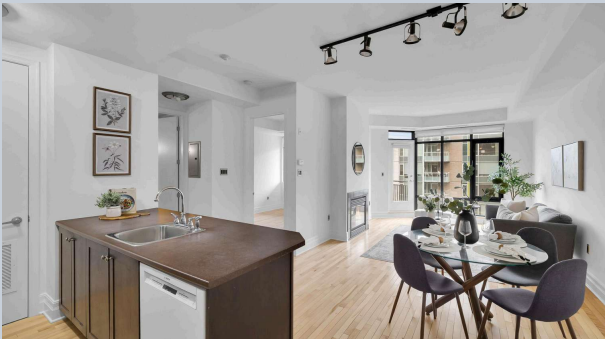


Welcome to

705-420 Berkley Avenue



CHELL
TEAM



Welcome to this beautiful one-bedroom condo within "The Exchange" - a boutique building perfectly positioned in vibrant Westboro. This bright and inviting unit features hardwood flooring throughout and a stylish open-concept layout. The living room is highlighted by a wall of windows, a gas fireplace, and direct access to a generous south-facing private balcony - ideal for relaxing or entertaining. The spacious primary bedroom is complemented by a well-appointed 4-piece bathroom, while in-suite laundry and a storage locker add everyday convenience. Enjoy an exceptional urban lifestyle just steps to Westboro's trendy shops, cafés, restaurants, the Byron Linear Park Farmers' Market, and easy access to Westboro Beach and nearby amenities.





ROOM MEASUREMENTS

Living/Dining Room	20'11" x 11'8"
Kitchen	12'7" x 8'5"
Bedroom	11'6" x 10'4"
Bathroom	4-piece
Balcony	15'0" x 6'6"

INCLUSIONS

Fridge, Stove, Dishwasher, Hood Fan, Washer, Dryer

STORAGE LOCKER

Locker #25, P1 Locker Room #2

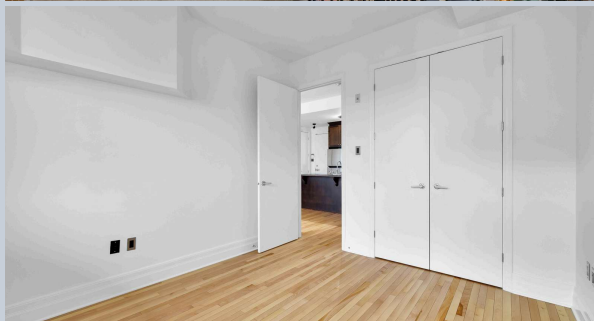
Bedrooms: 1
Bathrooms: 1
Neighbourhood: Westboro
Year Built: 2006
Possession: 30 Days or TBA
Style: Condominium Apartment
Exterior: Brick, Stone
Parking: None
Heating: Forced Air / Natural Gas
Cooling: Central Air
Taxes: \$3,756.95 / 2025
Condo Fees: \$523.57 / m

CONDO FEES INCLUDE

Building Insurance, Water, Management

CONDO AMENITIES

Elevators, Bike Storage





*Designated Representatives

Patti Brown
BROKER

Susan Chell*
BROKER

Martha Howard
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