

530 Indian Grove, Unit 706

Area	730 Sq Ft	Heating	Forced Air, Gas
Bedrooms	1+1	Cooling	Central Air
Bathrooms	1 - Full	Maintenance	\$560.37/Month
Possession	60-90 Days	Taxes	\$3,032.82 (2025)
Year Built	2016	Parking	Level B, Unit 5
Exposure	North	Locker	Level B, Unit 66
Balcony	Open	Walk Score	97
Laundry	In-Suite	Reserve Fund	\$807,326.02

[Status certificate available upon request](#)

Welcome to Duke Condos, a boutique residence in one of Toronto's most sought-after neighbourhoods. This spacious and beautifully maintained one bedroom plus den, one bath condo offers 730 square feet of functional living space in the Junction.

Located in a 7-storey, green-roofed eco building, this suite offers environmentally conscious design alongside low maintenance fees, making it the ideal choice for smart and sustainable urban living.

This bright and airy suite features soaring 9'6" ceilings, expansive windows and hardwood floors throughout. The thoughtful layout includes a welcoming entryway with a double closet, convenient in-suite stacked laundry and a separate den, offering the perfect work from home set-up.

The open-concept living and dining area flows seamlessly to a private north-facing terrace with unobstructed views, ideal for relaxing or entertaining. The Italian Scavolini kitchen is outfitted with caesarstone countertops, paneled appliances and ample storage. The spacious bedroom provides comfort and quiet, completing this move-in ready home. Additional highlights include one underground parking spot and a private storage locker. The building is pet friendly and boasts terrific amenities: Visitor Parking, Exercise Room, Outdoor BBQ Area, Party/Meeting Room and Bike Storage.

In the heart of the Junction community, surrounded by trendy shops, cafés and restaurants. Just a short stroll to Roncesvalles Village and nearby High Park, perfect for cycling, hiking and outdoor enjoyment. Getting around is a breeze with the TTC, UP Express and major highways close by and easy access to both Pearson and Billy Bishop airports. Situated in the perfect spot to enjoy the best of both worlds - vibrant city living and the beautiful parks and trails that the west end has to offer. Don't miss the chance to call this incredible location home!

SUITE DETAILS

- 9'6" ceiling height throughout living room/kitchen and dining room
- Hardwood flooring in all living areas and bedrooms
- Foyer with sliding door coat closet
- Living room with sliding glass doors walk-out to open balcony
- Sleek and modern kitchen design with track lighting, tile backsplash, stainless steel sink, gooseneck faucet and built-in appliances: AEG induction stovetop, Blomberg oven, Blomberg fridge, Blomberg dishwasher and Panasonic microwave

- Dining area with two floor to ceiling windows
- Primary bedroom with glass pocket door, spacious sliding door closet and centre light fixture.
- Den with spacious office potential
- Four piece bathroom with vanity, vanity light and mirror, toilet, bathtub with handheld showerhead and tile floors
- Laundry closet with Blomberg washer and dryer

INCLUSIONS: Kitchen Appliances: AEG induction stovetop, Blomberg oven, Blomberg fridge, Blomberg dishwasher and Panasonic microwave, Electrical Light Fixtures, Existing Window Coverings, custom closet system from California Closets in the bedroom closet and Blomberg washer and dryer.

MAINTENANCE FEE \$560.37/MONTH INCLUDES:

- Common Elements
- Building Insurance
- Parking
- Locker

BUILDING AMENITIES

- Visitor Parking
- Exercise Room
- Party/Meeting Room
- Outdoor BBQ Area
- Bike Storage

Property Management Company: ICC Property Management Ltd.

Condominium Manager I Tharmini Thanabal: Direct: (905) 940-1234 ext. 272

Email at tthanabal@iccpropertymanagement.com

Schools: Complete list of schools with live links on babiakteam.com