



GITALIS
REAL
ESTATE

RETAIL/OFFICE/RESIDENTIAL OPPORTUNITY FOR SALE



FOR SALE:

**117 JEFFERSON AVENUE, TORONTO
LIBERTY VILLAGE**



DETAILS

117 Jefferson Avenue RETAIL/OFFICE/RESIDENTIAL

ADDRESS:	117 JEFFERSON AVENUE, TORONTO
SIZE:	Approximately 3,150 sq. ft.
PARKING:	2-3 PARKING SPOTS at REAR
TAXES:	\$18,214.27 (2020)
PRICE:	\$2,999,000

CORNER UNIT LOCATED JUST SOUTH OF KINGS CLUBE AND CLOSE TO SHOPPING, TRANSIT, AND LOCAL AMENITIES.

DETAILS: Fully built out as Retail on the main level with 2 levels above of office space. Each of the 2 above grade floors could be divided into residential units. High visibility signage located on Jefferson Avenue. Surrounded by thousands of residential condos, office buildings and premium retail.

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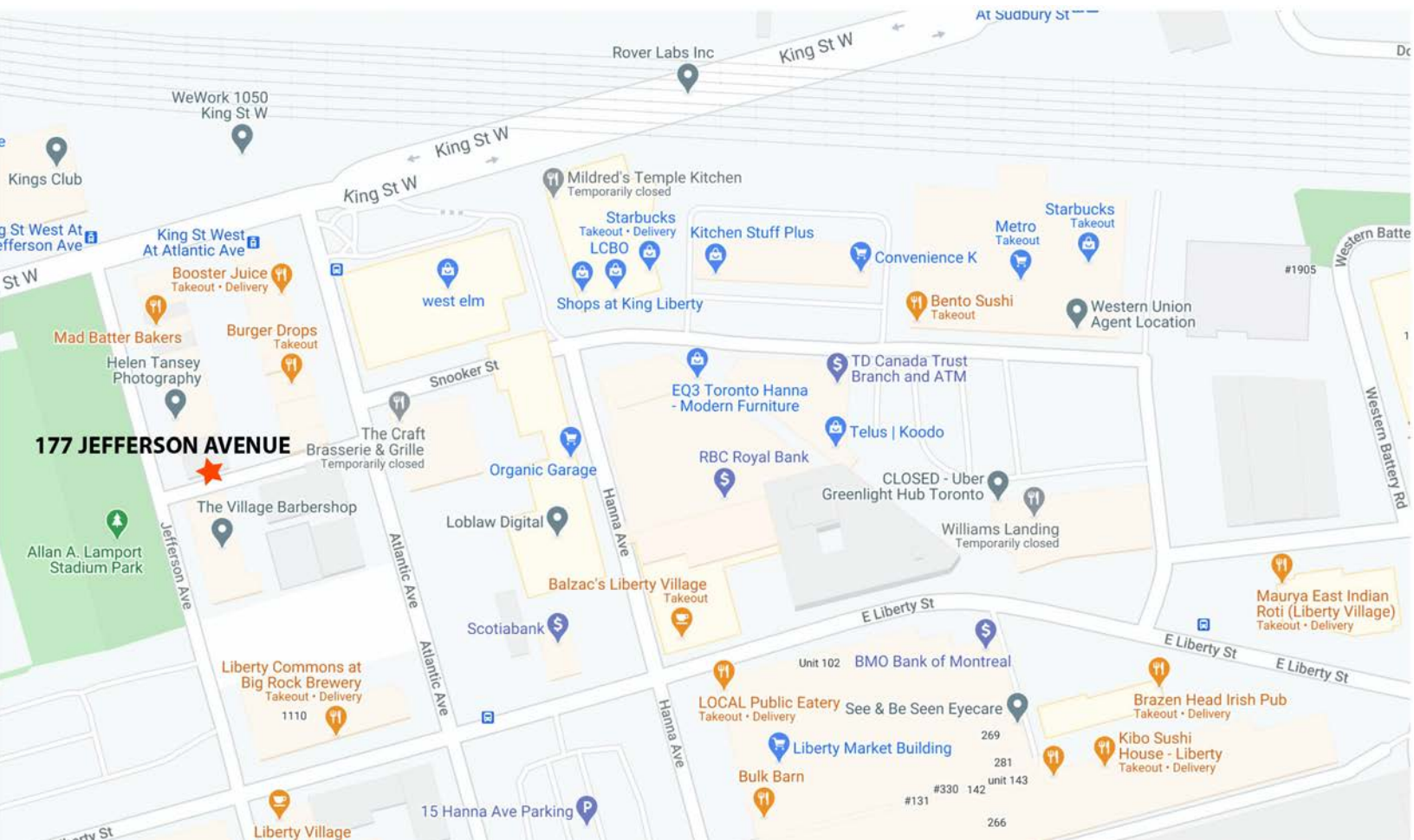




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LOCATION

Located in Toronto's most sought after neighbourhood, **Liberty Village**, and just South of King Street West. 177 Jefferson Avenue is within walking distance of restaurants, banks, boutiques and daily essentials, as well as minutes from the downtown core and Lake Ontario.



WALK SCORE: 81%

AVERAGE HOUSEHOLD INCOME: \$127,091

COMMUTE TO DOWNTOWN TORONTO:

6 min
 25 min
 13 min
 45 min