



2223 Gerrard St E
Toronto Ontario M4E2C8

List: **\$659,900** For: **Sale** **1**

Toronto E02 The Beaches Toronto 116-27-R

Taxes: \$7,033.00 / 2014

SPIS: N

Last Status: New

Plan 635 Blk 10 Pt Lot 6*

Detached

Fronting On: N

Rms: 5

2-Storey

Acre:

Bedrooms: 2

Lot: 21.5 x 150 Feet

Washrooms: 2

Irreg:

1x4, 1x4

Dir/Cross St: Main And Gerrard

MLS#: E3334421

Possession: Tba

PIN#:

Kitchens: 1
 Fam Rm: N
 Basement: Full / Unfinished
 Fireplace/Stv: N
 Heat: Forced Air / Gas
 A/C: None
 Central Vac:
 Apx Age:
 Apx Sqft:
 Assessment:
 Addl Mo Fee:
 Elevator/Lift:
 Laundry Lev:
 Phys Hdp-Eqp:

Exterior: Vinyl Siding
 Drive: None
 Garage: None / 0.0
 Park Spaces: 0
 UFFI:
 Pool: None
 Energy Cert:
 Cert Level:
 GreenPIS:
 Prop Feat:

Zoning:
 Cable TV:
 Hydro:
 Gas:
 Phone:
 Water: Municipal
 Water Supply:
 Sewer: Sewers
 Spec Desig: Unknown
 Farm/Agr:
 Waterfront:
 Retirement:
 Oth Struct:

#	Room	Level	Length (ft)	Width (ft)	Description
1	Common Rm	Main			
2	Br	2nd			
3	Br	2nd			
4	Kitchen	2nd			
5	Living	2nd			

Client Remks: Mixed Commercial/Residential Use, 2 Bedroom Apartment On 2nd Floor, Very Large Store Front Unit On Main Floor. Fantastic Main Floor Commercial Opportunity & Live In Upper Apartment Or Rent Out. Many Potential Uses For Main Floor-Office, Fitness Studio, Clinic, Therapy Center Etc. Large Lot 150 Feet Deep.

Extras: Next Door Lot Being Re-Developed Speak To Listing Broker For More Information. Aftab.Realestae@Gmail.Com

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