

830 Lawrence Avenue W. # 1506



ROYAL LEPAGE  
**CHAIRMAN'S CLUB**  
NATIONAL TOP 1%  
2012-2020

**Shawn Zigelstein**  
Broker

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Your **Community**<sup>™</sup>  
REALTY

**ROYAL LEPAGE**

BROKERAGE INDEPENDENTLY OWNED & OPERATED

830 LAWRENCE AVENUE WEST UNIT 1506





## PUBLIC SCHOOLS

Your neighbourhood is part of a community of Public Schools offering Elementary, Middle, and High School programming.

### Flemington Public School

Designated Catchment School  
Grades PK to 5  
10 Flemington Rd

### É Éléon Mathieu-da-Costa

Designated Catchment School  
Grades PK to 6  
116 Cornelius Pkwy

### Lawrence Heights Middle School

Designated Catchment School  
Grades 6 to 8  
50 Highland Hill

### John Polanyi Collegiate Institute

Designated Catchment School  
Grades 9 to 12  
640 Lawrence Ave W

### ÉS Étienne-Brûlé

Designated Catchment School  
Grades 7 to 12  
300 Banbury Rd

## ALTERNATIVE & SPECIAL SCHOOLS

Nearby alternative and special education schools include:

### Magnificent Minds

Grades K to 8  
37 Southbourne Avenue

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Grades K to 8  
37 Southbourne Avenue



## CATHOLIC SCHOOLS

Your neighbourhood is part of a community of Catholic Schools offering Elementary, Middle, and High School programming.

### St. Charles Catholic School

Grades PK to 8 (Assigned)  
50 Claver Ave

### ÉÉC Saint-Noël-Chabanel-Toronto

Grades PK to 6 (Assigned)  
30 Thistle Down Boulevard

### ÉSC Monseigneur-de-Charbonnel

Grades 7 to 12 (Assigned)  
110 Drewry Ave

### Dante Alighieri Academy

Grades 9 to 12  
60 Playfair Ave

## PRIVATE SCHOOLS

The private schools nearest to you are:



### Fieldstone King's College School

Grades 9 to 12  
2999 Dufferin Street

### Fieldstone Day School

Grades PK to 8  
2999 Dufferin Street

### Sterling Hall School

Grades K to 8  
99 Cartwright Avenue

### Yeshiva Gedolah of Toronto

Grades 9 to 12  
567 Lawrence Ave W

## PARKS & REC.

This home is located in park heaven, with 4 parks and a long list of recreation facilities within a 20 minute walk from this address.



### Dane Parkette

21 Dane Ave



1 min

### Wenderly Park

89 Wenderly Dr



8 min

### Caledonia Park

1141 Caledonia Rd



9 min

### FACILITIES WITHIN A 20 MINUTE WALK

1 Pool  
3 Sports Fields  
2 Ball Diamonds  
1 Community Centre  
2 Lawn  
2 Playgrounds  
8 Volleyball Courts  
1 Rink  
1 Gym  
1 Outdoor Dry Pad  
Bowling/Bocces

## TRANSIT

Public transit is at this home's doorstep for easy travel around the city. The nearest street transit stop is only a minute walk away and the nearest rail transit stop is a 11 minute walk away.

 **Nearest Rail Transit Stop**  
Lawrence West Station 11 min

 **Nearest Street Level Transit Stop**  
Dufferin St At Lawrence Ave West North Side 1 min

## SAFETY

With safety facilities in the area, help is always close by. Facilities near this home include a fire station, a police station, and a hospital within 2.91km.

 **Humber River Hospital**  
1235 Wilson Ave

 **Fire Station**  
476 Lawrence Ave W

 **Police Station**  
1435 Eglinton Ave W

## CONVENIENCE

Daily errands are quick and easy in this neighbourhood, with 4 amenities within a 8 minute walk from this home.

 **Coffee**  **Gym**  
 **Grocery**  **Gas Station**



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\*\*\*TREVISIO II AMAZING BRIGHT AND OPEN CONCEPT LAYOUT\*\*

Ready For You To Move In And Enjoy. With A Beautiful Neutral Decor, This High Demand Floorplan Will Give You Everything You Need With Space And Functionality. Quiet Neighbors, A Nice Open Balcony To Sit and Watch The City On Those Nice Fall Evenings. This Luxury Complex Is One Of A Kind With So Many Fantastic Amenities Including Pool, Hot Tub, Exercise Room, Theatre, Billiards Room, 24 Hour Concierge And More.

EXTRAS: Stainless Steel Appliances (Fridge, Stove, BI D/W and Microwave),Washer, Dryer, Window Coverings, All Electrical Light Fixture's, Parking, And Is a Close Walk To The TTC Subway, Yorkdale, Parks, Trails, Schools And Restaurants

Maintenance Fees - \$393.36/month Taxes: \$2,070.73/ 2020