

	441 Jane St 101		List: \$795,000 For: Sale
	Toronto Ontario M6S3Z9		
	Toronto W02 Runnymede-Bloor West Village Toronto 114-11-P		
SPIS: N		Taxes: \$3,800.50 / 2022	DOM: 0
Condo Townhouse		2-Storey	Rms: 5
Corp#: TSCP / 2558		#Shares%:	Bedrooms: 2
Unit#: 1		Locker#:	Washrooms: 2
		Locker Lev Unit: 1	1x4xLower, 1x2xMain
		Locker Unit#: 15	
		Level: 1	
Zoning:			
Prop Mgmt: Victoria & York Management Inc.			
Dir/Cross St: Jane & Annette			

MLS#: W5585689		Possession Remarks: Mid June		PIN#: 765580001	
Status Cert: Y		Bldg Name: The 23 At Baby Point			
Kitchens:	1	Pets Perm:	Restrict	Balcony:	Open
Fam Rm:	N	Locker:	None	Ens Lndry:	Y
Basement:	None	Maint:	\$532.83	Lndy Lev:	Lower
Fireplace/Stv:	N	A/C:	Central Air	Exterior:	Brick
Heat:	Forced Air / Gas	Central Vac:	N	Gar/Gar Spcs:	Undergrnd / 1.0
Apx Age:	0-5	UFFI:		Park/Drive:	Undergrnd
Apx Sqft:	900-999	Elev/Lift:	N Retirement: N	Park Type:	Owned
Sqft Source:	Floor Plan	Taxes Incl:	N Water Incl: N	Park/Drv Spcs:	0
Exposure:	Nw	Heat Incl:	N Hydro Incl: N	Tot Prk Spcs:	1.0
Assessment:		Cable TV Incl:	N CAC Incl: N	Pk Spot#:	17
Spec Desig:	Unknown	Bldg Ins Incl:	Y Prkg Incl: Y	Park \$/Mo:	
Phys Hdp-Eqp:		Com Elem Incl:	Y	Prk Lvl/Unit:	A
		Cert Level:		Bldg Amen:	Bike Storage, Visitor Parking
		Energy Cert:			
		GreenPIS:			

#	Room	Level	Length (ft)	Width (ft)	Description
1	Kitchen	Main	10.07	x 6.82	Hardwood Floor Stainless Steel Appl B/I Appliances
2	Living	Main	15.15	x 14.33	Hardwood Floor W/O To Balcony Combined W/Dining
3	Dining	Main	15.15	x 14.33	Hardwood Floor W/O To Balcony Combined W/Living
4	Prim Bdrm	Lower	9.09	x 13.91	Hardwood Floor Closet Window
5	2nd Br	Lower	7.90	x 13.91	Hardwood Floor Closet Window

Client Remks: Pop Quiz Time! What Do You Get When You Build A Boutique Condo Nestled Between Baby Point, Runnymede, Bloor West Village & The Junction? This Beautiful Stacked Townhome At 441 Jane St. #101. This Corner Unit Is An Incredible House Alternative For Those Looking To Get More Space In One Of The Best Neighbourhoods In Toronto, While Enjoying A Carefree Condo Lifestyle. Sitting At More Than 900 Square Feet And Spanning Two Levels, Unit 101 Features Two Walls Of Windows Letting In Tons Of Natural Light. Inside Find A Designer Kitchen Complete With A Breakfast Bar & Stainless Steel Appliances, Plus An Open Concept Living And Dining Room With Lots Of Space To Entertain Or To Sit Back And Relax After A Long Day. The Upper Level Also Features A Coveted Powder Room And A Walkout To The Balcony Overlooking The Front Garden. Downstairs Find A Large Primary Bedroom, A Primary Bathroom, And A Second Bedroom Perfect As A Guest Room, Child's Room, Office, Gym, Or Whatever Your Heart Desires!

Extras: Just A 15-Minute Walk From Jane Station, This Unit Is Mere Steps To Transit And All Of The Area's Best Restaurants, Stores, And Other Amenities Like The Trails Along The Humber River. Pop Quiz Over! Buy This Unit And Get An A+!

Listing Contracted With: ROYAL LEPAGE CONNECT REALTY, BROKERAGE 416-588-8248