
	1048 Broadview Ave 505				Sold: \$465,000	
	Toronto Ontario M4K 2B8				List: \$499,000	
	Toronto E03 Broadview North Toronto % Dif: 93					
	Taxes: \$2,617.95 / 2024		For: Sale		SPIS: N DOM: 15	
	Condo Apt		#Shares%:		Rms: 5	
Apartment		Locker#:		Bedrooms: 1		
Unit#: 05		Locker Lev/Unit: P5		Washrooms: 1		
Corp#: tscc / 2055		Locker Unit: R10		1x3xMain		
		Level: 5				
Dir/Cross St: Broadview Ave and Pottery Road						
Directions: Located on the west side of broadview.						
Prop Mgmt: Del Property Management 416-696-7599						
MLS#: E12140559 Sold Date: 05/27/2025						
PIN#:						
Kitchens: 1		Pets Perm: Restrict		Balcony: Terr		
Fam Rm: N		Locker: Owned		Ens Lndry: Y		
Basement: None		Maint: \$638.37		Lndy Lev:		
Fireplace/Stv: Y		A/C: Central Air		Exterior: Alum Siding		
Heat: Forced Air / Gas		Central Vac: N		Gar/Gar Spcs: Underground / 1		
Apx Age:		UFFI:		Park/Drive: None		
Apx Sqft: 500-599		Elev/Lift: Y		Park Type: Owned		
Sqft Source: 597 per MPAC		Taxes Incl:		Park/Drv Spcs: 0		
Exposure: E		Heat Incl: Y		Tot Prk Spcs: 1		
Assessment:		Water Incl:		#: P128		
Spec Desig: Unknown		Hydro Incl:		Park \$/Mo:		
Survey Type: None		Cable TV Incl: Y		Prk Lvl/Unit: P3		
Phys Hdcap-Eqp:		Bldg Ins Incl: Y		Bldg Amen:		
		Prkg Incl: Y		Com Elem Incl: Y		
		Cert Level:				
		Energy Cert:				
		GreenPIS:				
		Prop Feat:				
		Ensuite Laundry, Fireplace/Stove, Pets Allowed with Restrictions				
#	Room	Level	Length (ft)	Width (ft)	Description	
Client Remks: Welcome to 1048 Broadview Ave! This prime location offers easy access to the Danforth, subway, and DVP, making it ideal for those who love great dining and vibrant nightlife. This spacious 1+1 bedroom unit boasts 597 sq. ft. of open-concept living, featuring a bright kitchen, dining, and living area, a cozy covered balcony, and in-suite laundry. A locker and a parking space are included for added convenience and storage. Designed for comfort and functionality, the unit is filled with natural light, creating a warm and inviting atmosphere. Residents enjoy premium amenities such as a gym/yoga studio, 24-hour concierge, party room, elevator, meeting room, games room, sauna, and security guard. Additional perks include a beautifully landscaped terrace with BBQ facilities and visitor parking. This unit offers both style and convenience don't miss the opportunity to make it yours!						
Extras:						
Listing Contracted With: THE WEIR TEAM, BROKERAGE INC. 647-351-3313						

Prepared By: MAGGIE LIND
CHESTNUT PARK REAL ESTATE LIMITED, BROKERAGE

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1048 Broadview Ave 1703
Toronto Ontario M4K 2B8
Toronto E03 Broadview North Toronto % Dif: 97
Taxes: \$2,797 / 2024 For: Sale SPIS: N DOM: 10

Condo Apt #Shares%: Rms: 6
Apartment Locker#: Bedrooms: 1
Unit#: 1703 Locker Lev/Unit: Washrooms: 1
Corp#: TSCC / 2055 Locker Unit: 1x4
Level: 17

Dir/Cross St: Broadview/Danforth
Directions: Broadview/Danforth
Prop Mgmt: Del Property Management

MLS#: E12107705 Sold Date: 05/08/2025
PIN#: 130550130

Kitchens: 1
Fam Rm: N
Basement: None
Fireplace/Stv: N
Heat: Forced Air / Gas
Apx Age:
Year Built: 2009
Yr Built Source: MPAC
Apx Sqft: 600-699
Sqft Source: Previous Listing
Exposure: Se
Assessment:
Spec Desig: Unknown
Survey Type: Unknown
Phys Hdcap-Eqp:

Pets Perm: Restrict
Locker: Owned
Maint: \$682.51
A/C: Central Air
Central Vac: N
UFFI:
Elev/Lift: Retirement:
Taxes Incl: Water Incl:
Heat Incl: Y Hydro Incl:
Cable TV Incl: CAC Incl:
Bldg Ins Incl: Y Prkg Incl: Y
Cert Level: Energy Cert:
GreenPIS:
Prop Feat:

Balcony: Open
Ens Lndry: Y
Lndy Lev:
Exterior: Concrete
Gar/Gar Spcs: Underground / 1
Park/Drive:
Park Type: Owned
Park/Drv Spcs: 0 Tot Prk Spcs: 1
Park \$/Mo:
Prk Lvl/Unit:
Bldg Amen:
Com Elem Incl: Y

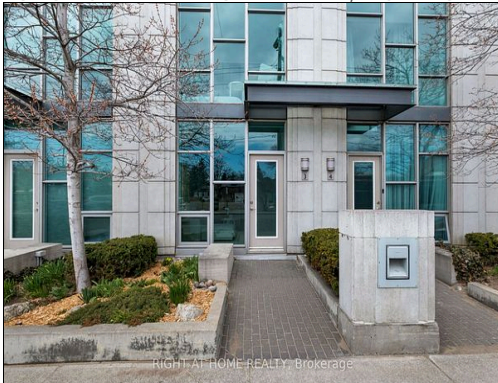
Room Level Length (ft) Width (ft) Description

1 Living Main 10.01 x 16.17 Laminate Combined W/Dining W/O To Balcony
2 Dining Main 10.01 x 16.17 Laminate Combined W/Living Se View
3 Kitchen Main 12.24 x 10.24 Laminate Open Concept B/I Appliances
4 Br Main 10.01 x 9.51 Laminate East View

Client Remks: Minto Skyy Spacious 1 Bedroom with Parking & Locker | Unobstructed City & Ravine Views! Welcome to this bright and spacious 1-bedroom unit in the sought-after Minto Skyy, complete with parking and a locker. Enjoy breathtaking, unobstructed ravine and city views from your private balcony the perfect spot to unwind with your morning coffee or evening glass of wine. This thoughtfully designed unit features a generous layout, an abundance of natural light, and a serene atmosphere that makes it feel like home the moment you walk in. The building is LEED Gold Certified, offering environmentally conscious living without compromising on luxury. Located in an unbeatable location with easy access to the Danforth, subway, and DVP, commuting and exploring the city couldn't be more convenient. Residents enjoy premium amenities, including: 24-hour concierge, State-of-the-art gym & yoga studio, Party room & meeting room, Games room & sauna, Stunning rooftop terrace with panoramic views. Live in one of the city's most desirable and vibrant neighbourhoods ideal for professionals, couples, or anyone seeking style, comfort, and convenience in one incredible package. Dont miss this opportunity!

Extras:
Listing Contracted With: FOREST HILL REAL ESTATE INC. 905-695-6195

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1048 Broadview Ave TH3
Toronto Ontario M4K 2B8
Sold: \$737,000
List: \$769,000

Toronto E03 Broadview North Toronto % Dif: 96

Taxes: \$3,254.57 / 2024 **For:** Sale**SPIS:** N**DOM:** 20

Condo Townhouse

#Shares%:**Rms:** 5

2-Storey

Locker#:**Bedrooms:** 1 + 1**Unit#:** TH3**Locker Lev/Unit:** P4**Washrooms:** 2**Corp#:** TSCC / 2055**Locker Unit:** 76 a

1x2xMain, 1x4xUpper

Level: Gro**Dir/Cross St:** Broadview and Mortimer**Directions:** West side of broadview**Prop Mgmt:** Del Property Management 416-696-7599**MLS#:** E12071404**Sold Date:** 04/29/2025**Assignment:** N**Fractional Ownership:** N **PIN#:****Kitchens:**

1

Fam Rm:

N

Basement:

None

Fireplace/Stv:

N

Heat:

Forced Air / Gas

Apx Age:**Apx Sqft:**

700-799

Sqft Source:

As per mpac

Exposure:

E

Assessment:**Spec Desig:**

Unknown

Survey Type:

None

Phys Hdcap-Eqp:**Pets Perm:**

Restrict

Locker:

Owned

Maint:

\$774.89

A/C:

Central Air

Central Vac:

N

UFFI:**Elev/Lift:****Retirement:****Taxes Incl:****Water Incl:****Heat Incl:****Y Hydro Incl:****Cable TV Incl:****CAC Incl:**

Y

Bldg Ins Incl:**Y Prkg Incl:**

Y

Cert Level:**Energy Cert:**

N

GreenPIS:

N

Prop Feat:

Ensuite Laundry, Pets Allowed with Restrictions

Balcony:

None

Ens Lndry:

Y

Lndy Lev:

Upper

Exterior:

Concrete

Gar/Gar Spcs:

Underground / 1

Park/Drive:

Undergrnd

Park Type:

Owned

Park/Drv Spcs:**0 Tot Prk Spcs:** 1**Park \$/Mo:****Prk Lvl/Unit:**

P4-105

Bldg Amen:**Com Elem Incl:**

Y

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Main	12.3	x 10.07	Heated Floor	Walk-Out	Combined W/Dining
2	Dining	Main	9.38	x 5.45	Heated Floor	Breakfast Bar	Combined W/Living
3	Kitchen	Main	9.12	x 9.09	Heated Floor	Panelled	Stone Counter
4	Prim Bdrm	Upper	12.3	x 10.1	Hardwood Floor	B/I Closet	Large Window
5	Den	Upper	12.43	x 9.38	Hardwood Floor	Separate Rm	4 Pc Ensuite

Client Remks: Prepare to be wowed. This 1+1, two level townhome at Minto Skyy has been extensively and tastefully renovated with the utmost attention to detail. This unit is exceptional in every way. Thoughtful design and top-quality finishes. Inviting entrance to the unit from the street or through the building. Sky high ceilings with windows that flood the space with natural light. The main floor features heated flooring throughout with large format tile. Full height slat closet in entry. Magazine worthy kitchen with custom cabinetry, paneled appliances, Cambria waterfall countertop and backsplash with top end JennAir fridge and stove. The staircase wall is a showstopper. The fully paneled wall conceals the powder room and three under stair pull outs that provide a pantry and storage while maintaining the aesthetic of the space. The vibe carries upstairs where you will find wide plank white oak hardwood flooring and modern linear air vents on the ceiling. A modern, factory inspired glass wall separates the primary from the den. Behind the glass wall are drapes with flush mounted ceiling track with a Silent Gliss motor that provides the option of peaceful privacy. Built in wardrobe with interior lighting. The den offers enough space that it can double as a bedroom or a large office. Deep closet with glass door. Upstairs bathroom has an extra tall door with concealed hinges and a bathtub with glass enclosure. Owned parking space that has been electrified and is ready for your EV. There are two owned lockers. 9.5 ft ceilings on main and 9ft upstairs. Hunter Douglas top-down, bottom-up window coverings throughout. Great amenities including 24 hour concierge and security. Serene BBQ patio overlooking the Don Valley. Party room and fitness centre. Visitor parking and bike storage. Great location for commuters. Short walk to TTC and The Danforth. Easy access to DVP. A perfect fit for those looking for the feel of a home with the convenience of a condo.

Extras:**Listing Contracted With:** RIGHT AT HOME REALTY 416-391-3232



980 Broadview Ave 1202
Toronto Ontario M4K 3Y1

Sold: \$780,000
List: \$799,000

Toronto E03 Broadview North Toronto % Dif: 98

Taxes: \$3,719.51 / 2024 **For:** Sale **SPIS:** N **DOM:** 45

Condo Apt

#Shares%:

Rms: 6

Apartment

Locker#:

Bedrooms: 3

Unit#: 2

Locker Lev/Unit: B

Washrooms: 2

Corp#: YCC / 104

Locker Unit: 54

1x4xMain, 1x3xMain

Level: 12

Dir/Cross St: Broadview & Danforth

Directions: North of Danforth, South of Pottery Rd

Prop Mgmt: Crossbridge

MLS#: E11996833

Sold Date: 04/17/2025

PIN#:

Kitchens:	1	Pets Perm:	Restrict	Balcony:	Open
Fam Rm:	N	Locker:	Ensuite+Exclusive	Ens Lndry:	Y
Basement:	None	Maint:	\$1,529.02	Lndy Lev:	Main
Fireplace/Stv:	N	A/C:	Window Unit	Exterior:	Brick
Heat:	Radiant / Electric	Central Vac:	N	Gar/Gar Spcs:	Underground / 1
Apx Age:		UFFI:		Park/Drive:	Undergrnd
Apx Sqft:	1000-1199	Elev/Lift:	Y	Park Type:	Exclusive
Sqft Source:	Similar Listing	Taxes Incl:		Park/Drv Spcs:	0
Exposure:	Sw	Heat Incl:	Y	#:	90
Assessment:		Cable TV Incl:	Y	Park \$/Mo:	
Spec Desig:	Unknown	Bldg Ins Incl:	Y	Prk Lvl/Unit:	B
Survey Type:	None	Cert Level:		Bldg Amen:	Concierge, Gym, Indoor Pool, Party/Meeting Room, Sauna, Visitor Parking
Phys Hdcap-Eqp:		GreenPIS:		Com Elem Incl:	Y
		Prop Feat:	Clear View, Ensuite Laundry, Park, Pets Allowed with Restrictions, Public Transit, Rec Centre, School		

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Main	15.94	x 14.14	Hardwood Floor	Open Concept	W/O To Balcony
2	Dining	Main	13.32	x 8.1	Hardwood Floor	Open Concept	
3	Kitchen	Main	8.6	x 8.86	Modern Kitchen		
4	Prim Bdrm	Main	12.76	x 14.21	Hardwood Floor	W/I Closet	3 Pc Ensuite
5	2nd Br	Main	10.73	x 10.89	Hardwood Floor	Closet	
6	3rd Br	Main	12.01	x 8.96	Hardwood Floor	Closet	
7	Foyer	Main	6.23	x 14.14	Ceramic Floor	Closet	

Client Remks: Bright & spacious 3 bedroom suite in prestigious Helliwell Place. Large living/dining area with loads of light, walks out to a fabulous balcony with stunning city and lake views. Kitchen has been opened up to the living area, to maximize light and flow. Primary Bedroom with walk-in closet and ensuite bathroom. Well maintained unit with fantastic storage throughout. Windows on the South, East & North sides of the unit are the showstopper and make for great sunrise & sunset views. These units don't come up often in this sought-after building with a friendly community, many social activities & clubs, and excellent amenities including a salt water pool, gym, concierge. Amazing location - a short walk to the shops/restaurants of the Danforth and steps to grocery stores, medical centre, Broadview Subway and the DVP.

Extras:

Listing Contracted With: UNION REALTY BROKERAGE INC. 416-694-2499