

25 HALLAM STREET

1 + 2 BED + 1 BATH

1395 + 630 LOWER (SQ FT)

2 CAR VIA LANEWAY

DETACHED

Listed by

Brendan Powell & Melanie Piché, Brokers



URBAN CHIC IN CHRISTIE PITS

Wow! Uncompromisingly renovated to be the owners' forever home, this funky open-concept masterpiece is looking for its next owners.

Must love: cookie-cutter-free renovations, living in the centre of all things newly hip, cool restaurants, quiet streets, giant parks & convenient groceries. Ideal for urban professionals with a design eye & open-minded condo dwellers fed up with elevators & craving a backyard (not to mention 2 car parking and no shared wall with your neighbour!)

This is the kind of spot downtown Toronto is famous for: fun, energetic and busy, but with minimal traffic on this stretch of Hallam. The subway and giant Christie Pits park are only blocks away, with baseball games on summer nights, outdoor pools, festivals and more. Multicultural (Koreatown, Mirvish village), and convenient: the TTC's walking distance, but hop on a bike and you can get anywhere downtown.

This is everything urban Toronto can be.

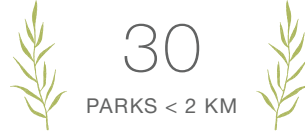


CHRISTIE PITS

NEIGHBOURHOOD AT A GLANCE



WALK SCORE



PARKS < 2 KM
GREEN SCENE



RAIL LINES < 1.5 KM



BUS LINES < 0.5 KM

COMMUTE



LOCATIONS < 1.5 KM

CAR SHARE



FIDO FACTOR

3 < 1 KM

GROCERY STORE



34

CAFÉS < 1 KM



JAVA JOLT

1

STARBUCKS < 1 KM



MAKING THE GRADE

ESSEX JR & SR PS

HARBORD CI

ST. BRUNO CATHOLIC SCHOOL

SAINT RAYMOND SEPARATE SCHOOL



110+



RESTAURANTS > 1 KM

WHAT'S ON THE MENU

the
BRELteam | SAGE

SAGE REAL ESTATE LTD, BROKERAGE

No BS. No Fridge Magnets. No Broken Promises brendan@getwhatyouwant.ca & melanie@getwhatyouwant.ca

Brendan Powell & Melanie Piche
Brokers

office: 416.274.2068

direct: 416.827.0789