

FOR SALE

CHURCH (WITH RESIDENCE)

2840 WESTON ROAD, TORONTO (NORTH YORK)



OPPORTUNITY

An opportunity to purchase a well located church, seating 200 plus, within an established neighbourhood in North York, situated immediately north of Hwy 401. Move in condition. Church services could commence immediately. Well appointed, and some church furniture to be included. Includes a full, well lit basement with above grade windows, a kitchen, and separate rooms for Sunday school and community events. The property has three road frontages, two entrances, ample parking, and includes a 4 bedroom rectory (5 Jasmine road), with a double car garage, that was built in the 1960's.

ASKING PRICE: \$1,725,000



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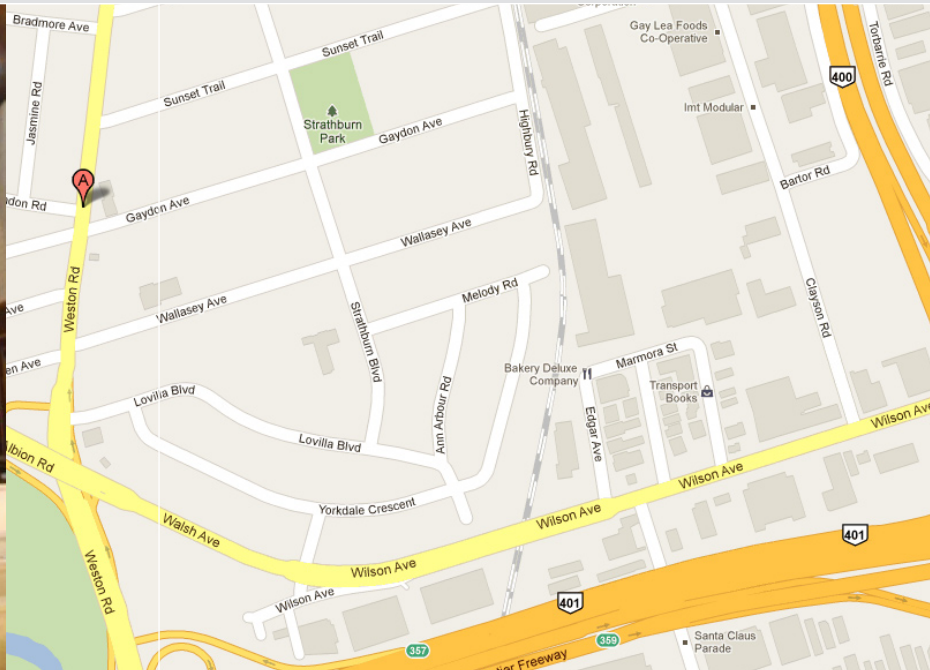
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PROPERTY DETAILS

Site Area: 31,495 sq ft
Frontage - Weston Road: 206.25 feet
Frontage - Flindon Road: 107.77 feet
Frontage - Jasmine Road: 85.03 feet
Entrances (2): Weston Road, and Jasmine Road
Official Plan: Neighbourhoods
Zoning: R4 (Residential)
Parking spots (estimated): 50-60
Legal Description: Lot 16 and Part of Lot 15, Reg'd Plan 3466, Borough of North York

Church: Seats 200 plus. Move in condition approximately 3,850 sq. ft.* on ground floor. Well lit basement with above ground windows. Well appointed and some church furniture to be included in sale.

Residence: (5 Jasmine Road) 4 bedroom house with a double car garage on a 50' x 108' lot. Vacant as of September 1st 2011.

*these are estimates and are subject to verification

TERMS OF SALE

The property is being offered for sale on an ``as-is, where is`` basis. Offers are to be submitted to the Listing Broker's Office (55 St Clair Avenue West, Toronto, M4V 2Y7) by 4pm on Thursday the 15th September, 2011 and will be reviewed after that date. Preference will be given to offers with limited conditionality. The seller does not wish to hold a VTB mortgage and wishes to sell the property as a single parcel.

ASKING PRICE: \$1,725,000

For further information, please contact the listing agents.

LISTING AGENT:

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