

780 GARDEN ST, WHITBY, ON



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EXECUTIVE SUMMARY

Built in 1845, the Mayfield Residence is a Whitby landmark estate reimagined as a premier commercial property. Set on over an acre of manicured grounds and perched above the Mayfield Towns by Sakmet Developments, this distinguished estate combines historic prestige with modern business potential. With Mixed-Use zoning already in place, the property is approved for all office uses, making it ideally suited for medical and dental practices, legal or financial firms, design studios, consulting offices, wellness operators, Place of Worship (Church Use) or even(subject to approvals, speak to LA) a licensed daycare facility for 50 kids + 10 staff.

The stately main residence offers a flexible floorplan that can be adapted for a range of professional layouts or divided to accommodate both residential and commercial components, providing a prudent investor with multiple paths to income. A 1,100 sq. ft. Coach House adds covered parking for three vehicles along with abundant storage, while the landscaped grounds allow for eleven exterior parking spaces, ensuring convenience for staff, clients, and guests. This is more than a property-it is a rare opportunity to integrate heritage, function, and profitability, and for the discerning buyer it may well become the crown jewel of an investment portfolio.



INVESTMENT HIGHLIGHTS

- Historic Breathtaking Property from 1845
- Zoned For Residential/Commercial (Mixed-Use)
- All Office Use Including Medical
- 41 New Townhouses For Immediate Clients
- Central Whitby Location
- 11 Surface Parking Spots | 3 Garage Spots With Second Floor Loft
- Part 3 Of Lot Available For Purchase
- 1 Acre Lot With Pedestrian Access From Waywell Street

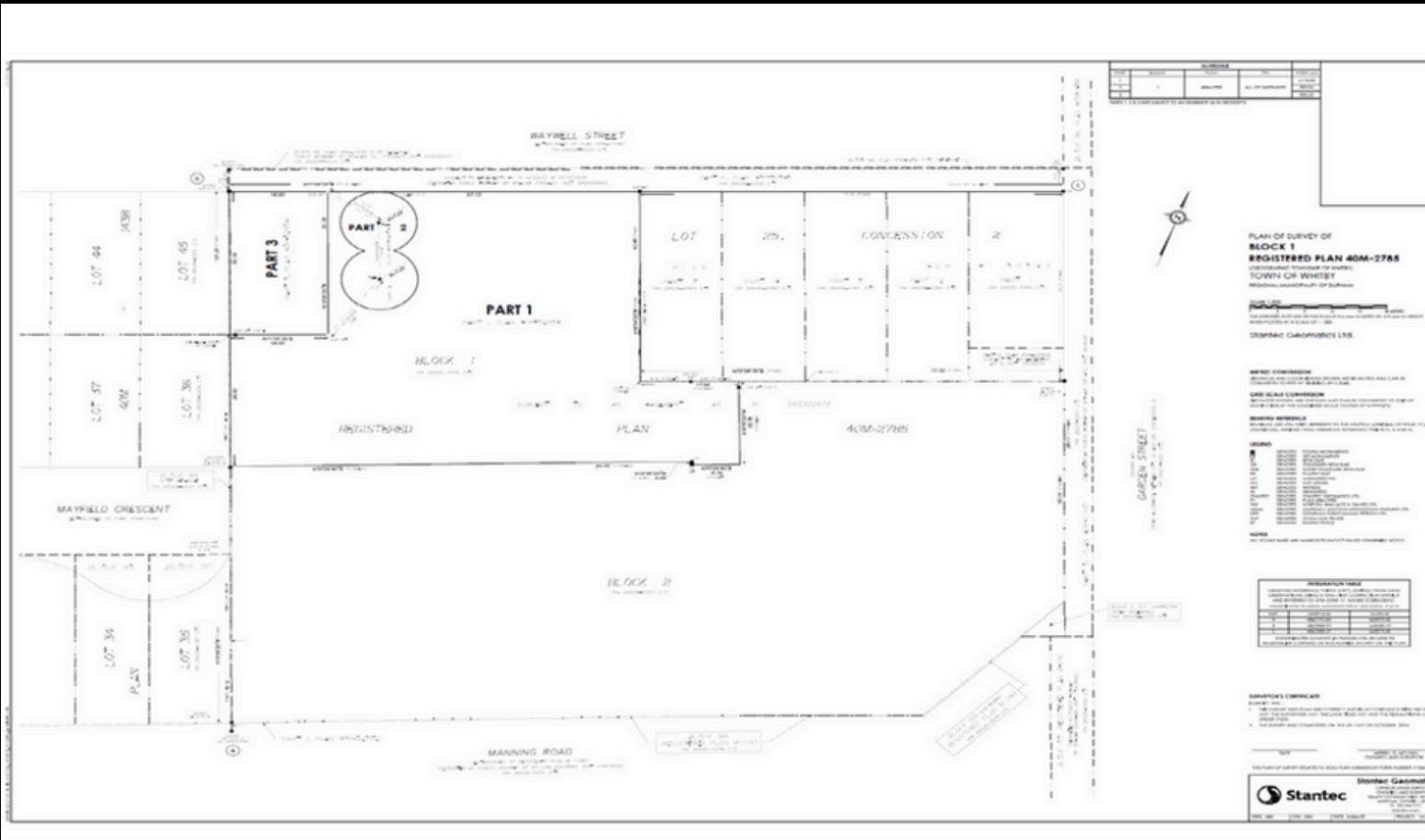




FLOOR PLAN | MAIN FLOOR



FLOOR PLAN | 2ND FLOOR





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