

\$1,349,000 - 43 Trueman Avenue, Toronto (Islington-City Centre West)

MLS® #W12480957

\$1,349,000

3 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

Islington-City Centre West, Toronto
(Islington-City Centre West), Ontario

Attention Builders, Investors & Design-Build End Users Prime Etobicoke Opportunity. Fully permit ready and equipped with architectural plans, 43 Trueman Ave is a rare development-ready site, designed by renowned architectural firm Contempo Studio and ready to break ground immediately. Save months of planning and start construction right away on a thoughtfully designed modern open-concept residence, blending functionality with architectural elegance. With extensive GFA approvals totalling 3,560 sq ft above grade plus a 1,530 sq ft basement, this home is perfectly suited for luxury living. Enjoy exceptional ceiling heights throughout 11 ft in the basement, 10 ft on the main level, and 9.5 ft on the second floor creating a spacious, airy feel across all levels. The floor plan includes 4+1 bedrooms, with the possibility to expand to 4+2 in the basement, offering flexibility for growing families or multi-generational living. Designed for both indoor comfort and outdoor entertaining, the property includes a covered rear loggia/porch, as well as a basement terrace walkout with oversized doors, flooding the lower level with natural light and providing seamless access to outdoor space. Positioned in a highly sought-after area of Etobicoke on a family-friendly street, this high-demand pocket is surrounded by custom builds and mature trees. Located just minutes from Sherway



Gardens, major highways, transit, top-rated schools, parks along the Humber, and Pearson Airport, buyers will enjoy both urban convenience and comfortable suburban tranquility. Whether you're building for resale, leasing, or creating your forever dream home, this site is perfectly set up for success. Skip months of design approvals permits and plans are in hand. Access the full package today and start your build with confidence and ease.

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Essential Information

Listing #	W12480957
Price	\$1,349,000
Bedrooms	3
Bathrooms	2.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	43 Trueman Avenue
Subdivision	Islington-City Centre West
City	Toronto (islington-City Centre West)
Province	Ontario
Postal Code	M8Z5A3

Amenities

Parking Spaces	8
Parking	Detached Garage, Garage
# of Garages	2

Interior

Heating	Natural gas Forced air
Cooling	Central air conditioning
# of Stories	1
Basement	Separate entrance

Exterior

Exterior	Brick
Lot Description	41 x 122.2 FT
Foundation	Block

Listing Details

Listing Office RE/MAX HALLMARK ALLIANCE REALTY



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