



MYSAK
REALTY INC., – BROKERAGE



60 Garthdale Crt.

Toronto, ON

PROPERTY OVERVIEW

ABOUT TORONTO

Toronto is the capital city of the province of Ontario in Canada. It's the largest city in Canada by population and is one of the most culturally diverse cities in the world, with a vibrant mix of cultures, languages, and cuisines. Toronto is known for its iconic skyline, which includes the CN Tower, a major tourist attraction and a symbol of the city. Culturally, Toronto has a thriving arts scene, with numerous museums, galleries, and theaters. Toronto is a business and financial hub, with a strong economy driven by industries such as finance, technology, and healthcare. It's also known for its high quality of life, with excellent healthcare, education, and infrastructure.

ABOUT THE PROPERTY

Apartments 2 and 3 fully renovated (2017). Internet is \$150/month. Plumbing updated (2017). Electrical copper wiring updated (2017). Separately metered. All utilities paid by landlord. Seller nor agent warrant legal status of units building being sold as is.



PROPERTY DETAILS

Unit Breakdown:

5 Units (2 x Bach, 1 x 1 Bed, 2 x 3 Bed)

Construction: Brick and Wood

Hot Water Tanks: Gas

Approx. Age: 1967

Number of Storeys: 2

Flooring Type: Laminate and Tile

Lot Size: 4,090.28 ft²

Legal Description:

PT LT 50 PL 5186 NORTH YORK PT 1, 64R7780; S/T TB939189;
TORONTO (N YORK) , CITY OF TORONTO



Location: Garthdale Parkette, Robert Hicks Park, G Ross LordPark, Bayhampton Parkette, Wilmington Elementary School, Charles H Best Junior Middle School, Adelfiha's Christain Academy, HYGH Finch Site, Humber River Hospital, North York General Hospital.

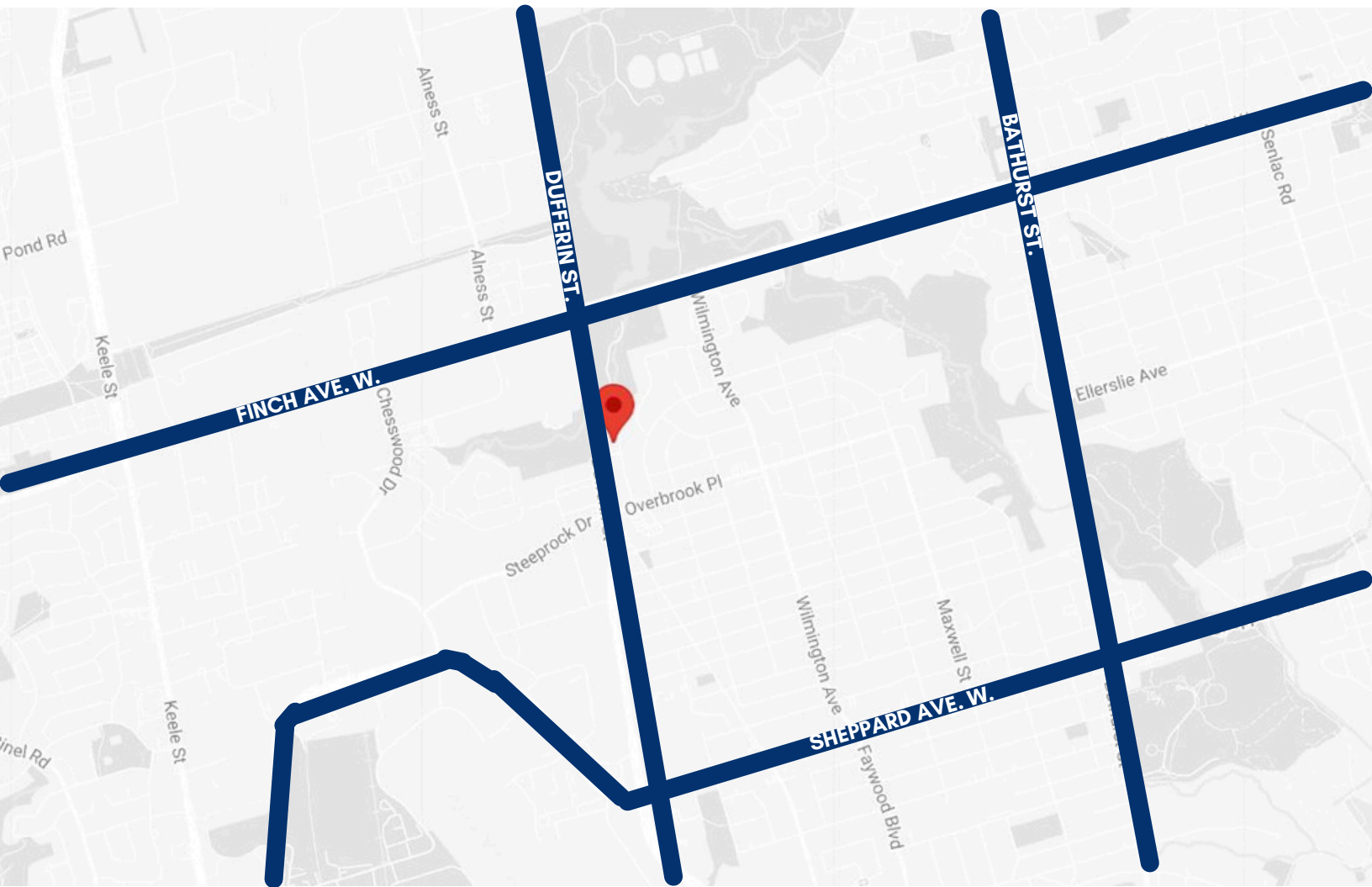


Public Transportation: Toronto Transportation includes buses, streetcars, subways, and commuter trains, operated by the Toronto Transit Commission and GO Transit. The TTC operates buses and streetcars & GO Transit operates commuter trains and buses.



TORONTO

BATHURST MANOR



Nearest Grocery Store
Approx. 600 m



Nearest School
Less than 750 m

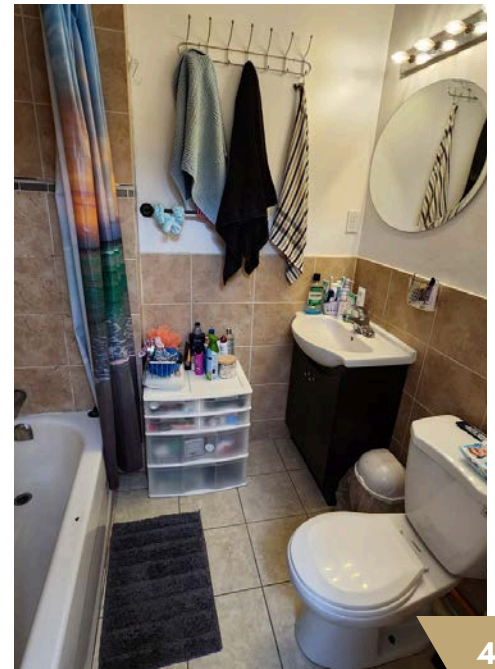


Nearest Park
Approx. 150 m

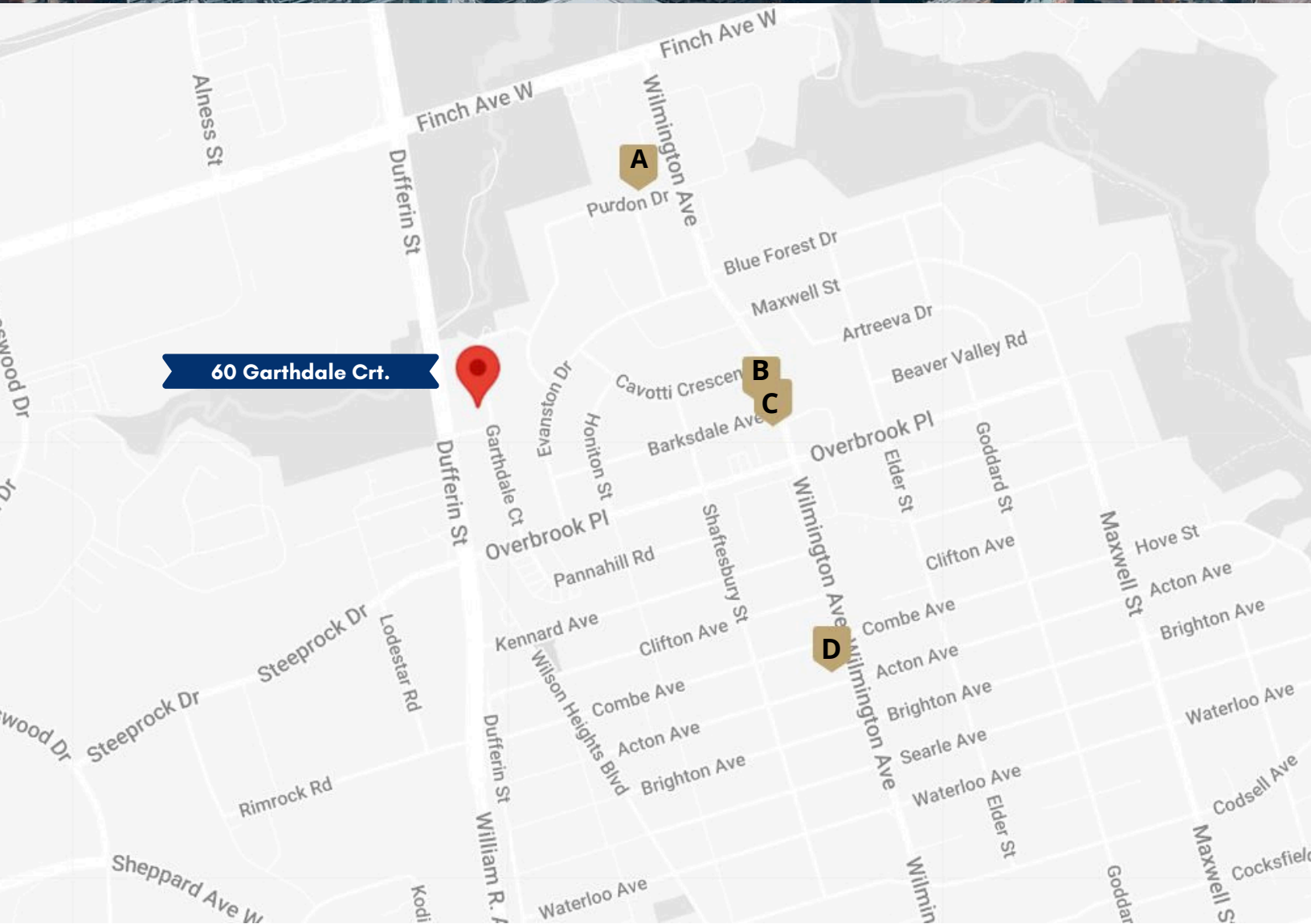
ABOUT BATHURST MANOR

Bathurst Manor is situated north of the intersection of Bathurst Street and Sheppard Avenue. The neighborhood has a diverse population, with a mix of families, professionals, and retirees. The area features a variety of housing options, including single-family homes, townhouses, and some apartment buildings. Bathurst Manor is well-served by local amenities. There are parks, schools, and shopping centers in and around the neighborhood.

INTERIOR SUITES



RENTAL ANALYSIS



Maps	Address	Size	Price	Distance
A	76 Pudon Dr.	3 Bed	\$2,900	700 m
B	242 Wilmington Ave.	3 Bed	\$3,200	1.0 km
C	234 Wilmington Ave.	2 Bed	\$2,900	1.1 km
D	182 Acton Ave.	1 Bed	\$1,895	1.4 km



To book a tour
please email
reception@mysakrealty.com

All information regarding the subject property, properties sold, for sale and expired, is from sources deemed reliable, but no warranty or representation is made as to its accuracy and same is submitted subject to errors and omissions.

JOE MYSAK

Owner, Broker of Record



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