

\$4,999,900 - 462 Adelaide Street E, Toronto (moss Park)

MLS® #C12049089

\$4,999,900

0 Bedroom, 0.00 Bathroom, 4,300 sqft

Business on 136.00 Acres

Moss Park, Toronto (moss Park), Ontario

Secure an address on Adelaide Street ! This is your opportunity to acquire 4300 sqft of commercial condo space with over 130 ft of frontage in one of Toronto's most sought-after and rapidly developing areas! Complemented by a massive patio with seating for 50+ people, making the possibilities endless. Strategically positioned beneath Axiom Condos, a modern 21-story residential tower with 527 units, and directly across from the highly anticipated EQ Bank Tower, a 24-story 450,000 sqft office building, this property offers exceptional visibility and access to a growing customer base. Conveniently located 250 meters from the future Corktown Subway Station, and only 300 meters from George Brown College's downtown campus. The area is experiencing substantial growth, with over 12,000 residential units either under construction or in pre-construction phases, ensuring a steady influx of potential customers and tenants. This makes it the ideal investment opportunity for any investor looking to enhance their real estate portfolio. Currently tenanted by a restaurant/lounge with a strong lease in place. Attractive zoning allows for a wide range of uses, making the space ideal for various businesses, including financial institutions, medical uses, retail stores, offices, veterinary clinics, places of worship, service shops, and educational uses such as private schools or daycares. With its unbeatable location and diverse zoning options, this property presents a fantastic investment



opportunity in one of Toronto's fastest-growing neighbourhoods. (id:6289)

Essential Information

Listing #	C12049089
Price	\$4,999,900
Bathrooms	0.00
Square Footage	4,300
Acres	136.00
Type	Business

Community Information

Address	462 Adelaide Street E
Subdivision	Moss Park
City	Toronto (moss Park)
Province	Ontario
Postal Code	M5A1N4

Amenities

Amenities	Public Transit
Parking Spaces	2
Parking	Underground

Interior

Heating	Natural gas Forced air
Cooling	Fully air conditioned

Listing Details

Listing Office	HOMELIFE/ROMANO REALTY LTD.
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