715**Sold Date:** 01/15/2025**PIN#:** 764590063

Kitchens:	1	Pets Perm:	Restrict	Balcony:	Open
Fam Rm:	N	Locker:	Owned	Ens Lndry:	Y
Basement:	None	Maint:	\$578.41	Lndy Lev:	
Fireplace/Stv:	N	A/C:	Central Air	Exterior:	Brick
Heat:	Forced Air / Gas	Central Vac:	N	Gar/Gar Spcs:	Underground / 1
Apx Age:		UFFI:		Park/Drive:	Undergrnd
Apx Sqft:	600-699	Elev/Lift:		Park Type:	Owned
Sqft Source:	n/a	Taxes Incl:		Park/Drv Spcs:	1 Tot Prk Spcs: 1
Exposure:	N	Heat Incl:	Y	Park \$/Mo:	
Assessment:		Cable TV Incl:		Prk Lvl/Unit:	level C #24
Spec Desig:	Unknown	Bldg Ins Incl:	Y	Bldg Amen:	
Phys Hdcap-Eqp:		Cert Level:		Com Elem Incl:	Y
		GreenPIS:			
		Prop Feat:			
		Ensuite Laundry, Pets Allowed with Restrictions			

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Main	10.4	x 10.01	Laminate	Open Concept	W/O To Balcony
2	Dining	Main	12.89	x 11.38	Laminate	Open Concept	Combined W/Living
3	Kitchen	Main	12.89	x 11.38	Centre Island	Laminate	Combined W/Dining
4	Prim Bdrm	Main	12.5	x 10.2	Laminate	4 Pc Ensuite	Double Closet
5	2nd Br	Main	8.01	x 8.01	Laminate	Closet	

Client Remks: Welcome to the Alur Boutique Condo. This Stunning 2bd, 2 bath unit comes with one parking and 1 locker included. The second Bedroom was converted into a office and den but can be easily converted back to a private bedroom. Prime Yonge Eglinton/Davisville neighbourhood. Walk to subway and all the shops at your door step. This unit has 9 ft ceilings, Updated kitchen with Extended cabinets with undermount lighting, ceramic tile backsplash, extra pot lights, beautiful centre Island with waterfall counter top. Miele Appliances, Built in fridge, Oven, Cook top, Microwave, Dishwasher, Stacking whirlpool Washer and Dryer, all Light fixtures and window coverings


Extras: Updated kitchen with Extended cabinets with undermount lighting, ceramic tile backsplash, extra pot lights, beautiful centre Island with waterfall counter top.

Listing Contracted With: HARVEY KALLES REAL ESTATE LTD. 416-441-2888

Prepared By: MAGGIE LIND

CHESTNUT PARK REAL ESTATE LIMITED, BROKERAGE

Printed on 06/24/2025 1:12:03 PM



23 Glebe Rd W 625

Toronto Ontario M5P 0A1

Toronto C03 Yonge-Eglinton Toronto % Dif: 97

Taxes: \$3,533.52 / 2024 For: Sale SPIS: N DOM: 55

Condo Apt #Shares%: Rms: 5

Apartment Locker#: 105 Bedrooms: 2

Unit#: 24 Locker Lev/Unit: B Washrooms: 2

Corp#: TSCC / 2459 Locker Unit: 1x4xFlat, 1x3xFlat

Level: 6

Dir/Cross St: Yonge St and Eglinton Ave

Prop Mgmt: T.S.E. Management Services Inc.

MLS#: C12053004 Sold Date: 05/26/2025

PIN#:

<div>Kitchens: 1</div> <div>Fam Rm: N</div> <div>Basement: None</div> <div>Fireplace/Stv: N</div> <div>Heat: Forced Air / Gas</div> <div>Apx Age: 11-15</div> <div>Apx Sqft: 700-799</div> <div>Sqft Source: 731 SQFT as per Builder Floor Plan</div> <div>Exposure: Sw</div> <div>Assessment:</div> <div>Spec Desig: Unknown</div> <div>Phys Hdcap-Eqp:</div>	<div>Pets Perm: Restrict</div> <div>Locker: Owned</div> <div>Maint: \$624.78</div> <div>A/C: Central Air</div> <div>Central Vac: N</div> <div>UFFI:</div> <div>Elev/Lift:</div> <div>Taxes Incl:</div> <div>Heat Incl: Y</div> <div>Cable TV Incl: CAC Incl: Y</div> <div>Bldg Ins Incl: Y Prkg Incl: Y</div> <div>Cert Level: Energy Cert:</div> <div>GreenPIS:</div> <div>Prop Feat: Ensuite Laundry, Pets Allowed with Restrictions</div>	<div>Balcony: Open</div> <div>Ens Lndry: Y</div> <div>Lndy Lev:</div> <div>Exterior: Brick / Concrete</div> <div>Gar/Gar Spcs: Underground / 1</div> <div>Park/Drive: Undergrnd</div> <div>Park Type: Owned</div> <div>Park/Drv Spcs: 0 Tot Prk Spcs: 1</div> <div>#: 26</div> <div>Park \$/Mo:</div> <div>Prk Lvl/Unit: B</div> <div>Bldg Amen:</div> <div>Com Elem Incl:</div>
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#	Room	Level	Length (ft)	Width (ft)	Description
1	Living	Flat	10.99	x 23.49	Combined W/Kitchen Hardwood Floor W/O To Balcony
2	Kitchen	Flat	10.99	x 23.49	Combined W/Dining Combined W/Living
3	Dining	Flat	10.99	x 23.49	Combined W/Kitchen Combined W/Living
4	Prim Bdrm	Flat	10.01	x 10.99	4 Pc Ensuite His/Hers Closets
5	Br	Flat	10.01	x 8.5	Sliding Doors
6	Bathroom	Flat	0	0	3 Pc Bath Tile Floor Saloon Doors
7	Laundry	Flat	0	0	

Client Remks: Welcome to The Allure and experience luxury living and elegance in the heart of the Yonge/Eglinton community. This modern urban condo offers elegance, serene space and features a bright and generous living space with floor to ceiling windows, open concept kitchen and a much sought-after split bedroom layout. The primary bedroom features large closet space and private en-suite while the second bedroom/office, with glass sliding doors, can be very private or flow as an extension of the living space. This condo comes with its own parking spot and locker, 24-hour concierge, beautiful amenities. For added convenience, shops, restaurants and transit are all at your door step.

Extras:

Listing Contracted With: SOTHEBY'S INTERNATIONAL REALTY CANADA 416-960-9995


60 Berwick Ave 515
Toronto Ontario M5P 0A3

Toronto C03 Yonge-Eglinton Toronto % Dif: 94

Taxes: \$4,263.12 / 2024 **For:** Sale**SPIS:** N**Sold:** \$750,000**List:** \$799,000**DOM:** 86

Condo Apt

#Shares%:**Rms:** 6

Apartment

Locker#:**Bedrooms:** 2 + 1**Unit#:** 15**Locker Lev/Unit:** B**Washrooms:** 2**Corp#:** TSCC / 2449**Locker Unit:** 111

1x4xFlat, 1x3xFlat

Level: 5**Dir/Cross St:** Yonge St & Eglinton Ave W**Prop Mgmt:** FirstService Residential**MLS#:** C11942410**Sold Date:** 04/23/2025**PIN#:** 764790074

Kitchens:	1	Pets Perm:	Restrict	Balcony:	Open
Fam Rm:	N	Locker:	Owned	Ens Lndry:	Y
Basement:	None	Maint:	\$709.74	Lndy Lev:	Main
Fireplace/Stv:	N	A/C:	Central Air	Exterior:	Brick
Heat:	Forced Air / Gas	Central Vac:	N	Gar/Gar Spcs:	Underground / 1
Apx Age:		UFFI:		Park/Drive:	Undergrnd
Apx Sqft:	800-899	Elev/Lift:		Park Type:	Owned
Sqft Source:	Floorplans	Taxes Incl:		Park/Drv Spcs:	1 Tot Prk Spcs: 1
Exposure:	E	Heat Incl:	Y	Hydro Incl:	
Assessment:		Cable TV Incl:		CAC Incl:	Y
Spec Desig:	Unknown	Bldg Ins Incl:	Y	Prkg Incl:	Y
Phys Hdcap-Eqp:		Cert Level:		Energy Cert:	
		GreenPIS:		Bldg Amen:	Concierge, Guest Suites, Gym, Party/Meeting Room, Visitor Parking
		Prop Feat:	Ensuite Laundry, Library, Park, Pets Allowed with Restrictions, Public Transit, School	Com Elem Incl:	Y

#	Room	Level	Length (ft)	Width (ft)	Description
1	Living	Flat	14.6	x 15.35	Open Concept
2	Dining	Flat	14.6	x 15.35	Hardwood Floor
3	Kitchen	Flat	7.87	x 7.91	Hardwood Floor
4	Prim Bdrm	Flat	12.4	x 9.74	Hardwood Floor
5	2nd Br	Flat	8.96	x 10.4	Hardwood Floor
6	Den	Flat	10.5	x 9.22	Hardwood Floor

Client Remks: Tired of high-rises with deep, dim, rectangle units, tiny kitchens, long elevator waits and no parking? Your solution is Boutique Living at 60 Berwick! Two full bedrooms AND two full baths - check! Boutique low-rise building - check! Roomy parking spot - check! Full kitchen with loads of counter space - check! Guest suites in building - check! This super -bright, true 2 bedroom plus den, 2 bath condo has everything you need in a boutique low rise building, with rarely offered parking! The unit itself has a thoughtful open concept layout with engineered hardwood floors running throughout, and high 9ft ceilings. Step inside to be greeted by a sizable den for a great WFH setup up or study area. The open concept living and dining room is bright and airy with a walkthrough to the private balcony with unobstructed NE views. The galley kitchen provides plenty of prep space with granite countertops, stainless steel appliances, lots of cupboard space, and has a breakfast bar. The light-filled primary bedroom has a double closet and a 3pc ensuite bath with glassed in shower. The second bedroom can serve as a guest room, or home office. The main 4pc bath is complete with a soaker tub for relaxation. Located in the vibrant Midtown Yonge & Eglinton area, enjoy being mere steps to restaurants, shopping, nightlife, Cineplex, cafes, groceries, short walk to greenspace, Eglinton Park, and community centres. ****EXTRAS**** Roomy underground parking is close to the elevator and has a no-park zone beside it - for easy loading & unloading. 24/7 concierge, gym, library, party room, patio (ground level) with BBQ, guest suites & LOTS of free visitor parking.

Extras:**Listing Contracted With:** KELLER WILLIAMS ADVANTAGE REALTY 416-465-4545



2221 Yonge St 5109
Toronto Ontario M4S 2B4

Sold: \$762,800
List: \$699,000

Toronto C10 Mount Pleasant West Toronto % Dif: 109

Taxes: \$4,077.15 / 2024 **For:** Sale **SPIS:** N **DOM:** 36

Condo Apt **#Shares%:** **Rms:** 5
 Apartment **Locker#:** **Bedrooms:** 2
Unit#: 08 **Locker Lev/Unit:** 4 **Washrooms:** 2
Corp#: TSCC / 2854 **Locker Unit:** 51 1x4xFlat, 1x3xFlat
Level: 51

Dir/Cross St: Yonge/Eglinton
Prop Mgmt: Berkeley Property Management

MLS#: C12003540

Sold Date: 04/11/2025

PIN#:

Kitchens:	1	Pets Perm:	Restrict	Balcony:	Open
Fam Rm:	N	Locker:	Owned	Ens Lndry:	Y
Basement:	None	Maint:	\$679.59	Lndy Lev:	
Fireplace/Stv:	N	A/C:	Central Air	Exterior:	Concrete
Heat:	Forced Air / Gas	Central Vac:	N	Gar/Gar Spcs:	Underground / 1
Apx Age:	0-5	UFFI:		Park/Drive:	
Apx Sqft:	1000-1199	Elev/Lift:		Park Type:	Owned
Sqft Source:	730+303 Sq.ft	Taxes Incl:		Park/Drv Spcs:	1 Tot Prk Spcs: 1
Exposure:	Nw	Heat Incl:		#:	#80
Assessment:		Cable TV Incl:		Park \$/Mo:	
Spec Desig:	Unknown	Bldg Ins Incl:	Y	Prk Lvl/Unit:	Level B
Phys Hdcap-Eqp:		Cert Level:		Bldg Amen:	
		GreenPIS:		Com Elem Incl:	Y
		Prop Feat:			
		Ensuite Laundry, Pets Allowed with Restrictions			

#	Room	Level	Length (ft)	Width (ft)	Description
1	Living	Flat	0	0	Combined W/Dining W/O To Balcony Window Flr to Ceil
2	Dining	Flat	0	0	Combined W/Living Open Concept Window Flr to Ceil
3	Kitchen	Flat	0	0	Open Concept Breakfast Bar B/I Appliances
4	Prim Bdrm	Flat	0	0	4 Pc Ensuite Window Flr to Ceil Laminate
5	2nd Br	Flat	0	0	Closet Window Flr to Ceil Laminate

Client Remks: Elegant Condominium In The Heart of Midtown Toronto. This Bright Airy 2 Split Bedroom, 2 Bath Corner Unit, Complemented By an Expansive Wrap-Around Balcony Covering Over 300 sq.ft. Open Concept Layout. Floor-to-Ceiling Windows With Spectacular West Unobstructed Panoramic Views Over The City. Modern European Kitchen With Extra Pantry & Shelves, Caesarstone Countertops & Breakfast Bar. Upgraded Laminate Flooring Throughout. Building Features 24Hrs Concierge, Gym, Yoga, Spa, Party Room, Outdoor Bbq Terrace, Guest Suites & More. Conveniently Located Near Dining, Shops, Pubs, Movie Theatre, Schools, Parks, Loblaws/LCBO, TTC, Eglinton Crosstown LRT & More!

Extras:

Listing Contracted With: HOMELIFE LANDMARK REALTY INC. 905-305-1600



2221 Yonge St 5303
Toronto Ontario M4S 0B8
Toronto C10 Mount Pleasant East Toronto % Dif: 101
Taxes: \$4,198.75 / 2024 **For:** Sale **SPIS:** N **DOM:** 14

Sold: \$808,000
List: \$799,000

Condo Apt
Apartment
Unit#: 3
Corp#: TSCC / 2854

#Shares%:
Locker#:
Locker Lev/Unit:
Locker Unit:
Level: 53

Rms: 5
Bedrooms: 2
Washrooms: 2
1x3xFlat, 1x4xFlat

Dir/Cross St: Yonge&Eglinton
Prop Mgmt: Berkley Property Management 437 833 6377

MLS#: C11976348
Assignment: N

Sold Date: 03/04/2025
PIN#:

Kitchens: 1 Fam Rm: N Basement: None Fireplace/Stv: N Heat: Forced Air / Gas Apx Age: Apx Sqft: 700-799 Sqft Source: 727+311 Terrace =1038 Sf As Per Exposure: Se Assessment: Spec Desig: Unknown Phys Hdcap-Eqp:	Pets Perm: Restrict Locker: None Maint: \$657.16 A/C: Central Air Central Vac: N UFFI: Elev/Lift: Taxes Incl: Heat Incl: Cable TV Incl: Bldg Ins Incl: Y Cert Level: GreenPIS: Prop Feat: Clear View, Ensuite Laundry, Park, Pets Allowed with Restrictions, Public Transit, School	Balcony: Terr Ens Lndry: Y Lndy Lev: Main Exterior: Concrete Gar/Gar Spcs: Underground / 1 Park/Drive: Undergrnd Park Type: Owned Park/Drv Spcs: 1 Tot Prk Spcs: 1 #: 07 Park \$/Mo: Prk Lvl/Unit: P2 Valet Only Bldg Amen: Concierge, Exercise Room, Media Room, Rooftop Deck/Garden, Sauna Com Elem Incl: Y
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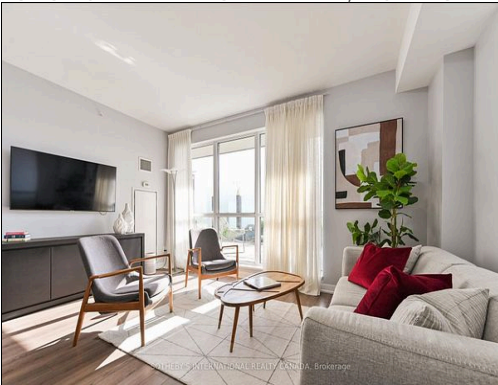
Waterfront: None

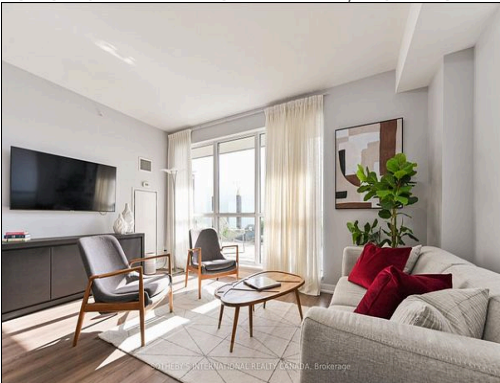
#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Ground	14.01	x 10.4	W/O To Terrace	Laminate	Se View
2	Dining	Ground	14.01	x 10.4	W/O To Terrace	Combined W/Living	Se View
3	Kitchen	Ground	8.5	x 7.09	Modern Kitchen	Laminate	Se View
4	Prim Bdrm	Ground	10.01	x 9.91	W/I Closet	4 Pc Ensuite	East View
5	2nd Br	Ground	10.3	x 8.79	Closet	South View	Laminate

Client Remks: Welcome To The 53rd Floor Of 2221 Yonge St, Where Sky-High Living At Its Best Comes To Life! This Stunning 2-Bedroom, 2-Bathroom Corner Unit Offers 727 Sq Ft Indoors Plus A 311 Sq Ft Wrap-Around Terrace With Unobstructed Southeast Views, Including The Iconic CN Tower. Floor-To-Ceiling Windows Flood The Space With Natural Light, Complementing The Modern Split-Bedroom Layout And Sleek Laminate Flooring.The Kitchen Is Equipped With Premium Integrated Appliances: Blomberg Fridge/Freezer, Dishwasher, Fulgor Convection Oven, Cooktop, And GE Microwave. Adding To The Luxury, The Building Offers Valet Parking, Ensuring Unmatched Convenience.Located In The Heart Of Yonge & Eglinton, Steps From Dining, Shopping, And Transit, This Is Urban Living At Its Finest! ****EXTRAS**** 1 Parking + Valet Service with No extra cost. Amenities Incl. Gym, Yoga Room, Spa, Steam & Sauna, Rooftop Deck, Bbq, Party Room,24 Hr Security & More

Extras:

Listing Contracted With: DREAM HOME REALTY INC. 905-604-6855



	60 Berwick Ave 408		Sold: \$950,000
	Toronto Ontario M5P 0A3		List: \$1,000,000
	Toronto C03 Yonge-Eglinton Toronto % Dif: 95		
	Taxes: \$4,427 / 2025	For: Sale	SPIS: N
	DOM: 36		
Comm Element Condo	#Shares%:	Rms: 5	
1 Storey/Apt	Locker#:	Bedrooms: 2	
Unit#: 08	Locker Lev/Unit:	Washrooms: 2	
Corp#: TSCC / 2449	Locker Unit:	1x4xFlat, 1x3xFlat	
	Level: 4		
Dir/Cross St: Yonge St & Eglinton Ave			
Prop Mgmt: First Service Residential			

MLS#: C12119184	Sold Date: 06/06/2025
PIN#:	

Kitchens: 1 Fam Rm: N Basement: None Fireplace/Stv: N Heat: Forced Air / Gas Apx Age: Apx Sqft: 800-899 Sqft Source: Indoor - 859 SF. Outdoor - 500 SF. TOTAL 1184SF. Exposure: W Assessment: Spec Desig: Unknown Phys Hdcap-Eqp:	Pets Perm: Restrict Locker: Owned Maint: \$701.84 A/C: Central Air Central Vac: N UFFI: Elev/Lift: Y Retirement: Taxes Incl: Water Incl: Y Heat Incl: Y Hydro Incl: Cable TV Incl: CAC Incl: Y Bldg Ins Incl: Y Prkg Incl: Y Cert Level: Energy Cert: GreenPIS: Prop Feat: Ensuite Laundry, Hospital, Library, Park, Pets Allowed with Restrictions, Public Transit, Rec Centre, School	Balcony: Terr Ens Lndry: Y Lndy Lev: Exterior: Brick Gar/Gar Spcs: Underground / 1 Park/Drive: Undergrnd Park Type: Owned Park/Drv Spcs: 0 Tot Prk Spcs: 1 #: #83 Park \$/Mo: Prk Lvl/Unit: P2 Bldg Amen: Exercise Room, Guest Suites, Gym, Party/Meeting Room, Visitor Parking, Elevator Com Elem Incl: Y
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#	Room	Level	Length (ft)	Width (ft)	Description
1	Living	Flat	16.7	x 14.07	W/O To Terrace Open Concept Hardwood Floor
2	Dining	Flat	16.7	x 14.07	Combined W/Kitchen W/O To Terrace Hardwood Floor
3	Prim Bdrm	Flat	10.01	x 12.7	4 Pc Bath W/O To Terrace Hardwood Floor
4	2nd Br	Flat	8.99	x 11.29	Large Window Closet Hardwood Floor
5	Kitchen	Flat	8.99	x 13.12	Large Window W/O To Terrace Hardwood Floor

Client Remks: If you are looking for an Oasis in the City, this beautifully renovated corner suite with 500SF of outdoor terrace, is a must see! (Primary terrance 18 x 10 ft!). This north west corner suite is a rare offering with and abundance of natural light, and privacy. Tucked away from the density of Yonge and Eg, this quiet suite overlooks the green canopy to the west over Duplex Ave, with no buildings in sight! This 4th floor suite means easy elevator access, Pets Welcome! Bathrooms and kitchen have all been been upgraded with high end European finishes, elaborate kitchen storage, solid core doors throughout the suite with premium hardware and incredible design sensibility! This 2024 renovation includes new Italian bathrooms, smart toilet , spotlights, German Bau format kitchen and AEG, Miele appliances and Liebherr fridge, Dekton countertop and backsplash, new European customized design doors and removal of stucco ceiling completed. Two full size bedrooms and a split floor plan makes for an optimal layout. This boutique low rise building offers a generous amount of Visitor Parking, a Guest Suite available for residents to rent, Gym, Party Room, Library and Steam Sauna. The Yonge/Eglinton area is the ultimate neighborhood for convenience and lifestyle with a host of shops and amenities one block away. Parks, playgrounds and top schools makes this area vibrant and versatile for people of all ages. Gardeners, Entertaining and Pet Owners will delight in this unique condo offering- pls see the floor plan! With the Eglinton LRT launching soon and the Subway just 2 minutes away, mobility is seamless! Amazing building amenities feature: sauna, library, and media room, exercise room and gym, guest suites, party room and visitor parking.

Extras:
Listing Contracted With: <u>SOTHEBY'S INTERNATIONAL REALTY CANADA</u> 416-960-9995


20 Glebe Rd W 9
Toronto Ontario M5P 1C9
Sold: \$1,015,000
List: \$1,049,000

Toronto C03 Yonge-Eglinton Toronto % Dif: 97

Taxes: \$4,019.92 / 2024 **For:** Sale**SPIS:** N**DOM:** 13

Condo Apt

#Shares%:**Rms:** 6

Apartment

Locker#: 9**Bedrooms:** 2**Unit#:** 1**Locker Lev/Unit:** B**Washrooms:** 2**Corp#:** MTCC / 642**Locker Unit:** 9

1x5xFlat, 1x3xFlat

Level: 3**Dir/Cross St:** Yonge & Belsize**Prop Mgmt:** Property Services Inc. 416-977-0202**MLS#:** C12052862**Sold Date:** 04/14/2025**PIN#:** 116420010

Kitchens:	1	Pets Perm:	Restrict	Balcony:	None
Fam Rm:	Y	Locker:	Exclusive	Ens Lndry:	Y
Basement:	None	Maint:	\$1,068.07	Lndy Lev:	
Fireplace/Stv:	Y	A/C:	Central Air	Exterior:	Brick
Heat:	Baseboard / Electric	Central Vac:	N	Gar/Gar Spcs:	Underground / 1
Apx Age:	31-50	UFFI:		Park/Drive:	Undergrnd
Apx Sqft:	1200-1399	Elev/Lift:		Park Type:	Exclusive
Sqft Source:	Plans	Taxes Incl:		Park/Drv Spcs:	1 Tot Prk Spcs: 1
Exposure:	N	Heat Incl:		#:	9
Assessment:		Cable TV Incl:		Park \$/Mo:	
Spec Desig:	Unknown	CAC Incl:		Prk Lvl/Unit:	B
Phys Hdcap-Eqp:		Bldg Ins Incl:	Y	Bldg Amen:	Community BBQ
		Y Prkg Incl:	Y	Com Elem Incl:	Y
		Energy Cert:			
		GreenPIS:			
		Prop Feat:	Clear View, Cul De Sac, Ensuite Laundry, Family Room, Fireplace/Stove, Grnbelt/Conserv, Park, Pets Allowed with Restrictions, Public Transit, School		

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Kitchen	Flat	11.32	x 10.17	Centre Island	B/I Appliances	Open Concept
2	Dining	Flat	11.65	x 11.81	Coffered Ceiling	Open Concept	3 Pc Bath
3	Family	Flat	13.02	x 25.79	Fireplace	Open Concept	Combined W/Living
4	Living	Flat	13.02	x 25.79	Window Flr to Ceil	West View	
5	Prim Bdrm	Flat	12.73	x 15.98	Window Flr to Ceil	His/Hers Closets	5 Pc Ensuite
6	2nd Br	Flat	7.97	x 13.58	Closet	West View	

Client Remks: Rarely available bright sunny end unit w/ravine like views! Welcome to Chaplin Place, a fabulous 4-storey, 24 unit small boutique building, very peaceful west of Yonge St north of Davisville! This stunning 1244 SF suite has undergone a remarkable top to bottom renovation by the owner with love & attention to every detail. This suite shows luxury & sophistication from the bleached oak wood-laminate floors and designer light fixtures thruout, to the chef-inspired all white kitchen with its 4 ft x 12 ft centre island w/quartz countertops, specialty hood range. The kitchen overlooks the family rm & living rm. You'll enjoy the view right thru the suite to the wall-to-wall west-facing unobstructed view of trees & greenery. It's ideal for entertaining or for quiet nights at home by the wood burning fireplace. The dining room is separate to one side so it's not sharing space with the living/family area but still an open concept for entertaining friends & family. From there we're led to the oversized, beautifully appointed primary bdrm with more wall-to-ceiling windows, same west-facing unobstructed views with his/hers closets leading to the beautiful all-white ensuite bathroom with a very large soaker tub & rainfall shower and a separate toilet room with a 2nd vanity for those mornings when everyone has to get going early. The second bdrm is a good size, still with the same western-view with a large closet. And the 3 PC bathroom is versatile, it's by the laundry closet and serves as a powder room too. This suite comes complete with parking & locker. Just step out to Yonge St and walk to the Davisville subway. Get your groceries at Farm Boy or quality meats at The Friendly Butcher. Go for dinner at Tabule or Little Sister they're all within 5 mins walking distance. Being on the west side of Yonge St closer to Davisville, is infinitely quieter than Y&E. And if it's action you want, you're an 8 min walk to Yonge & Eglinton. This is a rare gem so don't miss out!

Extras:**Listing Contracted With:** BOSLEY REAL ESTATE LTD. 416-322-8000