



<b>1830 Bloor St W 724</b> <b>Toronto Ontario M6P 0A2</b> Toronto W02 High Park North Toronto % Dif: 95 <b>Taxes:</b> \$2,677.01 / 2025 <b>For:</b> Sale <b>SPIS:</b> N <b>DOM:</b> 98		
Condo Apt Apartment <b>Unit#:</b> 23 <b>Corp#:</b> TSCC / 2492	<b>#Shares%:</b> <b>Locker#:</b> <b>Locker Lev/Unit:</b> 2 <b>Locker Unit:</b> 20 <b>Level:</b> 7	<b>Rms:</b> 3 <b>Bedrooms:</b> 1 <b>Washrooms:</b> 1 1x4xFlat
<b>Dir/Cross St:</b> Bloor St. West and Keele Street <b>Directions:</b> North Side of Bloor, West of Keele Street <b>Prop Mgmt:</b> Icc Property Management		


**MLS#:** W12342314 **Sold Date:** 11/19/2025  
**PIN#:**

<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> <b>Apx Sqft:</b> 500-599 <b>Sqft Source:</b> As per MPAC. <b>Exposure:</b> Se <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> None <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Owned <b>Maint:</b> \$433.72 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> <b>HST Applicable to</b> Not Subject to HST <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> Y <b>Hydro Incl:</b> <b>Cable TV Incl:</b> <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Clear View, Ensuite Laundry, Park, Pets Allowed with Restrictions, Public Transit <b>Interior Feat:</b> Carpet Free	<b>Balcony:</b> Jlte <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> <b>Exterior:</b> Concrete <b>Gar/Gar Spcs:</b> Underground / 0 <b>Park/Drive:</b> None <b>Drive:</b> None <b>Park Type:</b> None <b>Park/Drv Spcs:</b> 0 <b>Tot Prk Spcs:</b> 0 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> <b>Bldg Amen:</b> Bbqs Allowed, Bike Storage, Concierge, Exercise Room, Gym <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Flat	8.01	x 11.09	Pot Lights	Laminate	W/O To Balcony
2	Kitchen	Flat	11.58	x 10.6	Laminate	Stainless Steel Appl	Eat-In Kitchen
3	Prim Bdrm	Flat	9.84	x 10.76	Laminate	Closet	Sliding Doors

**Client Remks:** What an incredible opportunity to get into the High Park area at an incredible price point! Over 500 square feet, absolutely stunning 1 Bedroom, 1 Washroom unit in one of the most highly sought after areas of Toronto, steps to the Bloor line subway station, across the street from and picturesque views of High Park. Very bright unit, stunning and functional open concept layout, newer potlights, Large bedroom and Washroom. Bright Living and Dining Space, Gourmet Kitchen with S/S Appliances, Laminate Throughout and Juliette Balcony With A View Of High Park and The City Skyline. Comes with a LOCKER! Steps To Subway, High Park, Grocery, Restaurants, The Waterfront & All That Toronto Has to Offer. A Must See!

**Listing Contracted With:** CENTURY 21 NEW CONCEPT 416-223-3535

			<b>1830 Bloor St W UPH1</b> <b>Toronto Ontario M6P 0A2</b> Toronto W02 High Park North Toronto % Dif: 99 <b>Taxes:</b> \$3,121.92 / 2025 <b>For:</b> Sale <b>SPIS:</b> N <b>DOM:</b> 4			<b>Sold: \$555,000</b> <b>List: \$558,000</b>		
			Condo Apt Apartment <b>Unit#:</b> 1 <b>Corp#:</b> TSCC / 2492		#Shares%: <b>Locker#:</b> 327 <b>Locker Lev/Unit:</b> C <b>Locker Unit:</b> 209 <b>Level:</b> 14		<b>Rms:</b> 3 <b>Bedrooms:</b> 1 <b>Washrooms:</b> 1 1x3xMain	
			<b>Dir/Cross St:</b> Bloor St W/High Park Ave <b>Directions:</b> Bloor St W/Pacific Ave or Oakmount Rd. Parking accessed from the back of the building. <b>Prop Mgmt:</b> ICC Property Management Ltd.					
			<b>MLS#:</b> W12474422 <b>Sold Date:</b> 10/25/2025 <b>PIN#:</b>					
<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> <b>Apx Sqft:</b> 500-599 <b>Sqft Source:</b> Floor Plans: 529 sf + 120 sf balcony <b>Exposure:</b> N <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> Unknown <b>Phys Hdcap-Eqp:</b>			<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Owned <b>Maint:</b> \$532.77 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> Y <b>Retirement:</b> <b>HST Applicable to</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> <b>Hydro Incl:</b> <b>Cable TV Incl:</b> <b>CAC Incl:</b> <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Ensuite Laundry, Park, Pets Allowed with Restrictions, Public Transit <b>Interior Feat:</b> Carpet Free, Built-In Oven <b>Security Feat:</b> Concierge/Security			<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> <b>Exterior:</b> Concrete <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> Private <b>Drive:</b> Private <b>Park Type:</b> Owned <b>Park/Drv Spcs:</b> 1 <b>Tot Prk Spcs:</b> 1 <b>#:</b> 223 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> Level C/Unit 19 <b>Bldg Amen:</b> Concierge, Guest Suites, Gym, Party/Meeting Room, Sauna, Visitor Parking <b>Com Elem Incl:</b> Y		
<b>#</b>	<b>Room</b>	<b>Level</b>	<b>Length (ft)</b>	<b>Width (ft)</b>	<b>Description</b>			
1	Foyer	Main	12.01	x 4.82	Closet			
2	Living	Main	11.32	x 10.01	W/O To Balcony	Sliding Doors	Combined W/Dining	
3	Dining	Main	11.32	x 10.01	Combined W/Living	Open Concept		
4	Kitchen	Main	10.01	x 9.42	Centre Island	Stainless Steel Appl	Undermount Sink	
5	Br	Main	10.99	x 10.01	Double Closet	Window Flr to Ceil		
<b>Client Remks:</b> Welcome to the upper penthouse at HighPark Condos - where style, function, and location meet. This bright 1-bedroom suite features 10' ceilings, floor-to-ceiling windows, and a generous 120 sq. ft. balcony with a BBQ hookup-perfect for quiet evenings without the bustle of Bloor St below. Enjoy a real bedroom with windows and double closet, an open living area with distinct dining space, and the convenience of in-suite laundry, underground parking, and a locker. Indulge in the lifestyle this highly regarded, pet-friendly building is known for - two-level fitness centre with yoga studio and sauna, two rooftop terraces with panoramic city and lake views, party room, guest suite, theatre, billiard room, bike repair station, and even a pet wash. Grab a latte at Hannah's Coffee, pizza at Vivo, or essentials at Rabba's - right in your building! Amazing location - just a stone's throw to High Park and steps to Keele & High Park subway stations. The UP Express, and the best of Roncesvalles, Junction, and Bloor West Village are a short walk away. The perfect option for first-time buyers, young professionals, downsizers, or investors looking for a well-managed community in one of Toronto's most walkable, green, and connected neighbourhoods. ***OPEN HOUSE BY APPOINTMENT ONLY: Thurs Oct 23, Sat & Sun Oct 25-26 2PM-4PM*** <b>Inclusions:</b> See Schedule B								
<b>Listing Contracted With:</b> BABIAK TEAM REAL ESTATE BROKERAGE LTD. 416-717-8853								

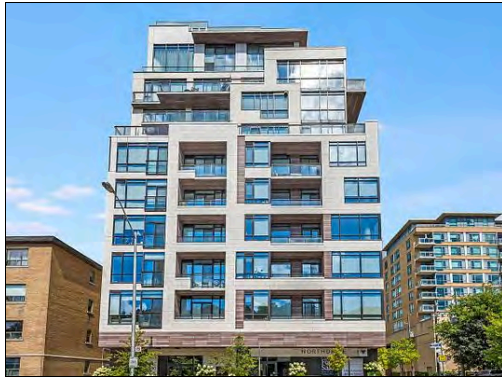


<b>1830 Bloor St W 526</b> <b>Toronto Ontario M6P 0A2</b> Toronto W02 High Park North Toronto % Dif: 94 <b>Taxes:</b> \$2,616.69 / 2025 <b>For:</b> Sale <b>SPIS:</b> N <b>DOM:</b> 14		
Condo Apt Apartment <b>Unit#:</b> 25 <b>Corp#:</b> TSCP / 2492	<b>#Shares%:</b> <b>Locker#:</b> 56 <b>Locker Lev/Unit:</b> 5 <b>Locker Unit:</b> 50 <b>Level:</b> 5	<b>Rms:</b> 3 <b>Bedrooms:</b> 1 <b>Washrooms:</b> 1 1x4xMain
<b>Dir/Cross St:</b> Bloor/Keele <b>Directions:</b> Bloor/Keele <b>Prop Mgmt:</b> Icc Property Management		

**MLS#:** W12311234 **Sold Date:** 08/11/2025  
**PIN#:** 764920217

<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> <b>Apx Sqft:</b> 0-499 <b>Sqft Source:</b> MPAC <b>Exposure:</b> S <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> Unknown <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Exclusive <b>Maint:</b> \$411.22 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> Y <b>Retirement:</b> <b>HST Applicable to</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> <b>Hydro Incl:</b> <b>Cable TV Incl:</b> <b>CAC Incl:</b> <b>Bldg Ins Incl:</b> <b>Prkg Incl:</b> <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Ensuite Laundry, Park, Pets Allowed with Restrictions, Public Transit <b>Interior Feat:</b> Carpet Free	<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> <b>Exterior:</b> Concrete <b>Gar/Gar Spcs:</b> Underground / 0 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> None <b>Park \$/Mo:</b> 0 <b>Tot Prk Spcs:</b> 0 <b>Prk Lvl/Unit:</b> <b>Bldg Amen:</b> Concierge, Gym, Party/Meeting Room, Rooftop Deck/Garden, Visitor Parking, Community BBQ <b>Com Elem Incl:</b>
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#	Room	Level	Length (ft)	Width (ft)	Description
<b>Client Remks:</b> Welcome to 1830 Bloor St W Where High Park Meets Urban Living! This stylish 1-bedroom condo offers the perfect blend of nature and city convenience. Steps from Toronto's iconic High Park, enjoy easy access to hiking trails, Grenadier Pond, cherry blossoms in spring, and year round outdoor activities. Thoughtfully designed with modern finishes, open-concept living, and ample natural light. Includes a storage locker for added convenience. Located across from High Park Subway Station, commuting is effortless. Surrounded by trendy cafes, shops, and restaurants in The Junction, Roncesvalles, and Bloor West Village. Pet-friendly building with state-of-the-art amenities including a fitness centre, yoga studio, party room, rooftop terrace, and 24-hour concierge. Live the best of Toronto life with nature at your doorstep!					
<b>Listing Contracted With:</b> ROYAL LEPAGE TERREQUITY REALTY 416-366-8800					



<b>1990 Bloor St W 406</b> <b>Toronto Ontario M6P 0B6</b> Toronto W02 High Park North Toronto % Dif: 98 <b>Taxes:</b> \$3,838.30 / 2025 <b>For:</b> Sale <b>SPIS:</b> N <b>DOM:</b> 27			<b>Sold: \$655,000</b> <b>List: \$669,900</b>
Condo Apt Apartment <b>Unit#:</b> 4 <b>Corp#:</b> TSCP / 2605	<b>#Shares%:</b> <b>Locker#:</b> 56 <b>Locker Lev/Unit:</b> C <b>Locker Unit:</b> <b>Level:</b> 4	<b>Rms:</b> 5 <b>Bedrooms:</b> 1 + 1 <b>Washrooms:</b> 1 1x4xFlat	
<b>Dir/Cross St:</b> Bloor/Clendenan/High Park <b>Directions:</b> Bloor/Clendenan/High Park <b>Prop Mgmt:</b> Meritus Group Management			

**MLS#:** W12375484 **Sold Date:** 09/29/2025  
**PIN#:** 213680389

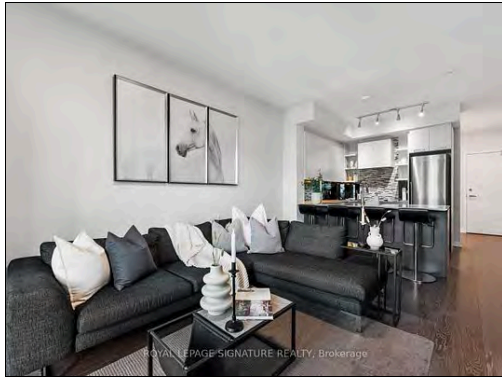
<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> <b>Year Built:</b> 2017 <b>Yr Built Source:</b> MPAC <b>Apx Sqft:</b> 700-799 <b>Lot Size Source:</b> MPAC <b>Sqft Source:</b> MPAC <b>Exposure:</b> N <b>Assessment:</b> 2024 <b>Spec Desig:</b> Unknown <b>Survey Type:</b> None <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Owned <b>Maint:</b> \$850.83 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> <b>Retirement:</b> <b>HST Applicable to</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> Y <b>Hydro Incl:</b> <b>Cable TV Incl:</b> <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Ensuite Laundry, Park, Pets Allowed with Restrictions, Public Transit <b>Interior Feat:</b> Storage Area Lockers	<b>Balcony:</b> Jlte <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> <b>Exterior:</b> Concrete <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> Owned <b>Park/Drv Spcs:</b> 0 <b>Tot Prk Spcs:</b> 1 <b>#:</b> 13 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> C <b>Bldg Amen:</b> Bike Storage, Exercise Room, Gym, Party/Meeting Room, Club House, Community BBQ <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Flat	11.52	x 11.52	Juliette Balcony	Combined W/Dining	Large Window
2	Dining	Flat	11.52	x 11.52	Combined W/Living	Open Concept	
3	Kitchen	Flat	12.01	x 10.99	Granite Counter	Stainless Steel Appl	Breakfast Area
4	Prim Bdrm	Flat	12.24	x 8.43	Semi Ensuite	Double Closet	Large Window
5	Den	Flat	7.58	x 7.58			

**Client Remks:** Unbeatable Location Across from High Park! Beautifully designed 1-bedroom + den in prime location. Enjoy the perfect blend of Nature and City living with easy walking access to Bloor West, Roncesvalles, and The Junction. Just steps from High Park subway station for a quick and effortless commute. Spacious, thoughtfully designed layout with 9-foot ceilings and sunset views over the tree-lined High Park neighbourhood. Modern kitchen featuring integrated appliances and retractable island table perfect for casual dining or entertaining. Large primary bedroom offers semi-ensuite access, and with four full closets, storage is not an issue. Includes dedicated underground parking spot, storage locker and access to top-notch amenities including fully equipped gym, modern multi-functional party room featuring a kitchenette, lounge seating, and dining/meeting space, outdoor community BBQ area, dog wash room, bicycle locker area. Whether you're a first-time buyer, downsizer, or investor this one checks all the boxes. Don't miss your chance to live in one of Toronto's most sought-after neighbourhoods!

**Inclusions:** Furniture negotiable/original glass shower doors available to be re-installed. All appliances, electric light fixtures, window coverings

**Listing Contracted With:** FOREST HILL REAL ESTATE INC. 416-488-2875



**1830 Bloor St W 1219**  
**Toronto Ontario M6P 0A2**  
 Toronto W02 High Park North Toronto % Dif: 100  
**Taxes:** \$3,686 / 2025 **For:** Sale **SPIS:** N **DOM:** 3  
**Sold: \$697,500**  
**List: \$699,999**  
 Condo Apt **#Shares%:** **Rms:** 5  
 Apartment **Locker#:** **Bedrooms:** 1 + 1  
**Unit#:** 19 **Locker Lev/Unit:** **Washrooms:** 2  
**Corp#:** TSCP / 2492 LEVEL A 1x3xFlat, 1x4xFlat  
**Locker Unit:** UNIT  
**Level:** 12  
**Dir/Cross St:** Bloor St West/Keele St  
**Directions:** Bloor St West/West of Keele/Parkside  
**Prop Mgmt:** ICC Property Management

**MLS#:** W12392972 **Sold Date:** 09/12/2025  
**PIN#:** 764920518

<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> 6-10 <b>Year Built:</b> 2015 <b>Yr Built Source:</b> MPAC <b>Apx Sqft:</b> 600-699 <b>Sqft Source:</b> MPAC <b>Exposure:</b> Ne <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> None <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Owned <b>Maint:</b> \$609.30 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> <b>Retirement:</b> <b>HST Applicable to</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> Y <b>Hydro Incl:</b> <b>Cable TV Incl:</b> <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Ensuite Laundry, Library, Park, Pets Allowed with Restrictions, Public Transit, School <b>Interior Feat:</b> None <b>Security Feat:</b> Concierge/Security	<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> Main <b>Exterior:</b> Brick / Concrete <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> <b>Drive:</b> <b>Park Type:</b> Owned <b>Park/Drv Spcs:</b> 0 <b>Tot Prk Spcs:</b> 1 <b>#:</b> 62 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> P2 <b>Bldg Amen:</b> Exercise Room, Guest Suites, Gym, Party/Meeting Room, Rooftop Deck/Garden, Community BBQ <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description
1	Kitchen	Flat	8.17	x 8.43	Stainless Steel Appl Quartz Counter Vinyl Floor
2	Living	Flat	10.07	x 13.58	Combined W/Kitchen Vinyl Floor
3	Prim Bdrm	Flat	9.84	x 9.58	4 Pc Ensuite Vinyl Floor
4	Bathroom	Flat	7.91	x 6.92	4 Pc Ensuite
5	Laundry	Flat	4	x 5.91	
6	Den	Flat	8.17	x 6.92	
7	Bathroom	Flat	7.91	x 4.92	3 Pc Bath

**Client Remks:** One of the best one bedroom plus den, two full bathroom condo layouts you'll find in Toronto, including parking and a locker. The spacious living area flows into a full-sized modern kitchen equipped with stainless steel appliances, brand new cooktop, soft closing cabinets and drawers. The den is ideal for a home office, nursery or creative space, while the primary bedroom can fit a king size bed and has its own spacious ensuite. As a bonus, the laundry room adds additional storage while still having space for an entryway. This is the perfect combination of comfort and convenience. This building features state of the art amenities including: 24-hour concierge and security, a bike storage and repair room, a dog wash and dry room, indoor and outdoor party rooms, outdoor BBQs with a large patio, guest suite, a two-storey gym with cardio and weight floors, indoor and outdoor yoga rooms, gym classes, a rock climbing wall and saunas. Theres even a gardening room, communal lounge and terrace with city, park and lake views. Lets not forget an amazing Italian restaurant, Hannahs Cafe and a 24-hour Rabba in the building. Directly across the street from High Park and nestled between Roncesvalles, Bloor West Village, The Junction, this condo becomes an extension of lifestyle and convenience. Perfectly situated between two TTC stations on Line 2, residents are a 5 minute walk to either High Park or Keele Station, or just one stop or a 15 minute walk to the Bloor UP Express. With Bloor Street, High Park and Parkside cycle lanes all close by, and High Park itself as your backyard with dog trails, recreation and playgrounds, the location delivers both convenience and lifestyle.

**Inclusions:** Stainless Steel Fridge, Stainless Steel Stove, Stainless Steel Dishwasher, Stainless Steel Microwave Hood Fan, Stacked Washer And Dryer, Closet Organizers, Laundry Room Wall Mounted Coat Hanger, Patio Tiles, All Electric Light Fixtures, All Window Coverings.

**Listing Contracted With:** ROYAL LEPAGE SIGNATURE REALTY 416-205-0355



**70 High Park Ave 1003**  
**Toronto Ontario M6P 1A1**  
 Toronto W02 High Park North Toronto % Dif: 99  
**Taxes:** \$3,268.87 / 2024 **For:** Sale **SPIS:** N **DOM:** 17  
**Sold: \$695,000**  
**List: \$700,000**  
**Condo Apt** **#Shares%:** **Rms:** 5  
**Apartment** **Locker#:** **Bedrooms:** 2  
**Unit#: 06** **Locker Lev/Unit:** B **Washrooms:** 1  
**Corp#: TSCC / 1676** **Locker Unit:** 84 **1x4x2nd**  
**Level:** 3  
**Dir/Cross St:** High Park/ Bloor  
**Directions:** High Park/ Bloor  
**Prop Mgmt:** First Service Residential

**MLS#:** W12349352 **Sold Date:** 09/03/2025  
**PIN#:** 126760335

<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> 16-30 <b>Apx Sqft:</b> 700-799 <b>Roof:</b> Other <b>Sqft Source:</b> previous listing <b>Exposure:</b> Ne <b>Assessment:</b> <b>Spec Desig:</b> Heritage <b>Survey Type:</b> Unknown <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Owned <b>Maint:</b> \$864.60 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> No <b>Elev/Lift:</b> Y <b>Retirement:</b> N <b>HST Applicable to</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> Y <b>Hydro Incl:</b> <b>Cable TV Incl:</b> <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Ensuite Laundry, Library, Park, Pets Allowed with Restrictions, Place Of Worship, Public Transit, School, School Bus Route <b>Interior Feat:</b> Other <b>Security Feat:</b> Concierge/Security, Security Guard	<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> Main <b>Exterior:</b> Brick / Concrete <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> Exclusive <b>Park/Drv Spcs:</b> 0 <b>Tot Prk Spcs:</b> 1 <b>#:</b> 89 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> <b>Bldg Amen:</b> Bbqs Allowed, Bike Storage, Games Room, Gym, Media Room, Party/Meeting Room <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description
1	Living	Main	10.07	x 10.37	Combined W/Dining W/O To Balcony
2	Dining	Main	10.07	x 10.37	Combined W/Living Hardwood Floor
3	Kitchen	Main	8.01	x 8.01	Granite Counter Ceramic Floor
4	Prim Bdrm	Main	10.07	x 10.5	Double Closet Hardwood Floor
5	Br	Main	10.07	x 8.4	Window Hardwood Floor

**Client Remks:** Welcome to 70 High Park Ave Unit 1003 a spacious, light-filled 2-bedroom, 1-bath condo offering 765 sqft. of thoughtfully designed living space with northeast-facing views and a generous-sized corner balcony that comfortably seats 35 guests with room for a full coffee table setup perfect for entertaining or relaxing with morning coffee. This unit features a separate kitchen, distinct dining area, and a large living room a rare non-open-concept layout that offers both privacy and flow. Enjoy the benefits of a newly upgraded bathroom (1.5 years new) with a brand new tub, tiled walls, and sleek MOEN fixtures, plus updated plumbing in both the bathroom and kitchen. Oversized windows fill the space with natural light throughout the day. Includes 1 parking and a large-size private locker. Building amenities include an on site gym, party room, theatre and beautifully landscaped courtyard. Located steps to High Park subway station, Bloor West Village, Roncesvalles, restaurants, schools, and of course, the trails, gardens & open spaces of High Park. Just comfort, function, and timeless charm in one of Torontos most coveted communities. **\*\*EXTRAS\*\*** All existing appliances: Fridge, Stove, Dishwasher, Microwave, Washer And Dryer, All Electric Light Fixtures, Window Coverings.

**Listing Contracted With:** PROPERTY.CA INC. 416-583-1660



**20 Gothic Ave 412**  
**Toronto Ontario M6P 1T5**  
 Toronto W02 High Park North Toronto % Dif: 95  
**Taxes:** \$3,204.87 / 2025 **For:** Sale **SPIS:** N **DOM:** 22  
**Sold: \$700,000**  
**List: \$739,000**  
 Condo Apt **#Shares%:** **Rms:** 5  
 Apartment **Locker#:** 61 **Bedrooms:** 1 + 1  
**Unit#:** 12 **Locker Lev/Unit:** P3 **Washrooms:** 1  
**Corp#:** TSCC / 2021 **Locker Unit:** 61 1x4xMain  
**Level:** 4  
**Dir/Cross St:** Bloor & Quebec  
**Directions:** Bloor & Quebec  
**Prop Mgmt:** Del Property Management

**MLS#:** W12378432 **Sold Date:** 09/25/2025  
**PIN#:**

<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> <b>Apx Sqft:</b> 600-699 <b>Sqft Source:</b> MPAC <b>Exposure:</b> S <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> None <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Owned <b>Maint:</b> \$690.46 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> <b>Retirement:</b> <b>HST Applicable to</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> <b>Hydro Incl:</b> <b>Cable TV Incl:</b> <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Clear View, Ensuite Laundry, Lake/Pond, Library, Park, Pets Allowed with Restrictions, Public Transit, School <b>Interior Feat:</b> Carpet Free	<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Indy Lev:</b> Main <b>Exterior:</b> Brick <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> Owned <b>Park/Drv Spcs:</b> 1 <b>Tot Prk Spcs:</b> 1 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> Level A/Unit019 <b>Bldg Amen:</b> Concierge, Exercise Room, Guest Suites, Media Room, Party/Meeting Room, Visitor Parking <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Main	19	x 10.43	Laminate	Open Concept	W/O To Balcony
2	Dining	Main	19	x 10.43	Laminate	Open Concept	Window Flr to Ceil
3	Kitchen	Main	10.76	x 8.43	Breakfast Bar	Granite Counter	Stainless Steel Appl
4	Foyer	Main	6.33	x 3.51	Laminate	Large Closet	
5	Prim Bdrm	Main	12.24	x 9.74	W/O To Balcony	W/I Closet	Window Flr to Ceil
6	Den	Main	8.23	x 5.35	Laminate		

**Client Remks:** Welcome to 20 Gothic Ave. #412, a spacious one bedroom plus den suite with panoramic, unobstructed south views over High Park. Ideally located in one of west Toronto's best neighbourhoods, it's just steps to the subway and High Park, and close to the vibrant shopping and dining areas along the Bloor West, Junction and Roncesvalles strips. Plus, several charming community parkettes are nearby, and easy access to the UP Express means getting downtown is a breeze. The suite features bright, airy spaces with 9-ft ceilings, floor-to-ceiling windows and an open plan living area, complete with a walk-out to a private balcony. You'll also find a versatile office/den area and a beautifully designed kitchen, equipped with stainless steel appliances, a breakfast bar, and sleek granite countertops. The large primary bedroom includes a walk-in closet and a second walk-out to the balcony, and all windows are fitted with roller blinds, including remote control double blinds in the bedroom for added convenience. This unit also comes with a parking spot, a locker and a newer LG washer & dryer. Top shelf building amenities include a 24 hour concierge, guest suites, exercise room, party/meeting room, and convenient above ground inside visitors parking.  
**Inclusions:** Fridge, stove, dishwasher, built-in microwave, Washer, dryer, all roller blinds, all electric light fixtures  
**Listing Contracted With:** RE/MAX WEST REALTY INC. 416-769-1616



**1830 Bloor St W 329**  
**Toronto Ontario M6P 0A2**  
 Toronto W02 High Park North Toronto % Dif: 95  
**Taxes:** \$3,891.09 / 2025 **For:** Sale **SPIS:** N **DOM:** 28  
**Sold: \$758,000**  
**List: \$799,000**  
 Condo Apt **#Shares%:** **Rms:** 5  
 Apartment **Locker#:** **Bedrooms:** 1 + 1  
**Unit#:** 28 **Locker Lev/Unit:** **Washrooms:** 1  
**Corp#:** TSCC / 2492 C & 4 (two ltrs) 161 & 54 1x4xFlat  
**Locker Unit:**  
**Level:** 3  
**Dir/Cross St:** Bloor and Pacific Ave  
**Directions:** Bloor St W across from High Park  
**Prop Mgmt:** ICC Property Mgt Ltd

**MLS#:** W12339759 **Sold Date:** 09/09/2025  
**PIN#:** 764920116

<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> <b>Year Built:</b> 2015 <b>Yr Built Source:</b> MPAC <b>Apx Sqft:</b> 600-699 <b>Roof:</b> Flat <b>Foundation:</b> Concrete <b>Sqft Source:</b> 693 SQ Ft <b>Exposure:</b> Nw <b>Assessment:</b> <b>Spec Design:</b> Unknown <b>Survey Type:</b> None <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Owned <b>Maint:</b> \$677.67 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> <b>Retirement:</b> <b>HST Applicable to</b> Not Subject to HST <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> Y <b>Hydro Incl:</b> <b>Cable TV Incl:</b> <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Ensuite Laundry, Grnbelt/Conserv, Library, Park, Pets Allowed with Restrictions, Place Of Worship, Public Transit, School <b>Interior Feat:</b> Built-In Oven, Countertop Range, Primary Bedroom - Main Floor <b>Security Feat:</b> Concierge/Security	<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> <b>Exterior:</b> Concrete <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> Owned <b>Park/Drv Spcs:</b> 1 <b>Tot Prk Spcs:</b> 1 <b>#:</b> 161 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> C <b>Bldg Amen:</b> Concierge, Exercise Room, Guest Suites, Party/Meeting Room, Rooftop Deck/Garden, Visitor Parking <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description
1	Living	Flat	14.4	x 9.51	Laminate Combined W/Dining W/O To Balcony
2	Dining	Flat	14.4	x 9.51	Laminate Combined W/Living
3	Prim Bdrm	Flat	10.93	x 9.68	Laminate Closet
4	Den	Flat	10.24	x 6.27	Laminate Window W/O To Balcony
5	Kitchen	Flat	9.51	x 6.89	Centre Island Quartz Counter Open Concept

**Client Remks:** Prestigious 1830 Bloor Street Rare Wendigo Model! Discover this exceptional 693 sq. ft. corner unit in one of Toronto's most coveted addresses. Featuring two private balconies, a bright and versatile den, two lockers, and a premium parking spot this layout is rarely available. Perfectly positioned directly across from iconic High Park, you'll enjoy nature, recreation, and city convenience all in one address. Steps to subway, shops, and restaurants, this home offers an unmatched blend of lifestyle and location.

**Inclusions:** Stainless steel fridge, stove, built-in dishwasher, microwave, stacked washer & dryer, all electric light fixtures, all window coverings, 2 lockers, 1 parking spot.

**Listing Contracted With:** ROYAL LEPAGE TERREQUITY REALTY 416-231-5000



<b>50 Quebec Ave 703</b> <b>Toronto Ontario M6P 4B4</b> Toronto W02 High Park North Toronto % Dif: 104 <b>Taxes:</b> \$3,461.26 / 2025 <b>For:</b> Sale <b>SPIS:</b> N <b>DOM:</b> 8		
Condo Apt Apartment <b>Unit#:</b> 3 <b>Corp#:</b> YCP / 323	<b>#Shares%:</b> <b>Locker#:</b> 12 <b>Locker Lev/Unit:</b> <b>Locker Unit:</b> 133 <b>Level:</b> 7	<b>Rms:</b> 5 <b>Bedrooms:</b> 2 <b>Washrooms:</b> 2 1x4xFlat, 1x3xFlat
<b>Dir/Cross St:</b> Bloor St W and High Park <b>Directions:</b> Bloor St W and High Park <b>Prop Mgmt:</b> Horkoda Condo Service INC.		

**MLS#:** W12550224 **Sold Date:** 11/25/2025  
**PIN#:** 113230053

<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Fan Coil / Gas <b>Apx Age:</b> <b>Year Built:</b> 1977 <b>Yr Built Source:</b> MPAC <b>Apx Sqft:</b> 900-999 <b>Lot Size Source:</b> MPAC <b>Sqft Source:</b> MPAC <b>Exposure:</b> Se <b>Assessment:</b> 2025 <b>Spec Desig:</b> Unknown <b>Survey Type:</b> None <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Exclusive <b>Maint:</b> \$912.33 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> <b>Retirement:</b> <b>HST Applicable to</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> Y <b>Hydro Incl:</b> Y <b>Cable TV Incl:</b> Y <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Ensuite Laundry, Hospital, Park, Pets Allowed with Restrictions, Place Of Worship, Public Transit, School <b>Interior Feat:</b> None	<b>Balcony:</b> Terr <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> <b>Exterior:</b> Brick / Concrete <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> Exclusive <b>Park/Drv Spcs:</b> 0 <b>Tot Prk Spcs:</b> 1 <b>#:</b> 168 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> P3 <b>Bldg Amen:</b> Concierge, Gym, Outdoor Pool, Sauna, Tennis Court, Visitor Parking <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Flat	11.52	x 18.5	Combined W/Dining	Broadloom	W/O To Terrace
2	Dining	Flat	8.5	x 9.42	Combined W/Living	Broadloom	W/O To Terrace
3	Kitchen	Flat	7.51	x 8.99	Galley Kitchen		
4	Prim Bdrm	Flat	17.65	x 10.99	3 Pc Ensuite	Broadloom	Closet
5	2nd Br	Flat	12.34	x 9.42	Broadloom	Closet	

**Client Remks:** Welcome to High Park North, one of Toronto's most beloved and picturesque neighbourhoods. This highly sought-after two-bedroom, two bathroom condominium offers a rare opportunity to own a suite that has been lovingly maintained by the same owner for 45 years - a true testament to pride of ownership and timeless appeal, add your own personal touches. Spanning approximately 925 square feet of interior living space, this well-designed suite is complimented by an expansive 315-square-foot private terrace, providing the perfect setting to relax, entertain, take in the breathtaking views. From your terrace you will enjoy an unobstructed views over the treetops of High Park to the Toronto city skyline, truly a one-of-a-kind backdrop. Recent building updates include repaired and resurfaced terraces, newly renovated HVAC units, and upgraded double-glazed windows that enhance energy efficiency and year-round comfort. The location is second to none - with High Park Subway Station conveniently located right across the street, commuting throughout the city couldn't be easier. Just steps away, explore the charm of Bloor West Village, the trendy Junction shops, and an array of High Park restaurants, cafes, and local markets. For outdoor enthusiasts, Toronto's iconic High Park is right at your doorstep, offering trails, gardens, and recreational amenities. Easy access to Lakeshore Boulevard and the Gardiner Expressway makes getting around the city a breeze. This is a rare opportunity to own a piece of High Park's history - a serene, spacious home in an unbeatable location.

**Inclusions:** Basement storage locker and parking space in the underground garage are an integral part of the unit. The monthly maintenance fee includes all utilities except for phone, as wkk as cable TV and wi-fi. Other inclusions: Kenmore oven, LG SS fridge, Maytag dishwasher, Maytag stackable washer/dryer, bookshelves in primary bedroom, electric light fixtures, window coverings.

**Listing Contracted With:** FOREST HILL REAL ESTATE INC. 416-488-2875



<b>50 Quebec Ave 905</b> <b>Toronto Ontario M6P 4B4</b> Toronto W02 High Park North Toronto % Dif: 97 <b>Taxes:</b> \$3,461.26 / 2025 <b>For:</b> Sale <b>SPIS:</b> N <b>DOM:</b> 57		
Condo Apt Apartment <b>Unit#:</b> 5 <b>Corp#:</b> YCC / 323	<b>#Shares%:</b> <b>Locker#:</b> 96 <b>Locker Lev/Unit:</b> P1 <b>Locker Unit:</b> Rm 9 <b>Level:</b> 9	<b>Rms:</b> 3 <b>Bedrooms:</b> 2 <b>Washrooms:</b> 2 1x4xMain, 1x4xMain
<b>Dir/Cross St:</b> Bloor St. W./High Park Ave <b>Directions:</b> Bloor St. W./High Park Ave <b>Prop Mgmt:</b> Habkoda Condominium Services Inc.		

**MLS#:** W12233502 **Sold Date:** 08/15/2025  
**PIN#:** 113230071

<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> 51-99 <b>Year Built:</b> 1977 <b>Apx Sqft:</b> 900-999 <b>Sqft Source:</b> MPAC <b>Exposure:</b> E <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> Unknown <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Exclusive <b>Maint:</b> \$912.33 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> <b>HST Applicable to:</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Heat Incl:</b> Y <b>Cable TV Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Cert Level:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Ensuite Laundry, Library, Park, Pets Allowed with Restrictions, Public Transit <b>Interior Feat:</b> Sauna	<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> <b>Exterior:</b> Concrete <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> Exclusive <b>Park/Drv Spcs:</b> 1 <b>Tot Prk Spcs:</b> 1 <b>#:</b> 127 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> P2 <b>Bldg Amen:</b> <b>Com Elem Incl:</b> Y
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<b>Waterfront:</b> None					
#	Room	Level	Length (ft)	Width (ft)	Description
1	Living	Main	17.85	x 11.32	W/O To Balcony
2	Dining	Main	8.53	x 7.55	
3	Kitchen	Main	8.83	x 6.89	Galley Kitchen
4	Prim Bdrm	Main	17.39	x 11.06	
5	2nd Br	Main	14.11	x 9.58	

**Client Remks:** Bright and spacious two-bedroom two-bath High Park condo located in one of Toronto's most desirable neighbourhoods. Nature and activities unfold through the seasons are at your door, connecting you with High Park and Lake Ontario! Steps to Subway, Bloor West Village & Junction Shopping And Restaurants! Convenient to Lakeshore And The Gardiner Expressway.  
**Inclusions:** Fridge, Dishwasher, Washer/Dryer

**Listing Contracted With:** ROYAL LEPAGE REAL ESTATE SERVICES LTD. 416-762-8255



**80 Quebec Ave 704**  
**Toronto Ontario M6P 4B7**  
 Toronto W02 High Park North Toronto % Dif: 105  
**Taxes:** \$3,566.83 / 2025 **For:** Sale **SPIS:** N **DOM:** 4  
**Sold: \$875,000**  
**List: \$830,000**  
**Condo Apt** **#Shares%:** **Rms:** 6  
**Apartment** **Locker#:** 53 **Bedrooms:** 2  
**Unit#:** 16 **Locker Lev/Unit:** A **Washrooms:** 2  
**Corp#:** YCC / 435 **Locker Unit:** 4 1x3xMain, 1x2xMain  
**Level:** 7  
**Dir/Cross St:** Bloor St W & High Park Ave  
**Directions:** Bloor St W & High Park Ave  
**Prop Mgmt:** MRCM, Stephen Pointer 416-762-8105

**MLS#:** W12415217 **Sold Date:** 09/23/2025  
**PIN#:**

<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> 31-50 <b>Apx Sqft:</b> 900-999 <b>Sqft Source:</b> MPAC <b>Exposure:</b> W <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> Unknown <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Exclusive <b>Maint:</b> \$1,106.29 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> Y <b>Retirement:</b> <b>HST Applicable to</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> Y <b>Hydro Incl:</b> Y <b>Cable TV Incl:</b> Y <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Electric Car Charger, Ensuite Laundry, Library, Park, Pets Allowed with Restrictions, Public Transit, Rec Centre, School <b>Interior Feat:</b> Other <b>Security Feat:</b> Security System, Smoke Detector	<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> Main <b>Exterior:</b> Concrete <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> Exclusive <b>Park/Drv Spcs:</b> 1 <b>Tot Prk Spcs:</b> 1 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> C #340 <b>Bldg Amen:</b> Gym, Outdoor Pool, Party/Meeting Room, Sauna, Tennis Court, Visitor Parking <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Main	20.05	x 10.3	Laminate	Combined W/Dining	W/O To Balcony
2	Dining	Main	10.33	x 8.63	Laminate	W/O To Balcony	
3	Kitchen	Main	10.99	x 7.58			
4	Prim Bdrm	Main	13.62	x 10.86	Broadloom	3 Pc Ensuite	W/O To Balcony
5	2nd Br	Main	13.62	x 9.88	Laminate	West View	
6	Laundry	Main	4.92	x 269.03	Separate Rm		

**Client Remks:** Experience the best of both worlds in this bright and spacious 2-bedroom condo located in a serene setting and prime location. Tucked away in a quiet mid-rise building, this home is a tranquil escape with all the conveniences of city life at your fingertips. The open-concept layout is bathed in natural light, leading you to a huge, private west-facing balcony. Picture yourself enjoying a glass of wine as the sun sets over the lush, treetop views. Inside, you'll find generous storage, including multiple closets, a dedicated storage locker, and a parking spot in the underground garage. The all-inclusive maintenance fees are a true highlight, covering everything from water and heat to hydro, air conditioning, and even high-speed Rogers Fibre TV and Internet. This means predictable, stress-free living. The building is packed with amenities designed for an active lifestyle, featuring two gyms, saunas, tennis courts, and an outdoor swimming pool. You'll also find a party room, library, and multiple activity rooms, all contributing to a vibrant sense of community with social events happening year-round. Its unbeatable location puts you just steps from High Park, the subway, and the charming shops and eateries of Bloor West Village and the Junction. With top-rated schools and a community center nearby, and easy access to public transit and major highways, this condo offers urban living at its finest.

**Inclusions:** Fridge, Stove, Range Hood , Dishwasher, Stacked Washer & Dryer, All Existing Window Blinds & Light Fixtures. Exterior work & window replacement began at 100 Quebec & 80 Quebec will be next. No dogs allowed.

**Listing Contracted With:** ROYAL LEPAGE REAL ESTATE SERVICES LTD. 416-762-8255



**20 Gothic Ave 414**  
**Toronto Ontario M6P 1T5**  
 Toronto W02 High Park North Toronto % Dif: 98  
**Taxes:** \$3,604.53 / 2025 **For:** Sale **SPIS:** N **DOM:** 29  
**Sold: \$821,000**  
**List: \$835,000**  
 Condo Apt **#Shares%:** **Rms:** 5  
 Apartment **Locker#:** 22 **Bedrooms:** 2  
**Unit#:** 14 **Locker Lev/Unit:** **Washrooms:** 2  
**Corp#:** TSCC / 2021 **Locker Unit:** Leve 1x4xMain, 1x3xMain  
**Level:** 04  
**Dir/Cross St:** High Park Blvd and Bloor St. W.  
**Directions:** High Park Blvd and Bloor St. W.  
**Prop Mgmt:** Del Property Management 416-766-6546

**MLS#:** W12388948 **Sold Date:** 10/07/2025  
**PIN#:** 130210311

<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> 16-30 <b>Apx Sqft:</b> 700-799 <b>Sqft Source:</b> As per previous listing <b>Exposure:</b> S <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> None <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Owned <b>Maint:</b> \$786.35 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> Y <b>Retirement:</b> <b>HST Applicable to</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> <b>Hydro Incl:</b> <b>Cable TV Incl:</b> <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Clear View, Ensuite Laundry, Library, Park, Pets Allowed with Restrictions, Public Transit, Rec Centre <b>Interior Feat:</b> None <b>Security Feat:</b> Concierge/Security	<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> Main <b>Exterior:</b> Brick <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> Owned <b>Park/Drv Spcs:</b> 1 <b>Tot Prk Spcs:</b> 1 <b>#:</b> 22 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> Lev.B Space 24 <b>Bldg Amen:</b> Concierge, Exercise Room, Games Room, Guest Suites, Party/Meeting Room, Visitor Parking <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description
1	Kitchen	Main	10.47	x 8.53	Granite Counter Stainless Steel Appl Open Concept
2	Dining	Main	10.53	x 6.69	Combined W/Living Hardwood Floor Open Concept
3	Living	Main	11.22	x 10.53	Hardwood Floor Open Concept W/O To Balcony
4	Prim Bdrm	Main	14.5	x 9.55	Hardwood Floor W/I Closet 4 Pc Ensuite
5	2nd Br	Main	10.99	x 9.84	Hardwood Floor Large Window Closet

**Client Remks:** A spectacular and spacious 2-bedroom, 2-bath luxury condo in the highly sought-after 20 Gothic Ave. Perfectly positioned in one of Torontos most iconic neighbourhoods, this residence offers a rare blend of urban sophistication and natural tranquility.From the moment you step inside, you'll be greeted by a bright, open-concept layout featuring 9-ft ceilings and hardwood flooring throughout. The gourmet kitchen seamlessly flows into the living/dining area, creating the perfect space for entertaining or simply relaxing at home.Floor-to-ceiling windows bathe the suite in natural light while framing breathtaking views of lush High Park.Step out onto your private balcony to enjoy peaceful morning coffees or vibrant evening sunsets all while overlooking one of the city's most treasured green spaces - High Park.The primary suite is your personal retreat with ample closet space and a spa-inspired ensuite bathroom. A spacious second bedroom provides flexibility for guests, a home office, or a creative space.This exceptional home also comes with premium conveniences, including one underground parking space and a storage locker for added functionality. Beyond your door, the building offers an array of first-class amenities: 24-hour concierge for peace of mind. Guest suites for visiting family and friends. Party rooms for hosting special occasions. Visitor parking for added convenience. All of this just steps to High Park, the subway, transit lines, shops, cafes, and everything Bloor West Village has to offer.This is more than a condo its a lifestyle. Welcome home to 20 Gothic Avenue, where luxury meets nature in the heart of Toronto.  
**Inclusions:** Fridge, Stove, Dishwasher, Washer/Dryer, All Electrical Light Fixtures, Window Coverings

**Listing Contracted With:** RE/MAX PROFESSIONALS SIDOROVA INWOOD REALTY 416-769-3437



**20 Gothic Ave 710**  
**Toronto Ontario M6P 1T5**  
 Toronto W02 High Park North Toronto % Dif: 99  
**Taxes:** \$3,815.68 / 2025 **For:** Sale **SPIS:** N **DOM:** 19  
**Sold: \$832,500**  
**List: \$844,988**  
 Condo Apt **#Shares%:** **Rms:** 5  
 1 Storey/Apt **Locker#:** 74 **Bedrooms:** 2  
**Unit#:** 10 **Locker Lev/Unit:** C **Washrooms:** 2  
**Corp#:** TSCC / 2021 **Locker Unit:** 1x4xGround, 1x3xGround  
**Level:** 7  
**Dir/Cross St:** Bloor & High Park Ave  
**Directions:** Bloor & High Park Ave  
**Prop Mgmt:** Del Property Management 416-766-6546

**MLS#:** W12415961 **Sold Date:** 10/08/2025  
**PIN#:**

<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> 16-30 <b>Apx Sqft:</b> 800-899 <b>Sqft Source:</b> MPAC <b>Exposure:</b> S <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> None <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Owned <b>Maint:</b> \$836.54 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> <b>Retirement:</b> N <b>HST Applicable to</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> <b>Hydro Incl:</b> <b>Cable TV Incl:</b> <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Clear View, Ensuite Laundry, Park, Pets Allowed with Restrictions, Public Transit <b>Interior Feat:</b> Carpet Free <b>Security Feat:</b> Security Guard	<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> <b>Exterior:</b> Brick <b>Gar/Gar Spcs:</b> Built-In / 1 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> Owned <b>Park/Drv Spcs:</b> 0 <b>Tot Prk Spcs:</b> 1 <b>#:</b> 15 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> C <b>Bldg Amen:</b> Concierge, Exercise Room, Games Room, Guest Suites, Party/Meeting Room, Visitor Parking <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description
1	Kitchen	Main	8.92	x 7.74	Stainless Steel Appl Breakfast Bar Open Concept
2	Living	Main	10.76	x 12.76	W/O To Balcony Open Concept Combined W/Dining
3	Dining	Main	14.67	x 7.51	Open Concept Pot Lights Combined W/Kitchen
4	Prim Bdrm	Main	10.4	x 10.56	Window Flr to Ceil O/Looks Garden W/O To Balcony
5	Prim Bdrm	Main	9.68	x 16.5	4 Pc Ensuite W/I Closet O/Looks Park
6	Foyer	Flat	5.51	x 7.74	Closet 3 Pc Bath

**Client Remks:** Welcome to 20 Gothic Avenue where downtown living meets natural serenity. Discover elevated living in this stylish and generously sized 2-bedroom, 2-bathroom condo. Ideally situated steps from Bloor West village nestled just steps from the TTC Bloor subway line and directly across from the lush greenery of high park, this bright and spacious residence offers the ultimate city lifestyle with a peaceful, nature-inspired backdrop. The thoughtfully designed split-bedroom layout features 9-ft ceilings and floor-to-ceiling windows that flood the space with natural light. The open-concept living and dining area flows seamlessly into a modern kitchen complete with stainless steel appliances, a double sink, and plenty of cabinetry ideal for both entertaining and everyday living. Step out onto the south-facing private balcony to enjoy your morning coffee or evening sunsets with stunning views of High Park, Lake Ontario & the Toronto skyline. The serene primary suite includes two generous closet spaces and a private spa-inspired ensuite, with a secondary walk-out to the balcony. The second bedroom offers ample closet space with an incredible view, perfect for family, guests, or working from home. Additional highlights include full-size ensuite laundry, ample storage throughout, one underground parking space, and a dedicated locker. Building amenities are second to none, including a 24-hour concierge, guest suites, party and billiards rooms, theatre, an outdoor terrace with BBQ's and lounge seating, and visitor parking. Surrounded by charming cafes, local shops, and top-rated restaurants, and with High Park as your backyard, this unit is the one you've been waiting for. Welcome home to 20 Gothic Avenue your sanctuary in the city.

**Inclusions:** All existing stainless steel fridge, stove, dishwasher, built-in microwave range hood, LG ThinQ washer & dryer, electric light fixtures, window coverings.

**Listing Contracted With:** SOTHEBY'S INTERNATIONAL REALTY CANADA 905-845-0024



**100 Quebec Ave 115**  
**Toronto Ontario M6P 4B8**  
 Toronto W02 High Park North Toronto % Dif: 99  
**Taxes:** \$3,740.27 / 2025 **For:** Sale **SPIS:** N **DOM:** 8  
**Sold: \$840,000**  
**List: \$847,000**  
 Condo Apt **#Shares%:** **Rms:** 6  
 2-Storey **Locker#:** 34 **Bedrooms:** 2  
**Unit#:** 15 **Locker Lev/Unit:** B1 **Washrooms:** 2  
**Corp#:** YCC / 435 **Locker Unit:** 4 1x2xMain, 1x4xUpper  
**Level:** 1  
**Dir/Cross St:** Bloor St W & High Park Ave  
**Directions:** Bloor St W & High Park Ave  
**Prop Mgmt:** MRCM, Stephen Pointer 4167628105

**MLS#:** W12478392 **Sold Date:** 10/31/2025  
**PIN#:** 114350015


<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> 31-50 <b>Apx Sqft:</b> 900-999 <b>Lot Size Source:</b> MPAC <b>Sqft Source:</b> 960 Sq Ft <b>Exposure:</b> E <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> Unknown <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Exclusive <b>Maint:</b> \$1,404.82 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> Y <b>Retirement:</b> <b>HST Applicable to:</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> Y <b>Hydro Incl:</b> Y <b>Cable TV Incl:</b> Y <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Electric Car Charger, Ensuite Laundry, Library, Park, Pets Allowed with Restrictions, Public Transit, Rec Centre, School <b>Interior Feat:</b> Carpet Free, Separate Heating Controls <b>Security Feat:</b> Security System	<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> Upper <b>Exterior:</b> Concrete <b>Gar/Gar Spcs:</b> Underground / 2 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> Exclusive / Exclusive <b>Park/Drv Spcs:</b> 2 <b>Tot Prk Spcs:</b> 2 <b>#:</b> 102 <b>#:</b> 103 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> B1 / B1 <b>Bldg Amen:</b> Gym, Outdoor Pool, Party/Meeting Room, Sauna, Tennis Court, Visitor Parking <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description		
1	Foyer	Main	5.84	x 4.79	Laminate	2 Pc Bath	Closet
2	Living	Main	24.15	x 10.2	Laminate	W/O To Patio	
3	Dining	Main	10.93	x 8.37	Laminate	W/O To Patio	
4	Kitchen	Main	10.79	x 8.37	Vinyl Floor	Stainless Steel Appl	
5	Prim Bdrm	Upper	16.57	x 10.33	Plank Floor	W/I Closet	W/O To Balcony
6	2nd Br	Upper	11.32	x 8.37	Plank Floor	Closet	W/O To Balcony

**Client Remks:** Discover the perfect blend of comfort, style, and convenience in this bright and spacious 2-storey condo located in Toronto's desirable High Park neighbourhood. This rare ground-floor suite offers effortless access - no need for elevators - and features large windows that fill the space with natural light throughout the day. Enjoy two inviting outdoor spaces: a large private patio on the main level and an upper balcony with walk-outs from both bedrooms, perfect for relaxing, entertaining, or enjoying a bit of gardening. The thoughtfully designed layout includes a main-floor powder room, ample storage in large closets throughout, and a generous primary bedroom closet. The upper-floor laundry adds to everyday convenience. This unit also includes a very large locker and two parking spots on the top level of the underground garage. All-inclusive condo fees cover water, heat, air conditioning, hydro, and high-speed Rogers Fibre TV and Internet, offering exceptional value and peace of mind. Enjoy a vibrant and friendly community with plenty of activities and outstanding amenities: two gyms, saunas, a party room, meeting room, library, activity room, tennis courts, and an outdoor swimming pool. Ideally situated just steps from High Park, the subway, and the charming shops and restaurants of Bloor West Village and The Junction. Close to top-rated schools, a library, and a community centre, with easy connections to major highways for effortless commuting. Experience the best of urban living surrounded by green space and community spirit - a rare opportunity in one of Toronto's most sought-after neighbourhoods.

**Inclusions:** S/S Samsung Fridge, Stove and Dishwasher (all 1 year old) Stacked Washer and Dryer, All Existing Light Fixtures, Built-In Kitchen Exhaust Fan Venting Outside, 2 Side by Side Parking Spots in Underground Garage, 1 Extra Large Locker

**Listing Contracted With:** ROYAL LEPAGE REAL ESTATE SERVICES LTD. 416-762-8255

	<b>20 Gothic Ave 216</b> <b>Toronto Ontario M6P 1T5</b> Toronto W02 High Park North Toronto % Dif: 99 <b>Taxes:</b> \$4,162.56 / 2025 <b>For:</b> Sale <b>SPIS:</b> N <b>DOM:</b> 6		<b>Sold: \$845,000</b> <b>List: \$850,000</b>				
	Condo Apt Apartment <b>Unit#:</b> 16 <b>Corp#:</b> TSCP / 2021	<b>#Shares%:</b> <b>Locker#:</b> B-52 <b>Locker Lev/Unit:</b> P2 <b>Locker Unit:</b> 52 <b>Level:</b> 2	<b>Rms:</b> 5 <b>Bedrooms:</b> 2 <b>Washrooms:</b> 2 1x4xFlat, 1x3xFlat				
	<b>Dir/Cross St:</b> Bloor/High Park/Quebec <b>Directions:</b> Bloor/High Park/Quebec <b>Prop Mgmt:</b> Del Property Management						
<b>MLS#:</b> W12541204 <b>Sold Date:</b> 11/18/2025 <b>PIN#:</b>							
<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> <b>Apx Sqft:</b> 800-899 <b>Sqft Source:</b> As Per Plans <b>Exposure:</b> Nw <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> None <b>Phys Hdcap-Eqp:</b>		<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Owned <b>Maint:</b> \$918.98 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> Y <b>Retirement:</b> Included In <b>HST Applicable to Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> Y <b>Hydro Incl:</b> <b>Cable TV Incl:</b> <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Cul De Sac, Ensuite Laundry, Library, Park, Pets Allowed with Restrictions, Public Transit, Rec Centre, School <b>Interior Feat:</b> None					
		<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> Main <b>Exterior:</b> Brick / Concrete <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> Owned <b>Park/Drv Spcs:</b> 0 <b>Tot Prk Spcs:</b> 1 <b>#:</b> D-27 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> Level D/27 <b>Bldg Amen:</b> Concierge, Exercise Room, Games Room, Guest Suites, Media Room, Visitor Parking <b>Com Elem Incl:</b> Y					
<b>#</b>	<b>Room</b>	<b>Level</b>	<b>Length (ft)</b>	<b>Width (ft)</b>	<b>Description</b>		
1	Living	Main	19.09	x 16.8	Laminate	W/O To Balcony	Open Concept
2	Dining	Main	16.8	x 19.09	Combined W/Kitchen	W/O To Balcony	Window Flr to Ceil
3	Kitchen	Main	19.09	x 16.8	Quartz Counter	Pot Lights	Stainless Steel Appl
4	Prim Bdrm	Main	11.02	x 10.01	Laminate	4 Pc Ensuite	W/I Closet
5	2nd Br	Main	9.12	x 9.09	Laminate	W/O To Balcony	Double Closet
<b>Client Remks:</b> Welcome to 20 Gothic Avenue High Park Living at Its Finest Discover the perfect balance of urban convenience and natural beauty in this spacious 2-bedroom, 2-bathroom condo at 20 Gothic Avenue, ideally situated in the heart of High Park North. Just steps from Bloor West Village, the TTC subway, and directly across from High Park, this elegant residence offers a bright and open app 900sq ft layout with 9-ft ceilings, floor-to-ceiling windows, and a split-bedroom design for ultimate privacy. This stunning corner unit has 3 walk outs to balcony with wonderful tree lined views The living and dining area flows seamlessly into a modern kitchen featuring stainless steel appliances, a double sink, and ample cabinetry perfect for entertaining or everyday living. The primary suite includes a generous walk in closet, and ensuite bathroom, the second bedroom offers excellent storage and beautiful views ideal for guests or a home office. Additional features include full-size ensuite laundry, ample storage, one underground parking space, and a dedicated locker. Enjoy resort-style amenities including a 24-hour concierge, guest suites, party and billiards rooms, theatre, outdoor terrace with BBQs, and visitor parking. Located steps from charming cafes, boutiques, and top-rated restaurants, this is city living with a serene park-side feel. Welcome home to 20 Gothic Avenue your urban retreat in the heart of High Park.							
<b>Inclusions:</b> Stainless Steel: Fridge (2021), Stove, Dishwasher, Microwave (2023). New Sink (2023). 2 Thermostats. Washer & Dryer. Living Room Shelf Unit, Electrical Light Fixtures. Locker Exclusive & 1 Parking Included.							
<b>Listing Contracted With:</b> FOREST HILL REAL ESTATE INC. 416-785-1500							



**100 Quebec Ave 804**  
**Toronto Ontario M6P 4B8**  
 Toronto W02 High Park North Toronto % Dif: 95  
**Taxes:** \$3,732.73 / 2025 **For:** Sale **SPIS:** N **DOM:** 15  
**Sold:** \$870,000  
**List:** \$915,000  
 Condo Apt **#Shares%:** **Rms:** 5  
 Apartment **Locker#:** 48 **Bedrooms:** 2  
**Unit#:** 4 **Locker Lev/Unit:** **Washrooms:** 2  
**Corp#:** YCC / 435 B2 - Room 5 1x4xFlat, 1x2xFlat  
**Locker Unit:**  
**Level:** 8  
**Dir/Cross St:** High Park Ave / Bloor St W  
**Directions:** 1 Block West of High Park Ave.  
**Prop Mgmt:** Maple Ridge Community Management 416-762--8105

**MLS#:** W12446317 **Sold Date:** 10/21/2025  
**PIN#:**

<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> <b>Apx Sqft:</b> 900-999 <b>Sqft Source:</b> MPAC <b>Exposure:</b> W <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> None <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Exclusive <b>Maint:</b> \$1,106.29 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> <b>Retirement:</b> <b>HST Applicable to</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> Y <b>Hydro Incl:</b> Y <b>Cable TV Incl:</b> Y <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Ensuite Laundry, Library, Park, Pets Allowed with Restrictions, Place Of Worship, Public Transit, School <b>Interior Feat:</b> Bar Fridge, Carpet Free, Storage <b>Security Feat:</b> Security System	<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> Main <b>Exterior:</b> Concrete <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> <b>Drive:</b> <b>Park Type:</b> Exclusive <b>Park/Drv Spcs:</b> 0 <b>Tot Prk Spcs:</b> 1 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> B3 459 <b>Bldg Amen:</b> Gym, Outdoor Pool, Party/Meeting Room, Tennis Court <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description
1	Foyer	Flat	633.2	x 4.99	Double Closet
2	Living	Flat	16.01	x 9.51	Open Concept W/O To Balcony
3	Dining	Flat	8.99	x 8.76	Open Concept W/O To Balcony
4	Kitchen	Flat	13.25	x 8.76	Centre Island W/O To Balcony
5	Prim Bdrm	Flat	17.59	x 11.52	W/I Closet 2 Pc Ensuite Closet Organizers
6	2nd Br	Flat	13.68	x 9.25	Double Closet Closet Organizers

**Client Remks:** #804 at 100 Quebec Ave is a gorgeous, sun-filled unit that has maximized the square footage during renovations by redesigning the Living area. Renovations include a large, Suede finish, Quartz Island and Counters that are complimented by the Brushed Black Steel Bosch appliances and Bar Fridge. The Custom Kitchen Cupboards and drawers blend beauty with functionality for everyday convenience. The large Primary Bedroom has a spacious walk thru closet and stylish ensuite bathroom while the Second Bedroom is roomy and sports a double closet. The Laundry room boasts efficient front loading washer and dryer and the main Bathroom is adorned with hand crafted Porcelain surrounds and matte black hardware. There is a large open balcony with wall-to-wall sliding glass doors that flood the home with natural light. 804 includes one locker and one underground parking spot. The maintenance fee includes all the utilities and amenities. Play or watch tennis, workout in the gym or enjoy a swim in the outdoor pool. The amenities also include a party room and visitor parking. 100 Quebec is a coveted and popular location situated just steps from the subway, High Park and the renowned shops and cafes of Bloor West Village. Be our guest and enjoy a private showing.

**Inclusions:** Brushed black steel Bosch (fridge, stove, dishwasher, microwave) Bar fridge, elfs, front loading washer and dryer.

**Listing Contracted With:** ROYAL LEPAGE REAL ESTATE SERVICES LTD. 416-762-8255



**50 Quebec Ave 508**  
**Toronto Ontario M6P 4B4**  
 Toronto W02 High Park North Toronto % Dif: 90  
**Taxes:** \$3,926.94 / 2025 **For:** Sale **SPIS:** N **DOM:** 29  
**Sold: \$985,000**  
**List: \$1,089,000**  
 Condo Apt **#Shares%:** **Rms:** 6  
 Apartment **Locker#:** 7 **Bedrooms:** 2  
**Unit#:** 8 **Locker Lev/Unit:** **Washrooms:** 2  
**Corp#:** YCC / 323 **Locker Unit:** 2x4  
**Level:** 5  
**Dir/Cross St:** High Park/Bloor  
**Directions:** 1 block north of Bloor  
**Prop Mgmt:** Harkoda Condo Services Inc.

**MLS#:** W12411003 **Sold Date:** 10/16/2025  
**PIN#:**


<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> <b>Apx Sqft:</b> 1000-1199 <b>Sqft Source:</b> Plans <b>Exposure:</b> Nw <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> None <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Exclusive <b>Maint:</b> \$982.50 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> No <b>Elev/Lift:</b> <b>Retirement:</b> <b>HST Applicable to</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> Y <b>Hydro Incl:</b> Y <b>Cable TV Incl:</b> <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Ensuite Laundry, Pets Allowed with Restrictions <b>Interior Feat:</b> Storage	<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> Main <b>Exterior:</b> Brick / Concrete <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> Exclusive <b>Park/Drv Spcs:</b> 1 <b>Tot Prk Spcs:</b> 1 <b>#:</b> 189 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> <b>Bldg Amen:</b> Gym, Outdoor Pool, Recreation Room, Sauna, Tennis Court <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description
1	Foyer	Main	7.51	x 4.07	Double Closet
2	Living	Main	18.67	x 12.4	W/O To Balcony Large Window Open Concept
3	Dining	Main	9.51	x 8.69	Open Concept Hardwood Floor Large Window
4	Kitchen	Main	15.49	x 7.68	W/O To Balcony Sliding Doors Galley Kitchen
5	Prim Bdrm	Main	14.6	x 11.68	W/O To Balcony 4 Pc Ensuite W/I Closet
6	2nd Br	Main	12.76	x 9.25	W/O To Balcony Murphy Bed Double Closet

**Client Remks:** Welcome to this superb 2 bedroom, 2 bathroom, 3 balcony corner suite at 50 Quebec Ave, a building renowned for its close sense of community that is mere steps to High Park. A practical front foyer with double closet leads to a bright open concept living and dining room area that floods with natural light and features a corner balcony overlooking the tennis courts and swimming pool. Suite 508 has wonderful tree-level views and a more intimate 'residential' neighbourhood feel...and is within range of using the stairs instead of the elevator if your legs are feeling up to it. A bright galley kitchen provides a sliding glass walk-out to the largest of the 3 covered balconies that's perfect for outdoor relaxation. A spacious primary bedroom boasts an ensuite, walk-in closet and separate walk-out to the other end of the same large balcony. The second bedroom with its own private balcony includes a practical murphy bed and extensive built-ins ideal for a guest bedroom/office which could be kept or removed if a more traditional bedroom is preferred. Parking and locker is included. Maintenance fees include heat, hydro, cable and internet. Extensive building amenities include outdoor pool, 2 tennis courts, gym, sauna, party room, library and lots of visitor parking. All located steps to High Park, across from the subway station, close to Bloor West shops and so much more.

**Inclusions:** Fridge, Stove, Dishwasher, Washer, Dryer, All Electric Light Fixtures, All Window Coverings

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

	<b>70 High Park Ave 1804</b>		<b>Sold: \$1,075,000</b>		
	<b>Toronto Ontario M6P 1A1</b>		<b>List: \$1,150,000</b>		
	Toronto W02 High Park North Toronto % Dif: 93				
	<b>Taxes:</b> \$4,555 / 2025 <b>For:</b> Sale		<b>SPIS:</b> N <b>DOM:</b> 9		
Condo Apt		#Shares%:		Rms: 5	
Apartment		Locker#:		Bedrooms: 2	
Unit#: 04		Locker Lev/Unit: Level B		Washrooms: 2	
Corp#: TSCP / 1676		Locker Unit: 171		1x4, 1x3	
		Level: 18			
Dir/Cross St: Bloor/High Park					
Directions: Bloor/High Park					
Prop Mgmt: Crossbridge Condominium Services 647-351-6075					
MLS#: W12464924 Sold Date: 10/25/2025					
PIN#:					
Kitchens: 1		Pets Perm: Yes-with Restrictions		Balcony: Terr	
Fam Rm: N		Locker: Owned		Ens Lndry: Y	
Basement: None		Maint: \$995.35		Lndy Lev: Main	
Fireplace/Stv: N		A/C: Central Air		Exterior: Concrete	
Heat: Forced Air / Gas		Central Vac: N		Gar/Gar Spcs: Underground / 1	
Apx Age:		UFFI:		Park/Drive: Undergrnd	
Apx Sqft: 1000-1199		Elev/Lift: Y Retirement:		Drive: Underground	
Sqft Source: MPAC		HST Applicable to Included In		Park Type: Owned	
Exposure: Sw		Sale Price:		Park/Drv Spcs: 1 Tot Prk Spcs: 1	
Assessment:		Taxes Incl: Water Incl: Y		#: 21	
Spec Desig: Unknown		Heat Incl: Y Hydro Incl:		Park \$/Mo:	
Survey Type: None		Cable TV Incl: CAC Incl: Y		Prk Lvl/Unit: Level B	
Phys Hdcap-Eqp:		Bldg Ins Incl: Y Prkg Incl: Y		Bldg Amen:	
		Cert Level: Energy Cert:		Bbqs Allowed, Exercise Room, Games Room, Media Room, Party/Meeting Room, Visitor Parking	
		GreenPIS:		Com Elem Incl: Y	
		Prop Feat: Ensuite Laundry, Library, Park, Pets Allowed with Restrictions, Place Of Worship, Public Transit, School			
		Interior Feat: None			
Topography: Terraced					
#	Room	Level	Length (ft)	Width (ft)	Description
1	Foyer	Main	11.58	x 6.5	Granite Floor Mirrored Closet 3 Pc Bath
2	Living	Main	20.34	x 13.16	Hardwood Floor Combined W/Dining W/O To Terrace
3	Dining	Main	20.34	x 13.16	Hardwood Floor Combined W/Living Open Concept
4	Kitchen	Main	8.76	x 7.58	Ceramic Floor Granite Counter Window
5	Prim Bdrm	Main	17.06	x 10.66	Broadloom 4 Pc Ensuite W/O To Terrace
6	2nd Br	Main	9.74	x 8.76	Broadloom Closet Window
7	Laundry	Main	5.25	x 4	Ceramic Floor Separate Rm
8	Other	Main	29.99	x 19.98	Concrete Floor Sw View
Client Remks: **JUST AMAZING** Rarely Available Lower PENTHOUSE With BACKYARD in the SKY. Aprox 600 Sq Ft Wrap-Around Private TERRACE with Gas BBQ. Luxury Meets Convenience In The Heart Of The City. This Stunning 2 Bdr 2 Bath Condo Offers A Sophisticated Urban Lifestyle With Breathtaking Panoramic VIEWS Of CN Tower, Skyline, LAKE Ontario & High Park. SOUTH West Facing BRIGHT and AIRY Living Space Adorned With 9' Ceiling with Floor-To-Ceiling Windows That Flood The Rooms With NATURAL LIGHT. Contemporary Kitchen Equipped With S/S Appliances, GRANITE Countertops & Ample Cabinet Space. Primary Bedroom Features WALK-IN Closet, Luxurious 4 Pc ENSUITE Bath & W/O to Private TERRACE. Generous Size 2nd Bedroom Offering Versatility For Guest Room Or a Home Office. Enjoy Your Morning Coffee or Evening Cocktails on The HUGE Private TERRACE. Ensuite Laundry Room With Storage. Excellent OPPORTUNITY To Experience Urban Living At Its Finest!! **EXTRAS** Excellent Amenities: PARTY Rm With Courtyard GARDEN, EXERCISE Rm, BILLIARD Rm, THEATRE Rm, VISITOR Parking. TRENDY High Park Neighbourhood. Easy Access to High Park, BW Village, TTC Subway Stn, Schools, Shopping, Fine Dining, & Entertainment!					
Inclusions: Included: S/S Fridge, S/S Stove, S/S B/I Dishwasher, S/S B/I Microwave. White Washer & Dryer. All Electrical Light Fixtures, Window Coverings & Gas BBQ. ONE Parking & ONE Locker Included. FLOOR PLAN Attached.					
Listing Contracted With: ROYAL LEPAGE CERTIFIED REALTY 905-858-0000					



**1830 Bloor St W 511**  
**Toronto Ontario M6P 0A2**  
 Toronto W02 High Park North Toronto % Dif: 94  
**Taxes:** \$4,773.37 / 2025 **For:** Sale **SPIS:** N **DOM:** 17  
**Sold: \$1,080,000**  
**List: \$1,150,000**  
 Condo Apt **#Shares%:** **Rms:** 5  
 Apartment **Locker#:** C224 **Bedrooms:** 2  
**Unit#:** 11 **Locker Lev/Unit:** C **Washrooms:** 2  
**Corp#:** TSCC / 2492 **Locker Unit:** 224 1x4xFlat, 1x3xFlat  
**Level:** 5  
**Dir/Cross St:** Bloor & High Park  
**Directions:** Bloor & High Park  
**Prop Mgmt:** ICC Property Management Ltd. (905) 940-1234

**MLS#:** W12388680 **Sold Date:** 09/25/2025  
**PIN#:**

<b>Kitchens:</b> 1 <b>Fam Rm:</b> N <b>Basement:</b> None <b>Fireplace/Stv:</b> N <b>Heat:</b> Forced Air / Gas <b>Apx Age:</b> <b>Apx Sqft:</b> 900-999 <b>Sqft Source:</b> Floor Plans <b>Exposure:</b> Sw <b>Assessment:</b> <b>Spec Desig:</b> Unknown <b>Survey Type:</b> None <b>Phys Hdcap-Eqp:</b>	<b>Pets Perm:</b> Yes-with Restrictions <b>Locker:</b> Owned <b>Maint:</b> \$817.19 <b>A/C:</b> Central Air <b>Central Vac:</b> N <b>UFFI:</b> <b>Elev/Lift:</b> <b>Retirement:</b> <b>HST Applicable to</b> Included In <b>Sale Price:</b> <b>Taxes Incl:</b> <b>Water Incl:</b> Y <b>Heat Incl:</b> Y <b>Hydro Incl:</b> <b>Cable TV Incl:</b> <b>CAC Incl:</b> Y <b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y <b>Cert Level:</b> <b>Energy Cert:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> Clear View, Electric Car Charger, Ensuite Laundry, Library, Park, Pets Allowed with Restrictions, Public Transit, School <b>Interior Feat:</b> Carpet Free	<b>Balcony:</b> Open <b>Ens Lndry:</b> Y <b>Lndy Lev:</b> <b>Exterior:</b> Brick / Concrete <b>Gar/Gar Spcs:</b> Underground / 1 <b>Park/Drive:</b> Undergrnd <b>Drive:</b> Underground <b>Park Type:</b> Owned <b>Park/Drv Spcs:</b> 1 <b>Tot Prk Spcs:</b> 1 <b>Park \$/Mo:</b> <b>Prk Lvl/Unit:</b> C82 <b>Bldg Amen:</b> Concierge, Guest Suites, Gym, Party/Meeting Room, Rooftop Deck/Garden, Visitor Parking <b>Com Elem Incl:</b> Y
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#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Main	22.51	x 10.01	W/O To Balcony	Hardwood Floor	South View
2	Dining	Main	22.51	x 10.01	Combined W/Living	Hardwood Floor	Juliette Balcony
3	Kitchen	Main	13.58	x 10.99	Stainless Steel Appl	Quartz Counter	Centre Island
4	Prim Bdrm	Main	10.6	x 10.01	4 Pc Ensuite	Double Closet	West View
5	2nd Br	Main	10.24	x 10.01	South View	Hardwood Floor	Double Closet
6	Foyer	Main	8.43	x 7.35	Large Closet		

**Client Remks:** Welcome to suite 511 at 1830 Bloor Street West, a spacious, sun-filled 2 bedroom, 2 bath corner residence with spectacular, sweeping south views over Toronto's beloved High Park. Located in the exclusive Daniels High Park Condominiums, this elegant suite is perfectly situated in one of the best locations in the west end. Just steps to the subway, GO and UP stations, and surrounded by vibrant communities including Bloor West Village, Roncesvalles, and The Junction, everything you need is right at your doorstep, from charming shops and restaurants to the natural beauty of High Park. Plus, a restaurant, a cafe, and a 24-hour Rabba are right at street level. This home features 9-foot ceilings, and a chef's kitchen with stainless steel appliances, quartz countertops, and an island/breakfast bar. The open-concept living & dining area leads to a spacious balcony overlooking High Park, while a west-facing Juliet balcony offers serene courtyard views. Remote-controlled roller blinds are installed throughout for privacy and convenience. The primary bedroom includes a generous closet and a luxurious four-piece ensuite, while the second bedroom also has a generous closet together with a south view of High Park. The suite includes one parking space equipped with a Tesla EV charger, as well as a storage locker. Residents enjoy access to 18,000 sq ft of unparalleled indoor & outdoor amenities including cardio & weight studios, sauna, double height rock climbing wall, indoor/outdoor yoga & Pilates studios, big-screen home theatre, party room & billiards room. There are also indoor/outdoor fireside lounges, a catering kitchen, an outdoor terrace with barbeques, roof-top gardening plots, a 24-hour concierge, guest suites, visitors parking, bicycle storage and bike share programs. Offering 925 sq ft of beautifully finished space, stunning views, and outstanding building amenities, this rarely available corner suite is an exceptional opportunity in one of Toronto's finest communities.

**Inclusions:** Fridge, stove & exhaust hood, dishwasher, microwave, remote control roller blinds & remote, light fixtures.  
**Listing Contracted With:** RE/MAX WEST REALTY INC. 416-769-1616