

\$2,099,888 - 414 Spadina Avenue, Toronto (kensington-Chinatown)

MLS® #C12438438

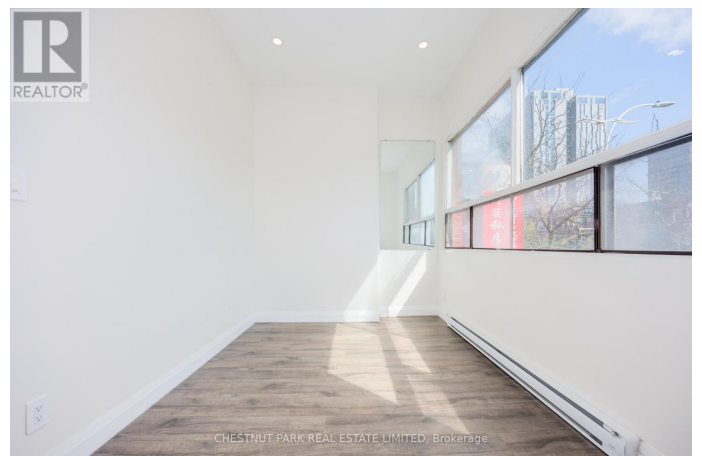
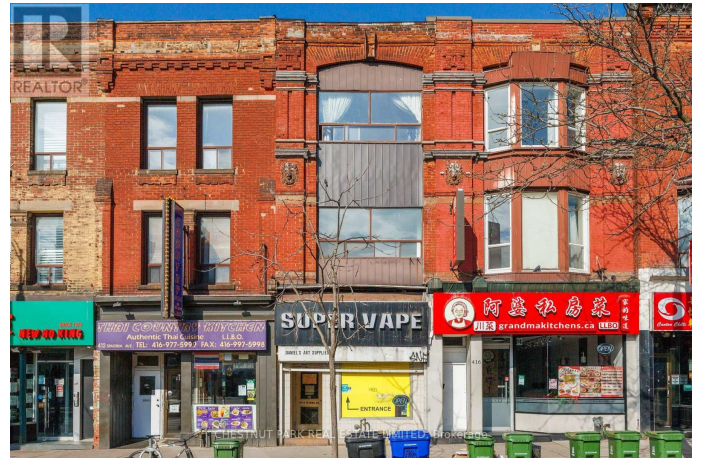
\$2,099,888

0 Bedroom, 0.00 Bathroom, 3,525 sqft

Retail on 0.00 Acres

Kensington-Chinatown, Toronto
(kensington-Chinatown), Ontario

Opportunity knocks on Spadina! 414 Spadina Ave presents a rare opportunity to own a large (3529 sq ft + 1186 basement) mixed use building in the heart of Toronto's vibrant Chinatown. With a large footprint and greater depth than most properties on the street, this asset offers significant versatility and long-term upside. The main floor, leased to a great tenant, features approximately 1,454 sq ft of commercial space, plus a 460 sq ft mezzanine and 468 sq ft of finished basement space, ideal for storage or staff use (a total of 2382 sq ft). An additional 718 sq ft commercial basement unit is currently leased, providing stable income. Upstairs, the second floor boasts a beautifully renovated 2-bedroom apartment with a large deck, perfect for premium rental or owner-occupancy, while the third floor holds a spacious 1-bedroom unit, ready for a renovation, which could easily be converted into a 2-bedroom. Ideally located between Kensington market and Queen West, this high-visibility location benefits from exceptional foot traffic, transit access, and proximity to U of T, OCAD and TMU. Whether you're an investor, owner-user, or looking for value-add potential, 414 Spadina offers unmatched flexibility in a prime downtown location! (id:6289)



Essential Information

Listing #	C12438438
Price	\$2,099,888
Bathrooms	0.00
Square Footage	3,525
Acres	0.00
Type	Retail

Community Information

Address	414 Spadina Avenue
Subdivision	Kensington-Chinatown
City	Toronto (kensington-Chinatown)
Province	Ontario
Postal Code	M5T2G7

Interior

Appliances	Dishwasher, Dryer, Microwave, Washer
Heating	Natural gas Forced air
Cooling	Partially air conditioned

Exterior

Lot Description	15.16 x 100 FT
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Listing Details

Listing Office	CHESTNUT PARK REAL ESTATE LIMITED
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