

FOR SALE | INVESTMENT OPPORTUNITY

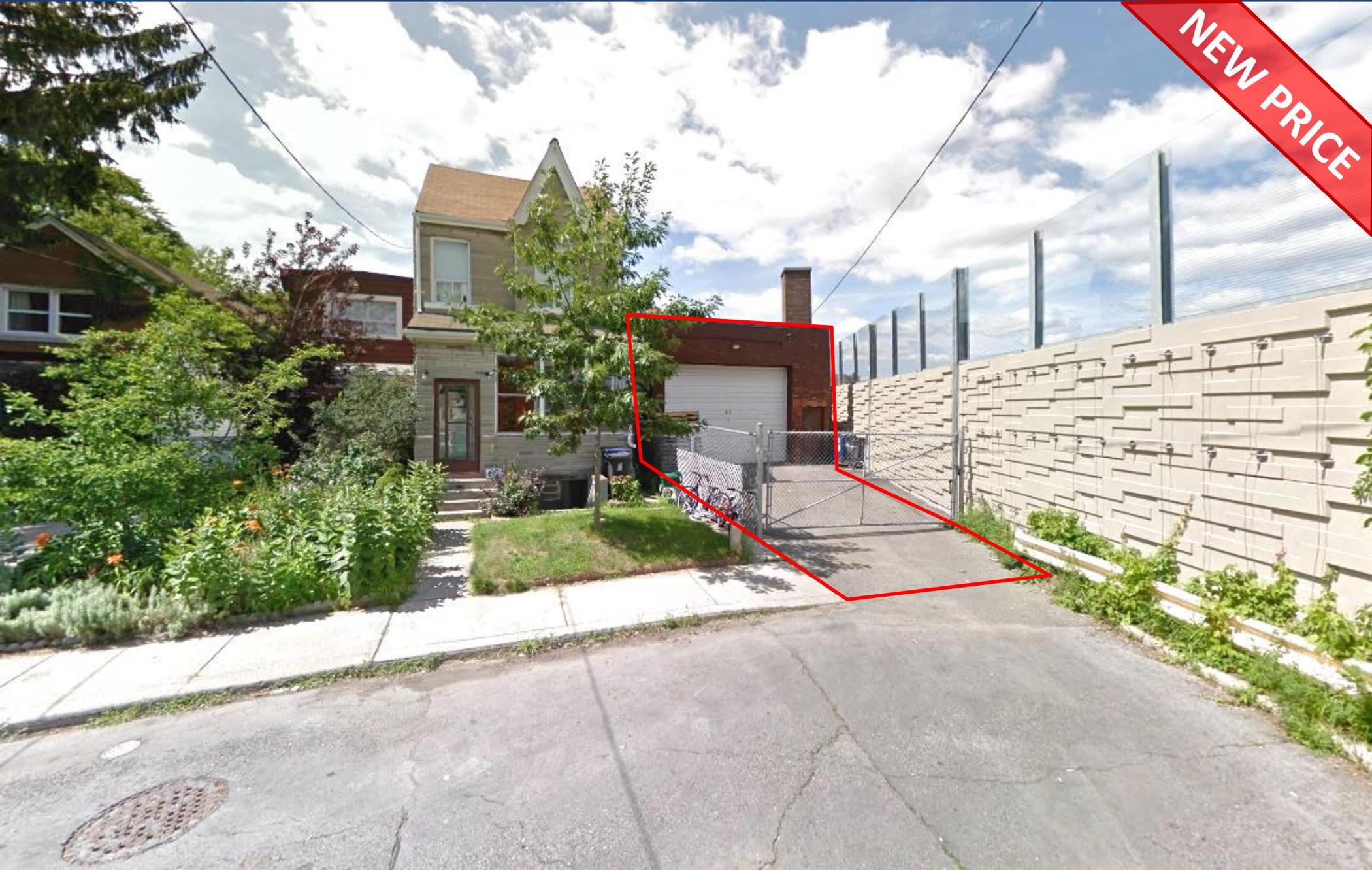
# 64 GOLDEN AVENUE

TORONTO | ON



METROPOLITAN  
COMMERCIAL

NEW PRICE





## DETAILS

---

|                          |  |
|--------------------------|--|
| <b>Location</b>          | Top of Golden Avenue near Dundas St W and Bloor St W<br><a href="#">Click Here for Map</a> |
| <b>Size</b>              | 4,768 (Land) - 4,611 SF (Building)   |
| <b>Lot Dimensions</b>    | 18.6 FT x 110 FT (Irregular)   |
| <b>Zoning</b>            | Zoning R (d1.0) (x285)   |
| <b>Legal Description</b> | PT LT 43 PL 798 Toronto As In CA92822 City of Toronto                                      |
| <b>Property Taxes</b>    | \$18,983.26 (2020)   |
| <b>Possession</b>        | 60-90 Days   |

## FEATURES

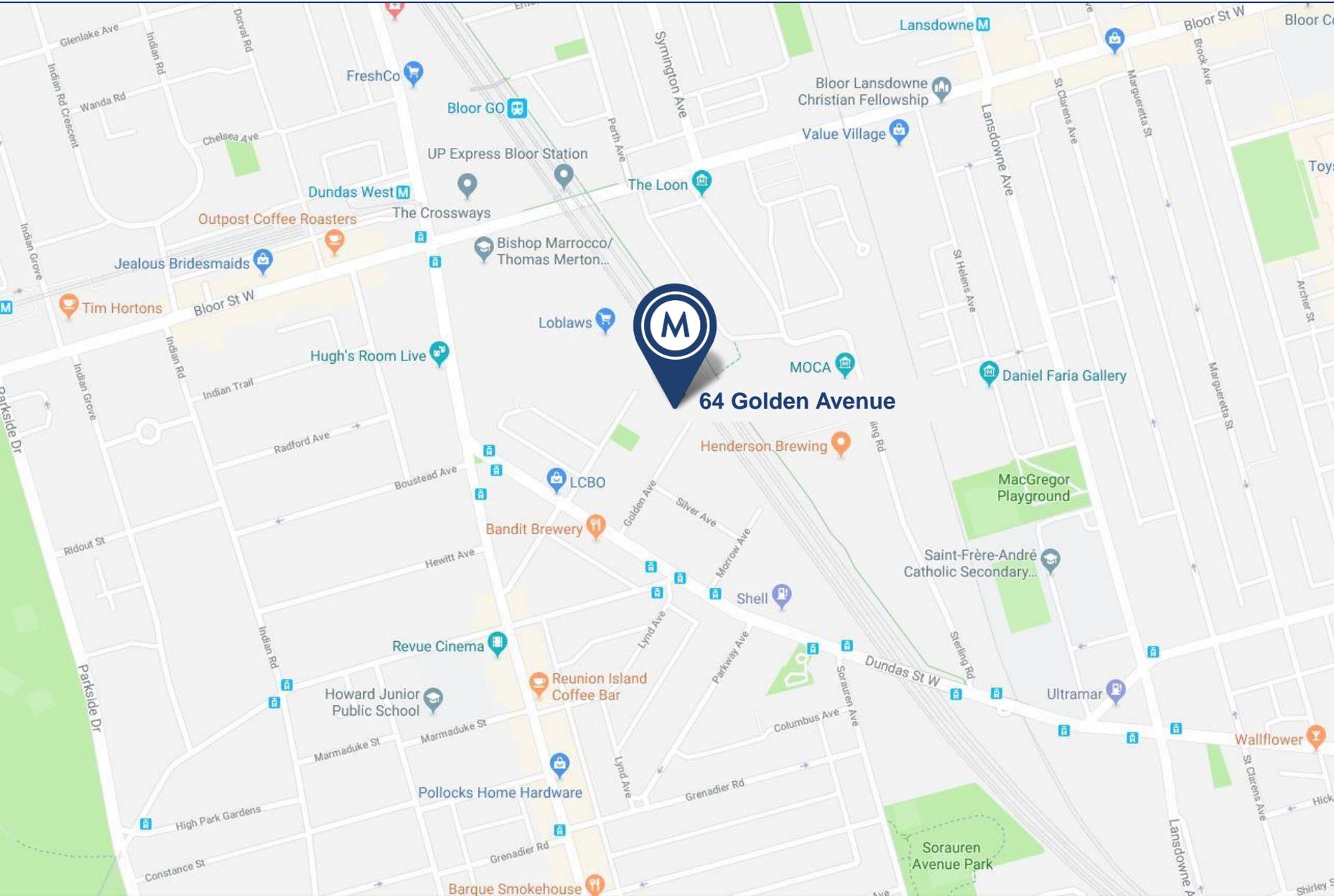
---

- Single storey building, with the possibility to add additional floors
- 15 Ft ceiling and column-free
- Easily accessible via Bloor/Dundas Street West Subway and Dundas Street West Street Car
- VTB available for qualified purchasers

## SALE PRICE

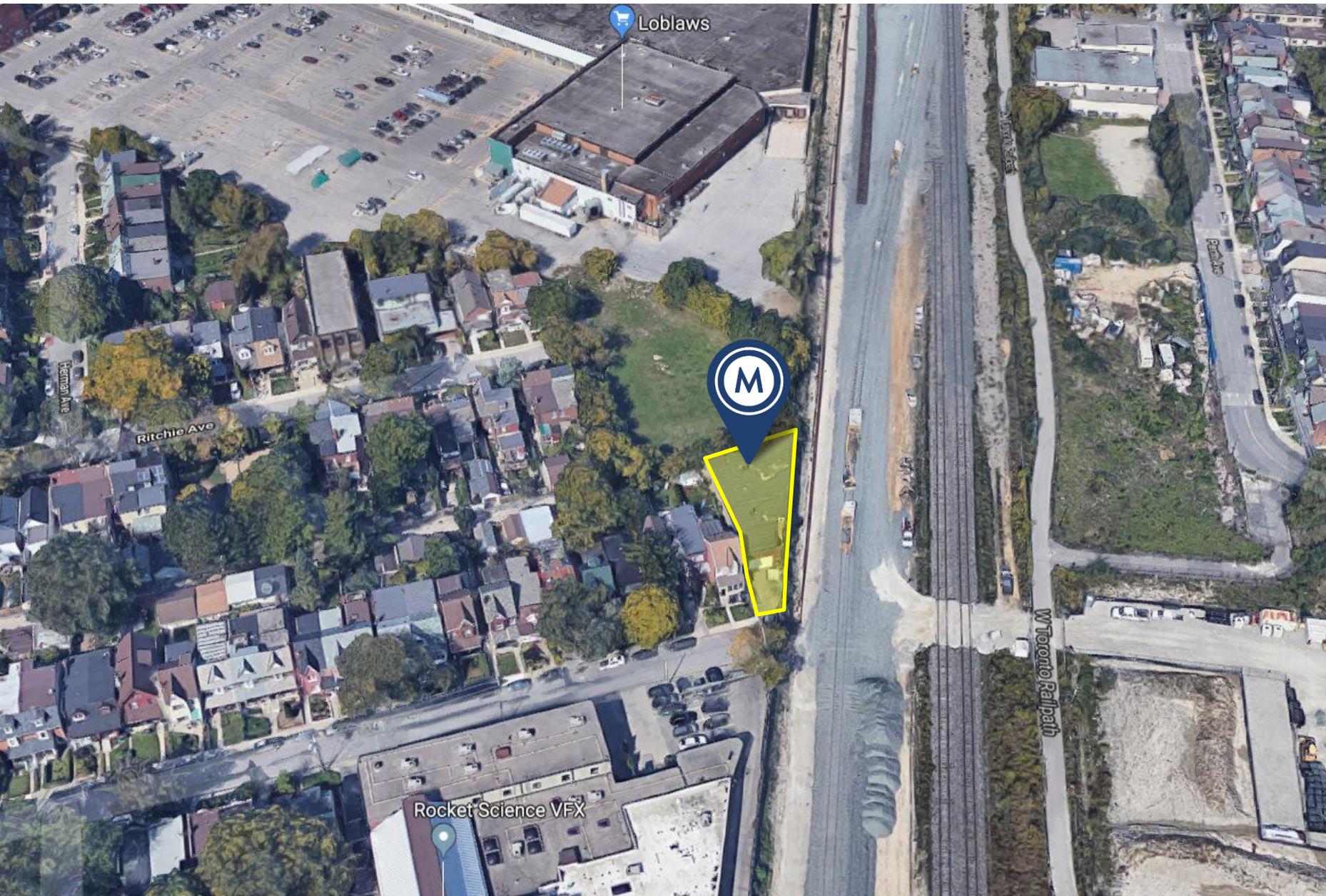
---

**\$1,999,000.00**



AREA MAP

64 GOLDEN AVENUE | FOR SALE



SITE AREA

64 GOLDEN AVENUE | FOR SALE





# METROPOLITAN COMMERCIAL

626 King St West, Suite 302  
Toronto, ON  
M5V 1M7

[www.metcomrealty.com](http://www.metcomrealty.com)

## CONTACT:

**TIM NOVAK\***  
**Senior Vice President**  
**416.703.6621 ext. 246**  
**[Tim.novak@metcomrealty.com](mailto:Tim.novak@metcomrealty.com)**