

Prepared By: KAT LUBIENSKI, Salesperson
 Phone: 416-864-3888
 Printed On: 01/22/2026 3:03:16 PM

SWIPE FOR FLOOR PLAN!

KELLER WILLIAMS PORTFOLIO REALTY, BROKERAGE
 3284 Yonge Street #100, Toronto ON M4N3M7



430 Roncesvalles Ave 411
Toronto Ontario M6R 2N2
 Toronto W01 High Park-Swansea Toronto
SPIS: N **Last Status:** NEW **DOM:** 0
List: \$3,600 For: Lease
Locker#: 20 **Rms:** 5 + 1
Locker Lev Unit: P3 **Bedrooms:** 2 + 1
Unit#: 11 **Locker Unit#:** Room **Washrooms:** 2
Corp#: TSCC / 2918 **Level:** 04 1x4xFlat, 1x3xFlat
Portion for Lease:
 Entire Property
Portion Lease Comments:
Dir/Cross St: Roncesvalles & Howard Park
Directions: On Roncesvalles west side, South of Hewitt Ave, North of Howard Park
Prop Mgmt: ICON Property Management. 416-551-0537

MLS#: W12721426 **PIN#:** 769180072
Possession Date: 01/23/2026 **Possession Remarks:**
 ASAP/Feb 1, 2026

Kitchens: 1 Fam Rm: N Basement: None Fireplace/Stv: N Heat: Heat Pump / Electric Apx Age: 0-5 Year Built: 2021 Yr Built Source: MPAC Apx Sqft: 700-799 Lot Size Source: MPAC Sqft Source: 914=792+122 Terrace-Developer Floor Plan Exposure: S Phys Hdp-Eqp: Spec Desig: Unknown Survey Type: Unknown Lndry Acc: Ensuite Lndry Lev:	Pets Perm: Yes-with Restrictions Locker: Owned Maintenance: A/C: Central Air Central Vac: N UFFI: Elev/Lift: Retirement: All Incl: Included In Lease: Building Insurance,Common Elements,Parking Water Incl: Heat Incl: Hydro Incl: Cable TV Incl: CAC Incl: Bldg Ins Incl: Y Prkg Incl: Y ComElem Inc: Y Energy Cert: Cert Level: GreenPIS: Pvt Ent: N Furnished: N	Balcony: Open Exterior: Brick Front / Metal/Side Gar/Gar Spcs: Underground / 1 Park/Drive: Undergrnd Drive: Underground Park Type: Owned Park/Drv Spcs: 0 Tot Prk Spcs: 1 Park \$/Mo: Prk Lvl/Unit: P2(C)/#20 Bldg Amen: Prop Feat: Ensuite Laundry, Hospital, Lake/Pond, Library, Pets Allowed with Restrictions, Public Transit, School, Waterfront Interior Feat: Built-In Oven, Carpet Free, Countertop Range, Separate Heating Controls, Separate Hydro Meter, Storage Area Lockers, Water Meter Security Feat: Security System, Smoke Detector
---	--	--

#	Room	Level	Length (ft)	Width (ft)	Description
1	Kitchen	Flat	21.59	x 11.98	Centre Island Quartz Counter B/I Appliances
2	Dining	Flat	21.59	x 11.98	Combined W/Kitchen Laminate
3	Living	Flat	21.59	x 11.98	Combined W/Kitchen Large Window W/O To Terrace
4	Prim Bdrm	Flat	10.99	x 9.97	His/Hers Closets Large Window Laminate
5	Bathroom	Flat	7.97	x 6.56	3 Pc Ensuite Quartz Counter Porcelain Floor
6	2nd Br	Flat	8.99	x 8.17	Closet Organizers Laminate Glass Doors
7	Bathroom	Flat	7.97	x 6.56	4 Pc Bath Quartz Counter Porcelain Floor
8	Den	Flat	7.97	x 6.99	Separate Rm Laminate
9	Locker	Bsmt	6.56	x 3.28	

Client Remks: The Roncy Lofts appeal to the design-forward urbanite who values both style and a warm, diverse community. This boutique, 90-unit building is ideally located just minutes from High Park, Sorauren Park, and the peaceful waterfront trails along the lake. This bright, south-facing split 2+1 bedroom suite is thoughtfully designed and filled with natural light. Features include oak-toned engineered hardwood throughout, excellent storage, and a smart, functional layout. The chef-inspired kitchen boasts integrated panel front fridge, gas cook top, cookbook shelves & centre island with a quartz/butcher block feature- a super way to serve appetizers and drinks to guests. Friends can relax in the Living room and socialize with the chef with the units modern open-concept floor plan. Prefer a meal out? Step outside and enjoy the neighbourhood's exceptional selection of local restaurants, bakeries, bars, and cafes. The spacious and serene primary bedroom offers double closets, a 3-piece ensuite, and tranquil treetop views. The versatile den can easily function as a home office, gym, or additional dining space. With unobstructed southern exposure overlooking neighbouring homes, the unit feels open and private, complemented by modern roller blinds throughout. Residents can choose to relax or socialize with ease-enjoy the terrace, fully equipped gym, or convenient pet wash after a long walk with your furry companion. Catch a film at the area's beloved vintage movie theatre, or commute effortlessly downtown via TTC, GO, or UP Express, all within walking distance. Groceries, reputable schools, and trend-setting boutiques are right at your doorstep. A truly hip and vibrant community offering effortless, stylish city living. Bonus features include internet, one underground parking space, a locker, and in-suite washer and dryer.

Inclusions: Parking, Locker, Internet (for duration of building contract), Gas Cooktop, Built-in Oven, Fridge, Microwave Range hood, Dishwasher, Modern Roll Blinds, stacked Wash/Dryer. (Internet program level as per building package.)

Listing Contracted With: KELLER WILLIAMS PORTFOLIO REALTY **Ph:** 416-864-3888

The Sterling

TWO BEDROOM + DEN

914 TOTAL SQ. FT. 792 SQ. FT. + 122 SQ. FT. BALCONY

