



49 Sumach St Toronto Ontario M5A 3J6 Toronto C08 Moss Park Toronto Taxes: \$15,096.82/2025 Sold Date: 06/26/2026 SPIS: No Last Status: SLD DOM: 11			Sold: \$2,935,000 List: \$2,980,000 For: Sale % Dif: 98
Detached Link: N 2-Storey	Fronting On: E Acreage: 30.75 x 138.03 Feet Irreg:	Rms: 9 Bedrooms: 4 Washrooms: 3 1x3xMain, 1x5x2nd, 1x3x2nd	Dir/Cross St: Sumach & King Directions: Sumach & King

MLS#: C13445438	PIN#: 210780062
Legal: LT8, PL D228, Toronto	

Kitchens: 1 Fam Rm: Y Basement: Unfinished Fireplace/Stv: Y Heat: Forced Air / Gas A/C: Central Air Central Vac: No Apx Age: Apx Sqft: 2500-3000 Lot Shape: Irregular Roof: Asphalt Shingle Foundation: Brick, Concrete Assessment: POTL: POTL Mo Fee: Laundry lev: Upper	Exterior: Stucco/Plaster Gar/Gar Spcs: Detached / 2 Drive: Drive Park Spcs: 2 Tot Prk Spcs: 2 UFFI: No Pool: Above Ground Prop Feat: Family Room, Fenced Yard, Fireplace/Stove, Level, Park, Place Of Worship, Public Transit, School Exterior Feat: Built-In-BBQ, Deck, Landscape Lighting, Patio, Privacy, Seasonal Living Interior Feat: Auto Garage Door Remote, Built-In Oven, Guest Accommodations, On Demand Water Heater, Steam Room, Water Heater Owned	Zoning: Cable TV: Gas: Water: Water Supply Type: Sewer: Waterfront: Retirement: HST Applicable to Sale Price: Farm/Agr: Oth Struct: Survey Type: Spec Desig:	Hydro: Phone: Municipal Sewers N Included In None Unknown
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#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Main	17.49	x 21.88	Open Concept	Hardwood Floor	Window
2	Dining	Main	12.43	x 10.5	Open Concept	Hardwood Floor	B/I Bar
3	Kitchen	Main	27.69	x 8.92	O/Looks Family	Hardwood Floor	Centre Island
4	Family	Main	16.17	x 18.96	O/Looks Backyard	Hardwood Floor	Fireplace
5	4th Br	Main	9.51	x 14.73	B/I Closet	Hardwood Floor	Window
6	Prim Bdrm	2nd	13.48	x 21	5 Pc Bath	B/I Closet	W/O To Sundeck
7	2nd Br	2nd	17.42	x 13.48	Closet	Hardwood Floor	Window
8	3rd Br	2nd	15.45	x 13.94	B/I Closet	Hardwood Floor	Window
9	Cold/Cant	Bsmt	49.7	x 32.87	Concrete Floor		

Client Remks: One of the finest turnkey properties to hit the downtown market. A truly exceptional offering that checks every box. Fully detached and thoughtfully redesigned in 2022, this turnkey residence blends luxury, functionality, and meticulous design throughout. It features 4 spacious bedrooms, 3 full bathrooms, hardwood flooring throughout, high ceilings and a stunning open-concept layout anchored by a massive island with a chef-inspired kitchen, Wolf/Sub-Zero appliances, and double built-in ovens. Radiant heated floors at both the front and rear of the home provide exceptional comfort year-round. Other special features include abundant natural light from skylights, a relaxing steam shower, tilt-and-turn windows throughout with custom window coverings and plentiful storage. The rear of the house showcases two oversized sliding doors that seamlessly connect the indoor and outdoor living spaces, opening to a sun-drenched backyard oasis complete with teak decking, a built-in BBQ, and a beautifully designed pool. Heated pathways at both the front and rear of the property provide year-round convenience. A rare detached two-car garage provides ample room for both vehicles and additional storage. This private backyard retreat in the heart of the city offers tranquility without compromise. Upstairs, the elegant primary retreat offers a spa like bathroom with heated floors, a custom walk-in closet and a private outdoor balcony. It also features 2 additional bedrooms, a beautiful skylight and a second-floor laundry room for convenience. Located in one of the city's most walkable neighbourhoods with outstanding access to the TTC, parks, cafes, restaurants, the Distillery District, and the DVP/Gardiner. A rare opportunity to own a thoughtfully curated home where luxury, comfort, and practicality come together seamlessly.

Inclusions: All existing appliances, Subzero Fridge and Freezer, Wolf gas cook top, Two Wolf ovens, Wolf Microwave, Cove dishwasher, Two Frigidaire wine fridges in bar area, LG washer and dryer, Built In Crown Verity barbecue and outdoor kitchen with fridge and storage, Family room TV and wallmount, Primary bedroom TV and wallmount, All custom window coverings, All Electric light fixtures, "Smart home" that can be connected with google home, Primary bedroom steam shower, heated front and back door tiled areas along with heated Primary ensuite floor

Listing Contracted With: RE/MAX HALLMARK REALTY LTD. **Ph:** 416-486-5588