

FOR SALE

Unit #416

120 Carlton St.



BOSLEY  
COMMERCIAL



# FEATURES

## DETAILS

Unit Size : 1,043  
(usable area plus common areas)

Parking: 1 car (deeded)

Condo Maintenance Fees: \$1,475.97/month

Realty Taxes (2024): \$4,475.23

Asking Price: \$479,000.00

## PROPERTY HIGHLIGHTS

\* South facing office Condo W/ phenomenal views overlooking Allan Gardens located at the corner of Jarvis and Carlton.

\* Extensive recent build-outs In place with combination Of mainly open space, 3 private office And kitchenette.

\* 1 deeded parking space included, located in 130 Carlton St. - easy access to unit.

\* Buyer has access to 5 Main Floor meeting rooms. Doorman/Security, Party Room, Recreation Facilities including Saline Indoor Pool, Hot Tub, Sauna, Yoga Room, Weight Room, Billiards Room and Squash Court.

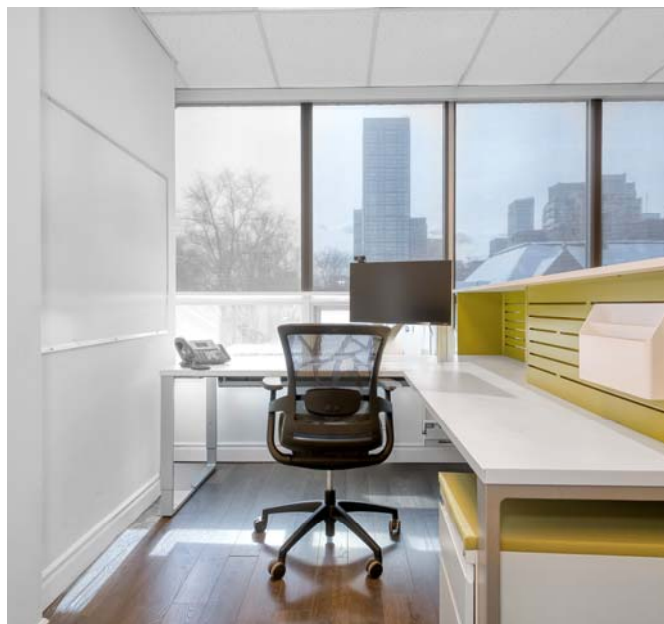
\* Located approx. 1/2 Km To Yonge St. streetcar at entrance door.



Unit #416  
120 Carlton St.



# THE BUILDING



Unit #416  
Carlton St.



# LOCATION



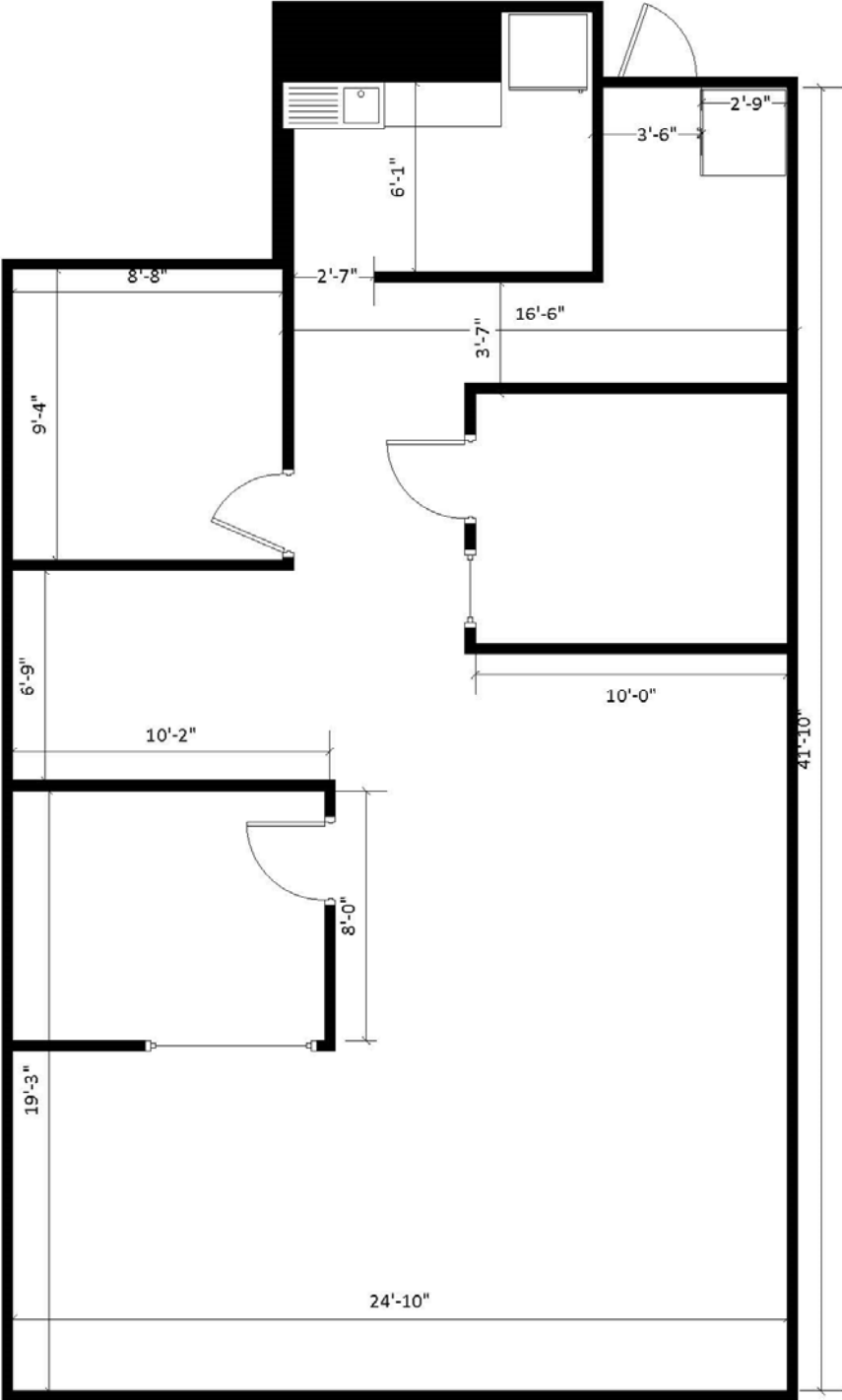
120  
Carlton Street.

Unit #416

120 Carlton St.



MAIN FLOOR



FLOOR PLANS





# DEMOGRAPHICS

BOSLEY  
COMMERCIAL

## TRENDING REPORT

120 Carlton St, Toronto, Ontario, M5A 4K2

0.5 kilometers



25,405  
Population



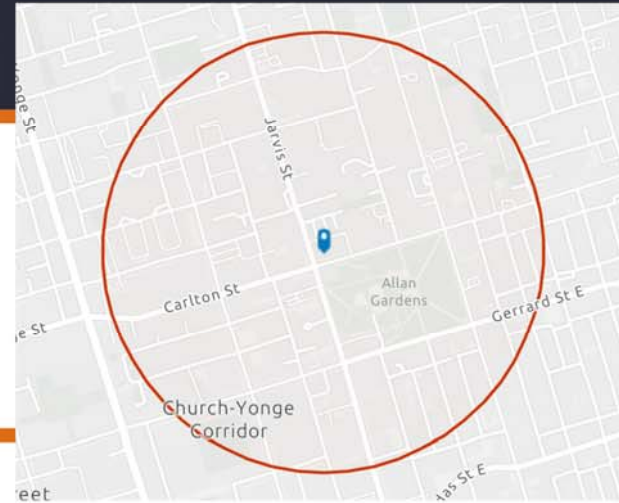
36.1  
Median Age



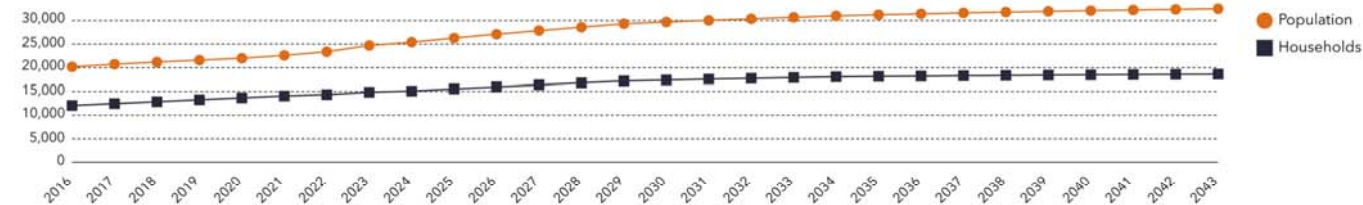
15,084  
Households



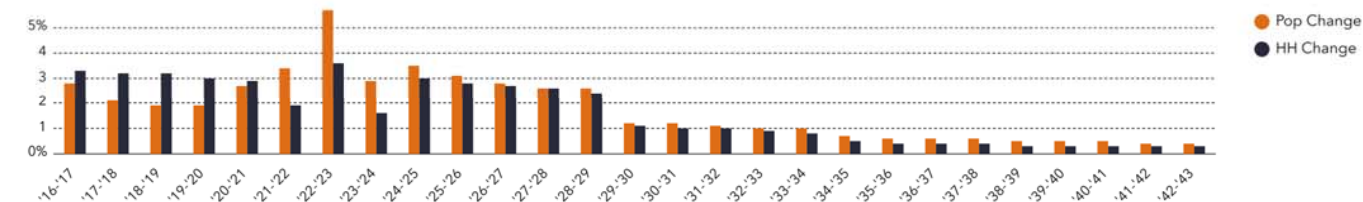
CA\$60,426  
Median Income



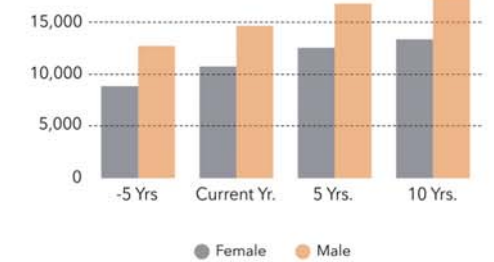
### Population and Household Counts



### Population and Household Percent Changes



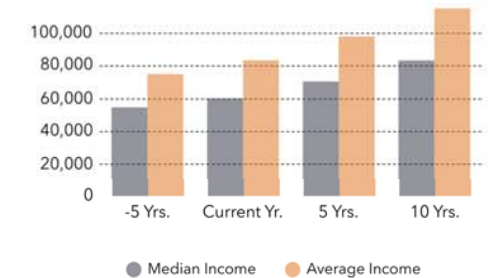
### Gender Population Trends



### Houses & Apartments Trends



### Median & Average Income Trend



Unit #416

120 Carlton St.



FOR SALE

Unit #416

120 Carlton St.

**Don Mulholland** CCIM  
Realtor  
Vice-President - Commercial Division

416-530-1100 | Office

416-569-2785 | Direct

[dmulholland@ccim.net](mailto:dmulholland@ccim.net) | Email

**David Coffey**  
Realtor

416-465-7527 | Office

416-670-3730 | Direct

[coffeytime@gmail.com](mailto:coffeytime@gmail.com) | Email

**Bosley Real Estate Ltd.,**  
**Brokerage**

**BOSLEY**  
COMMERCIAL