



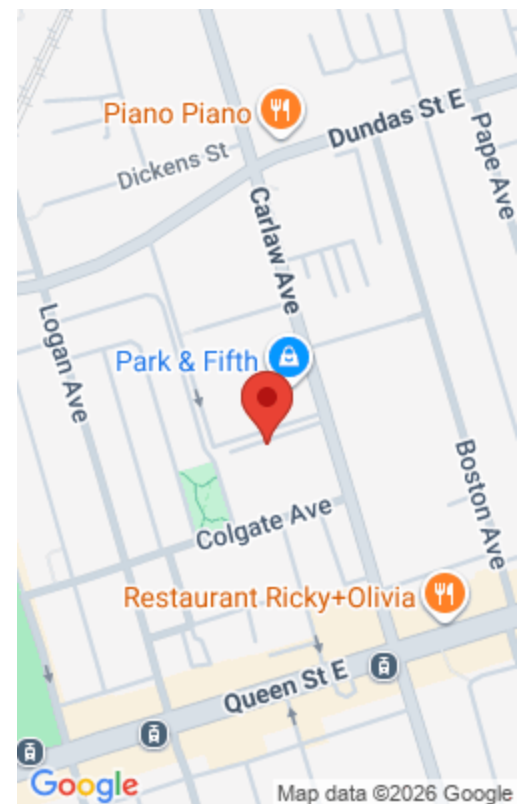
**\$619,000**

## **88 COLGATE AVE #407, TORONTO, ON M4M 0A6, CANADA**

<https://www.gtarealestates.com>

Not your typical 1-bedroom. Prime Leslieville location. This standout unit at Showcase Lofts delivers a rare combination of features, starting with a wider-than-average layout that offers a more functional, comfortable living space-ideal for entertaining, dining, or working from home. Modern finishes blend seamlessly with authentic loft character, including 9-ft smooth ceilings, engineered hardwood flooring, and...

- 1 bed
- 1 bath
- Single Family
- Single Family
- 600 - 699 sq ft



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## Rooms & Units Descr

**UnitNumber:** 407

**RoomLevel1:** Flat

**RoomWidth1:** 3.8

**RoomType2:** Dining room

**RoomLength2:** 4.2

**RoomDimensions2:** 4.2 m X 3.8 m

**RoomLevel3:** Flat

**RoomWidth3:** 2.59

**RoomType4:** Bedroom

**RoomLength4:** 3.56

**RoomDimensions4:** 3.56 m X 2.9 m

**RoomType1:** Living room

**RoomLength1:** 4.2

**RoomDimensions1:** 4.2 m X 3.8 m

**RoomLevel2:** Flat

**RoomWidth2:** 3.8

**RoomType3:** Kitchen

**RoomLength3:** 3.9

**RoomDimensions3:** 3.9 m X 2.59 m

**RoomLevel4:** Flat

**RoomWidth4:** 2.9

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## Location Details

**City:** Toronto (South Riverdale)

**Province:** Ontario

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## Property Details

**SubdivisionName:** South Riverdale

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## Property Features



**CommunityFeatures:** Pets Allowed With Restrictions

**Heating:** Coil Fan

**CoolingYN:** True

**ParkingTotal:** 1

**GarageYN:** True

**CarportYN:** False

**ViewYN:** False

**Flooring:** Hardwood

**HeatingFuel:** Other

**Cooling:** Central air conditioning

**OpenParkingYN:** False

**AttachedGarageYN:** False

**PoolYN:** False

**WaterfrontYN:** False

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## Miscellaneous

**AssociationFeeFrequency:** Monthly

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## Courtesy of

**OfficeName:** REAL ESTATE HOMEWARD

**Office ID:** 50425

**ListAOR:** Toronto Regional Real Estate Board

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## Building Details

**ParkingTotal:** 1

**Heating:** Coil Fan

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## Amenities & Features

**Waterfront available:** No

**OpenParkingYN:** No

**AttachedGarageYN:** No

**GarageYN:** Yes

**CarportYN:** No

**PoolYN:** No

**CoolingYN:** Yes

**CommunityFeatures:** Pets Allowed With Restrictions

**Cooling:** Central air conditioning

