



HEAPS ESTRIN

REAL ESTATE TEAM



1801 Bayview Avenue,
Suite 509



1801 Bayview Avenue, Suite 509

Situated in the heart of Toronto's sought-after North Leaside neighbourhood, 1801 Bayview Avenue offers a timeless exterior design and spans eight stories comprised of eighty-one units.

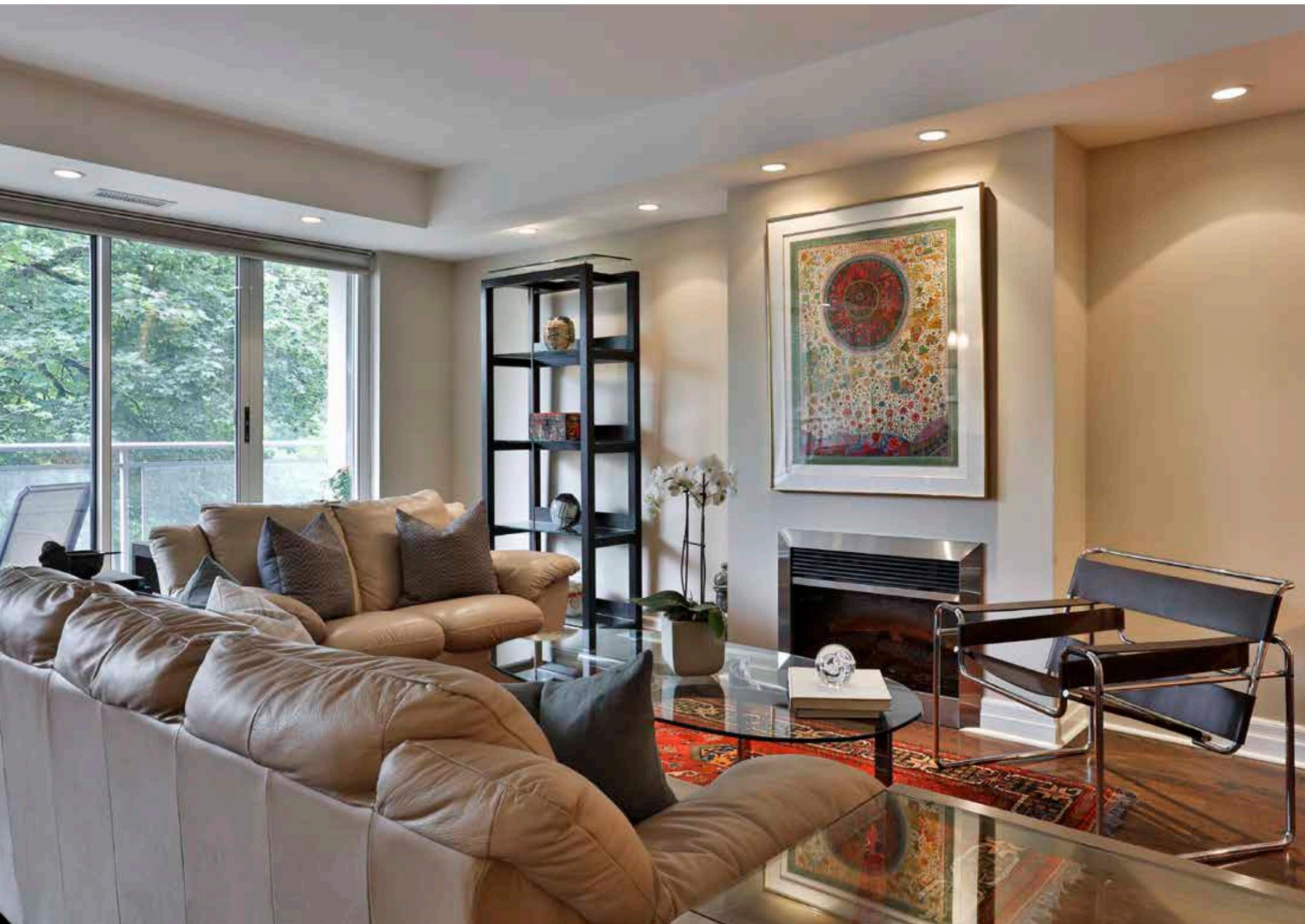
Suite 509 is a spacious 1,275 square foot light-filled suite offering two well-proportioned bedrooms, two bathrooms, and captivating North and East views surrounded by a mature tree canopy. It truly feels like a bungalow in the sky! Upon entering the suite, one is immediately struck by open concept layout, the high ceilings, and exquisite finishes throughout as well as the private neighbourhood views.

The fabulous open concept living and dining area is perfect for entertaining guests and features expansive glass sliding doors that provide breathtaking views, an electric fireplace, pot lights, and hardwood flooring throughout. The spectacular eat-in kitchen boasts granite countertops, custom cabinetry, and stainless-steel appliances. Walk out from the kitchen and living area to a large balcony that immediately evokes a sense of tranquility and calm.

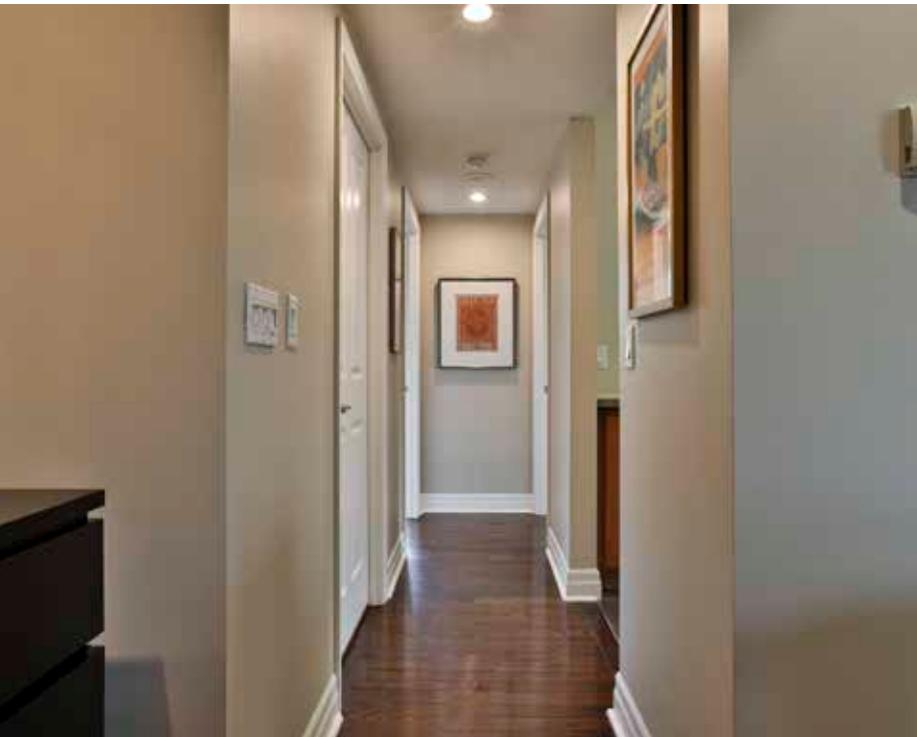
The spacious primary bedroom is complete with built-in cabinetry, a large window providing an abundance of natural light, and a five-piece ensuite bathroom. The second well-proportioned bedroom boasts hardwood flooring and picturesque views of the surrounding Leaside neighbourhood. A rare full sized laundry room is complete with custom cabinetry that provides ample additional storage space.

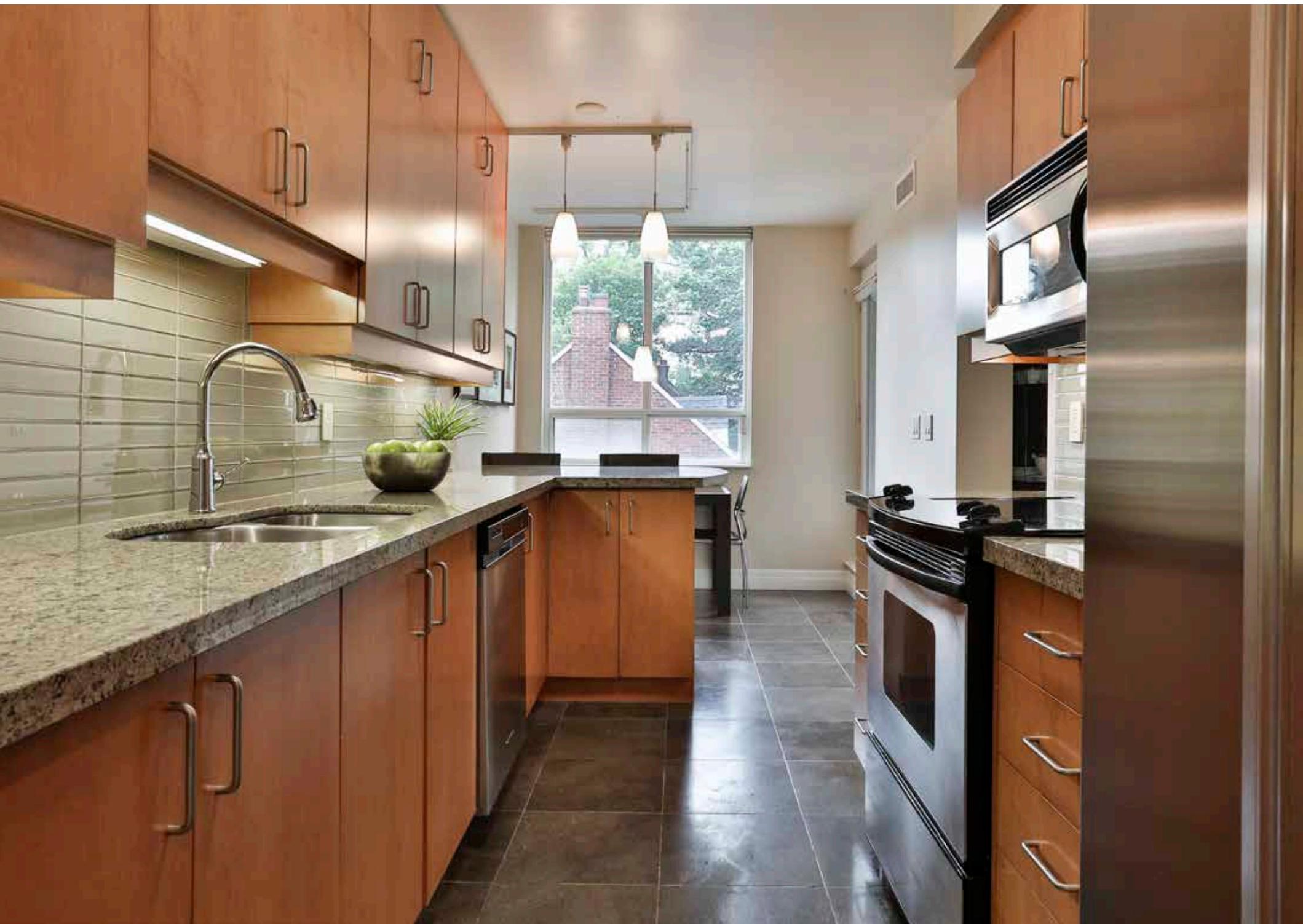
1801 Bayview Avenue offers best-in-class amenities including a fully equipped exercise room, a large party room, guest suites and parking for visitors, a meeting room, and concierge and security.

The building is also in close proximity to many popular greenspaces including Sherwood Park, Howard Talbot Park, and Sunnybrook Park, within walking distance to many grocery and artisan retail shops, and a five-minute bus ride to Eglinton Station allowing convenient access to the downtown core. 1801 Bayview Avenue, Suite 509 offers a unique opportunity to own a large condominium unit that feels like a bungalow in the sky.

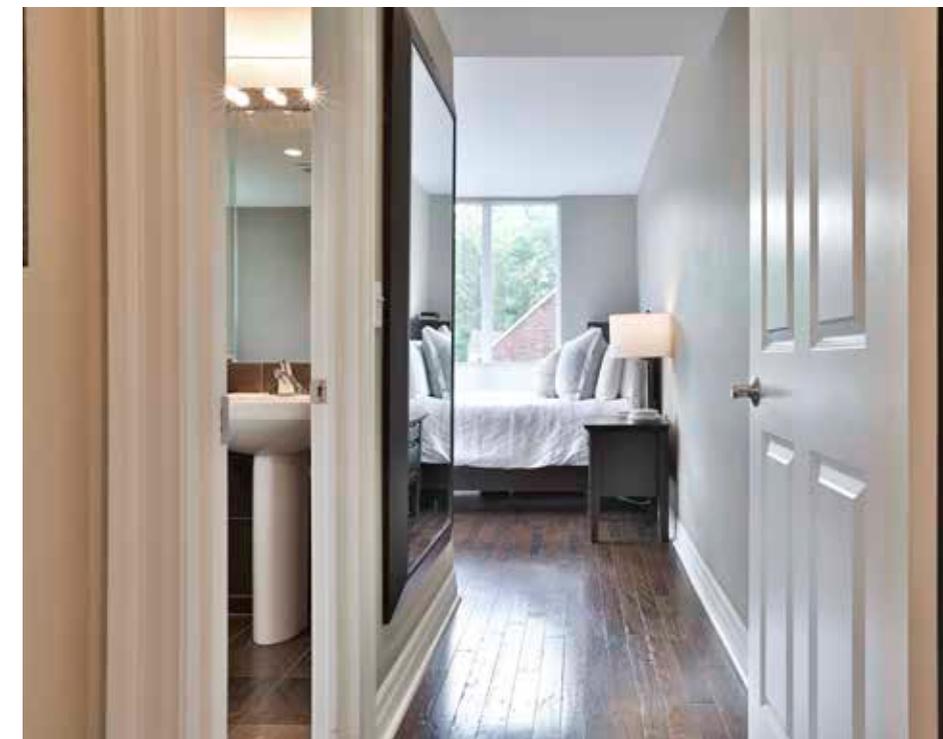
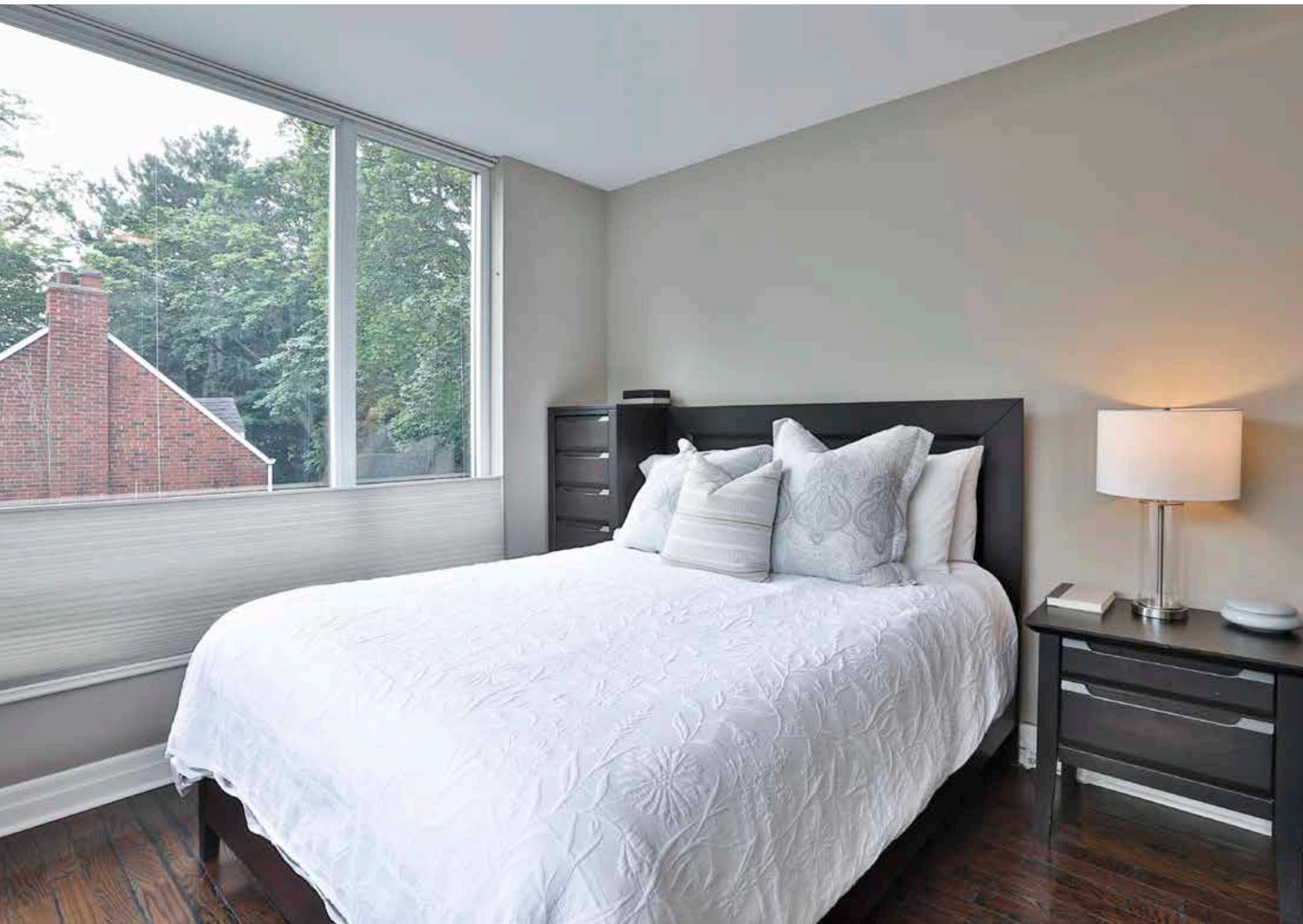


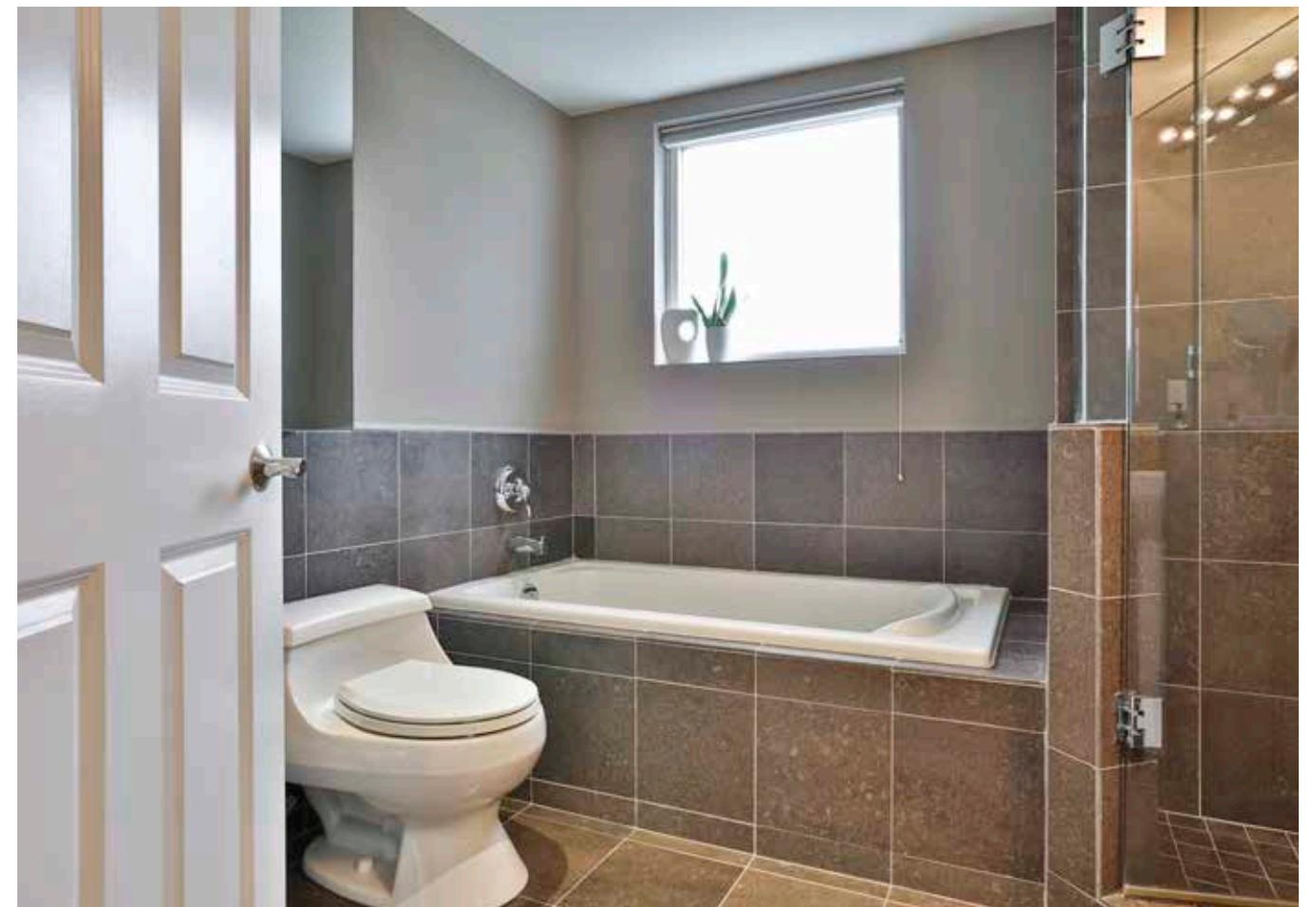
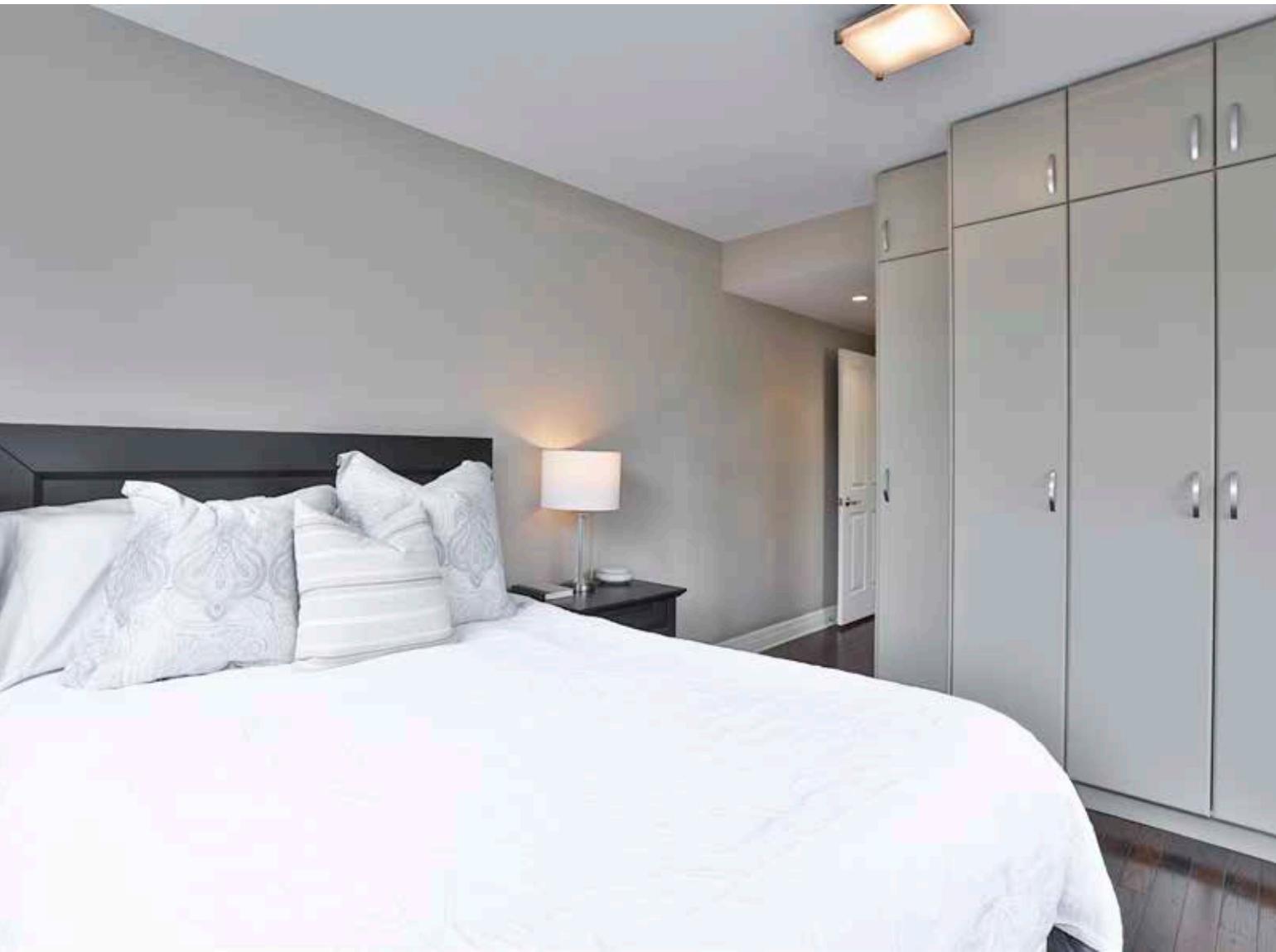






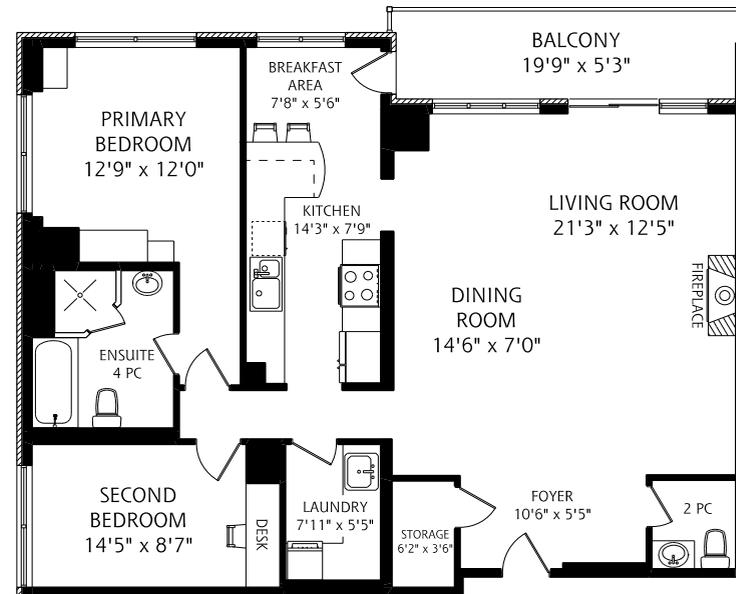












1,275 SQUARE FEET

ALL MEASUREMENTS SHOULD BE CONSIDERED APPROXIMATE



Features

- Situated in the heart of Toronto's sought-after North Leaside neighbourhood
- 1801 Bayview Avenue is an eight-story condominium that boasts a timeless exterior design and is comprised of eighty-one units
- Suite 509 is a 1,275 square foot unit featuring two bedrooms, two bathrooms, and stunning views of the surrounding Leaside neighbourhood from the East facing balcony
- The spectacular living and dining area boast an open concept layout, high ceilings, and exquisite finishes and feature expansive glass sliding doors that provide breathtaking views, an electric fireplace, pot lights, and hardwood flooring throughout
- The spectacular eat-in kitchen is complete with granite countertops, custom cabinetry, and KitchenAid and Jenn-Air stainless-steel appliances
- Walk out from the kitchen and living area to a large balcony that is surrounded by a mature tree canopy
- The large primary bedroom is complete with built-in cabinetry, a large window providing ample natural light, and a five-piece ensuite bathroom.
- The second bedroom is complete with hardwood flooring and striking views of the surrounding Leaside neighbourhood
- A full-sized laundry room is complete with custom cabinetry that provides additional storage space
- 1801 Bayview Avenue offers amenities including a fully equipped exercise room, a large party room that is perfect for entertaining, guest suites and parking for visitors, a meeting room, and a concierge and security
- The building is also in close proximity to many popular greenspaces including Sherwood Park, Howard Talbot Park, and Sunnybrook Park, within walking distance to many grocery and artisan retail shops, and a five-minute bus ride to Eglinton Station allowing convenient access to the downtown core
- In close proximity to public schools including Northlea Elementary and Middle School and Northern Secondary School

INCLUSIONS

- GJenn-Air Refrigerator
- KitchenAid Stove
- KitchenAid Microwave
- KitchenAid Dishwasher
- Frigidaire washer and dryer
- All window coverings
- All electric light fixtures

EXCLUSIONS

- All wall art
- All mirrors

Details

TAXES

\$3,287.25 (2021)

MONTHLY MAINTENANCE FEES

\$1,297

Monthly maintenance fees include: Air Conditioning, Common Element Maintenance, Heat, Hydro, Building Insurance and Water

POSSESSION

30-60 Days



HEAPS ESTRIN

REAL ESTATE TEAM

We are a team of passionate and dedicated professionals who strive to ensure that each client's unique needs are met. Our goal is to deliver every client with a full service real estate experience that exceeds all expectations.



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