

171 Christie St
Toronto Ontario M6G 3B3

Toronto C02 Annex Toronto

Taxes: \$5,879.68/2024

Sold Date: 05/18/2025

SPIS: N

Last Status: SLD

For: Sale

Sold: \$1,275,018

List: \$1,365,000

% Dif: 93

DOM: 31

Detached

Fronting On: E

Rms: 7 + 3

Link: N

Acreage:

Bedrooms: 2 + 1

2-Storey

20 x 130 Feet

Washrooms: 3

Irreg:

1x3xMain, 1x3x2nd, 1x3xBsmt

Dir/Cross St: Bloor St.W./Christie St. **Directions:** North of Bloor

MLS#: C12088462

PIN#: 212570076

Kitchens: 2 + 1
Fam Rm: N
Basement: Apartment / Sep Entrance
Fireplace/Stv: N
Heat: Forced Air / Gas
A/C: Central Air
Central Vac: N
Apx Age:
Year Built: 1894
Yr Built Source: MPAC
Apx Sqft: 1100-1500
Assessment: 2024 **POTL:**
POTL Mo Fee:
Laundry lev:

Exterior: Brick
Drive: None
Gar/Gar Spcs: Detached / 2
Drive Park Spcs: 0
Tot Prk Spcs: 2
UFFI:
Pool: None
Prop Feat:

Zoning:
Cable TV:
Gas:
Water:
Water Supply:
Sewer:
Waterfront:
Retirement:
Farm/Agr:
Oth Struct:
Survey Type:
Spec Desig:

Hydro:
Phone:
Municipal
Sewers
Available
Unknown

#	Room	Level	Length (ft)	Width (ft)	Description	
1	Living	Main	12.47	x 13.12	Large Window	Parquet Floor
2	Br	Main	8.2	x 10.83	Window	Parquet Floor
3	Kitchen	Main	10.99	x 12.37	Eat-In Kitchen	Large Window
4	Den	Main	9.02	x 5.91	Walk-Thru	Window
5	Living	2nd	15.42	x 8.2	Combined W/Kitchen	Laminate
6	Kitchen	2nd	9.02	x 7.22	Combined W/Living	Laminate
7	2nd Br	2nd	11.25	x 10.99	Large Window	Laminate
8	Living	Bsmt	10.33	x 12.47	Broadloom	Window
9	Kitchen	Bsmt	10.76	x 10.07	Separate Rm	
10	Br	Bsmt	7.38	x 7.38	Broadloom	Closet
11	Common Rm	Bsmt	10.99	x 9.71		
12	Cold/Cant	Bsmt	15.19	x 4.92		

Client Remks: Great Opportunity To Own A Piece Of Real Estate In Annex Neighbourhood. This Property Can Be Rented, Renovated, Or Rebuilt To Your Liking. Detached House With 3 Bedrooms, 3 Full Bathrooms, & A Laneway Double Garage. The House Has A Variety Of Options To Customize Or Remodel. Step Outside & Enjoy A Large Backyard, Which Is Perfect For Entertaining Or Gardening. Conveniently Located Just Moments Away From Top-Tier Schools, Lush Parks, Finest Coffee Shops & Shops. Set Up As 3 Units, This Home Presents As A Fabulous Investment Property Or An Amazing Opportunity To Buy & Transform Back Into A Single-Family Home To Your Absolute Desires. The Owner Could Also Occupy One Unit & Enjoy Income From Tenants. The Potential Monthly Rent For The Property Is \$6500 per month (excluding garage).

Extras:

Listing Contracted With: SUTTON GROUP REALTY SYSTEMS INC.416-762-4200



684 Manning Ave
Toronto Ontario M6G 2W4
 Toronto C02 Annex Toronto

Sold: \$1,298,000
List: \$1,298,000

Taxes: \$7,289/2024

For: Sale

% Dif: 100

Sold Date: 03/14/2025

SPIS: N

Last Status: SLD

DOM: 22

Detached

Fronting On: W

Rms: 7

Link: N

Acreage:

Bedrooms: 3

2-Storey

19.58 x 125 Feet

Washrooms: 2

Irreg:

1x2xLower, 1x4x2nd

Dir/Cross St: Bloor St W & Christie St **Directions:** Bloor St W & Christie St

MLS#: C11980169

PIN#: 212560581

Kitchens: 1
Fam Rm: N
Basement: Finished / Sep Entrance
Fireplace/Stv: N
Heat: Forced Air / Gas
A/C: Other
Central Vac: N
Apx Age:
Year Built: 1963
Yr Built Source: MPAC
Apx Sqft: 1100-1500
Assessment: **POTL:**
POTL Mo Fee:
Laundry lev:

Exterior: Brick
Drive:
Gar/Gar Spcs: Detached / 1
Drive Park Spcs: 1
Tot Prk Spcs: 1
UFFI:
Pool: None
Prop Feat:

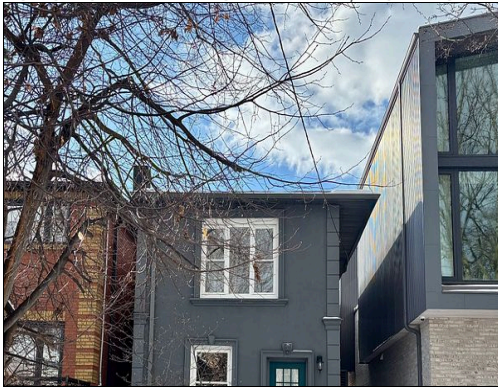
Zoning:
Cable TV:
Gas: **Hydro:**
Water: **Phone:** Municipal
Water Supply:
Sewer: Sewers
Waterfront:
Retirement:
Farm/Agr:
Oth Struct:
Survey Type: None
Spec Desig: Unknown

#	Room	Level	Length (ft)	Width (ft)	Description
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Client Remks: Great Opportunity To Own A Piece Of Real Estate In This Sought-After Neighbourhood - Seaton Village! Renovate Or Update To Your Liking, Detached W/ 3 Bedrooms, 2 Bathrooms, & A Laneway Garage. Inside, The Home Is Bright & Airy W/ An Open-Concept Layout - Combined Living/Dining Leading Into The Kitchen, Featuring A Large Breakfast Area; You Have A Variety Of Options To Customize/Remodel This Section - Plus The Lower Level In General - Whether You Choose To Extend The Cabinets, Add An Island, Or Explore Other Possibilities. The Choices Are Flexible To Suit Your Needs, As The Space Is There! Step Outside & Enjoy Your Own Private Backyard, Perfect For Entertaining Or Relaxing In A Peaceful Garden Setting. Conveniently Located Just Moments Away From Top-Tier Schools, Lush Parks, And The Finest Coffee Shops The City Has To Offer! ****EXTRAS**** Enjoy A Family Friendly Neighbourhood In The City! Do Not Miss This Opportunity, Book Your Showing Today!

Extras:

Listing Contracted With: ACCSELL REALTY INC.416-477-2300



618 Clinton St
Toronto Ontario M6G 2Z7
 Toronto C02 Annex Toronto
Taxes: \$7,997/2024 **For:** Sale **% Dif:** 96
Sold Date: 05/14/2025
SPIS: N **Last Status:** SLD **DOM:** 79
Detached **Fronting On:** W **Rms:** 6 + 3
Link: N **Acreage:** **Bedrooms:** 3 + 1
 2-Storey 20 x 126 Feet **Washrooms:** 2
Irreg: 1x5x2nd, 1x4xLower
Dir/Cross St: Dupont & Bathurst **Directions:** Seaton Village

MLS#: C11986643**PIN#:** 212580034

Kitchens:	1 + 1	Exterior:	Stucco/Plaster	Zoning:	
Fam Rm:	N	Drive:	Lane	Cable TV:	Hydro:
Basement:	Finished	Gar/Gar Spcs:	Detached / 2	Gas:	Phone:
Fireplace/Stv:	Y	Drive Park Spcs:	2	Water:	Municipal
Heat:	Forced Air / Gas	Tot Prk Spcs:	2	Water Supply:	
A/C:	Central Air	UFFI:		Sewer:	Sewers
Central Vac:	N	Pool:	None	Waterfront:	
Apx Age:		Prop Feat:	Fireplace/Stove	Retirement:	N
Year Built:	1910			Farm/Agr:	
Yr Built Source:	MPAC			Oth Struct:	
Apx Sqft:	1100-1500			Survey Type:	Available
Assessment:	2024 POTL:			Spec Desig:	Unknown
POTL Mo Fee:					
Laundry lev:	Lower				

#	Room	Level	Length (ft)	Width (ft)	Description	
1	Dining	Main	13.68	x 12.5	Hardwood Floor	Open Concept
2	Living	Main	15.49	x 12.01	Hardwood Floor	Open Concept
3	Kitchen	Main	15.91	x 12.17	Ceramic Floor	Walk-Out Renovated
4	Prim Bdrm	2nd	13.25	x 12.83	Plank Floor	Closet
5	Br	2nd	12.17	x 8.66	Plank Floor	Closet
6	Br	2nd	13.25	x 7.35	Plank Floor	Closet
7	Living	Lower	9.84	x 10.24	Laminate	Open Concept
8	Kitchen	Lower	9.25	x 6.43	Laminate	Renovated
9	Br	Lower	12.07	x 8.66	Laminate	

Client Remks: Welcome to this charming 3+1 bedroom home in the heart of sought after family neighbourhood, Seaton Village. This residence offers the perfect blend of comfort, convenience and potential for the future. The main floor open concept creates a warm and inviting space. The large chef's kitchen has a walk-out to a landscaped garden. An oversized two car garage with lane access has great laneway housing development potential. The property boasts a finished renovated basement with a separate entrance. Steps to endless amenities, including excellent schools and parks, Loblaws, Fiesta Farms and Farm Boy. Don't miss this chance to own your dream home!

Extras:

Listing Contracted With: RUSSELL & WARD REALTY CORPORATION 416-410-8898



715 Markham St			Sold: \$1,830,000		
Toronto Ontario M6G 2M2			List: \$1,799,000		
Toronto C02 Annex Toronto					
Taxes: \$8,090/2025		For: Sale		% Dif: 102	
Sold Date: 04/15/2025					
SPIS: N		Last Status: SLD		DOM: 9	
Detached		Fronting On: E		Rms: 7 + 3	
Link: N		Acreage:		Bedrooms: 4 + 1	
3-Storey		21 x 125 Feet		Washrooms: 3	
		Irreg:		1x4x2nd, 1x3x2nd, 1x2xBsmt	
Dir/Cross St: Bloor and Bathurst Directions: One way southbound only from Barton					

MLS#: C12067606	PIN#: 212560474
Assignment: N	Fractional Ownership: N

Kitchens: 1 Fam Rm: Y Basement: Fin W/O / Sep Entrance Fireplace/Stv: Y Heat: Forced Air / Gas A/C: Central Air Central Vac: N Apx Age: Year Built: 1893 Yr Built Source: MPAC Apx Sqft: 1500-2000 Assessment: 2024 POTL: N POTL Mo Fee: Laundry lev:		Exterior: Stucco/Plaster / Vinyl Siding Drive: Gar/Gar Spcs: Detached / 2 Drive Park Spcs: 2 Tot Prk Spcs: 2 UFFI: Pool: None Prop Feat: Family Room, Fireplace/Stove		Zoning: Cable TV: Gas: Water: Water Supply: Sewer: Waterfront: Retirement: Farm/Agr: Oth Struct: Survey Type: Spec Desig:		Hydro: Phone: Municipal Sewers None Unknown
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#	Room	Level	Length (ft)	Width (ft)	Description		
1	Dining	Main	11.15	x 10.33	Hardwood Floor	Pot Lights	
2	Living	Main	16.83	x 13.48	Combined W/Dining		
3	Kitchen	Main	15.16	x 10.33	W/O To Deck	Renovated	Eat-In Kitchen
4	Family	Main	10.66	x 10.83	Hardwood Floor	Window	
5	Prim Bdrm	2nd	11.32	x 10.01	Double Closet	Hardwood Floor	4 Pc Ensuite
6	Br	2nd	15.32	x 11.15	Bay Window	Hardwood Floor	Closet
7	Br	3rd	9.32	x 8.23	Hardwood Floor		
8	Br	3rd	9.25	x 8.23	Hardwood Floor	Closet	
9	Rec	Bsmt	23.85	x 17.65	Fireplace	Wet Bar	W/O To Yard
10	Br	Bsmt	11.84	x 10.76	Window		

Client Remks: LOCATION! Renovated, move-in ready detached family home in the heart of Seaton Village, 5-minute walk to the Bloor/Bathurst subway. Walk to great schools, Fiesta Farms, U of T, restaurants, shops, parks, family-friendly amenities and entertainment. Brand new kitchen with gleaming porcelain tile floor, Quartz countertops and stainless-steel appliances, 2 newer bathrooms plus many practical updates: Roof (2016), Furnace (2024), A/C (2023), Complete basement waterproofing (2017), most windows replaced. The private backyard is a quiet urban oasis, ideal for entertaining and family recreation. The large 2-car garage in back provides ample storage and parking with potential for a huge laneway house. The high-ceiling, dry and waterproofed basement was an in-law suite with a kitchen, currently set up as a media room with a wet bar. Space could easily be turned into a 1 bedroom apartment with a separate walk-out. Recent renovation of parkette across the street provides additional family play space, large green and a community garden. Seaton village is a true, standout neighborhood with a great sense of community.							
Extras:							
Listing Contracted With: KELLER WILLIAMS REFERRED URBAN REALTY416-572-1016							



420 Clinton St
Toronto Ontario M6G 2Z2
 Toronto C02 Annex Toronto

Sold: \$2,242,000
List: \$1,799,000

Taxes: \$8,483.33/2024

For: Sale

% Dif: 125

Sold Date: 02/25/2025

SPIS: N

Last Status: SLD

DOM: 6

Detached

Fronting On: W

Rms: 9 + 3

Link: N

Acreage:

Bedrooms: 4

3-Storey

20 x 128 Feet

Washrooms: 2

Irreg:

1x3x2nd, 1x4xLower

Dir/Cross St: Bloor and Christie **Directions:** Bloor and Christie

MLS#: C11978260

PIN#: 012560052

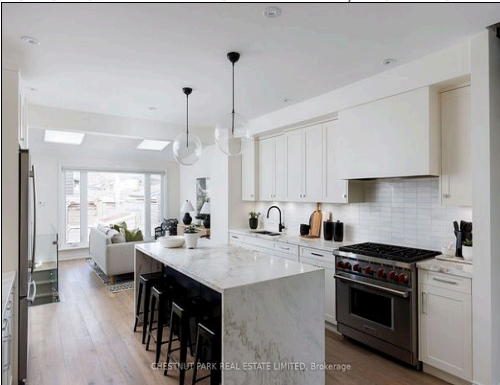
Kitchens:	1	Exterior:	Brick	Zoning:	
Fam Rm:	Y	Drive:	Lane	Cable TV:	
Basement:	Finished / Walk-Up	Gar/Gar Spcs:	Detached / 2	Gas:	Hydro:
Fireplace/Stv:	N	Drive Park Spcs:	0	Water:	Phone:
Heat:	Forced Air / Gas	Tot Prk Spcs:	2	Water Supply:	Municipal
A/C:	Central Air	UFFI:		Sewer:	Sewers
Central Vac:	N	Pool:	None	Waterfront:	
Apx Age:		Prop Feat:		Retirement:	
Apx Sqft:	2500-3000	Family Room, Fenced Yard, Park, Public		Farm/Agr:	
Assessment:	POTL:	Transit, School		Oth Struct:	
POTL Mo Fee:				Survey Type:	None
Laundry lev:	Lower			Spec Desig:	Unknown

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Foyer	Main	4.72	x 5.35	Tile Floor		
2	Living	Main	14.93	x 15.12	Hardwood Floor	Picture Window	Pot Lights
3	Dining	Main	14.93	x 17.26	Hardwood Floor	Picture Window	Pass Through
4	Kitchen	Main	10.53	x 15.35	Tile Floor	Quartz Counter	W/O To Deck
5	Br	2nd	10.93	x 11.42	Hardwood Floor	Window	O/Looks Backyard
6	Br	2nd	9.71	x 15.26	Hardwood Floor	W/I Closet	Picture Window
7	Prim Bdrm	2nd	15.03	x 15.16	Hardwood Floor	Bay Window	W/I Closet
8	Family	3rd	14.04	x 19.36	Hardwood Floor	W/O To Deck	Combined W/Family
9	Br	3rd	14.04	x 15.58	Hardwood Floor	Window	Combined W/Family
10	Rec	Lower	14.73	x 22.74	Tile Floor	Above Grade Window	4 Pc Bath
11	Laundry	Lower	7.58	x 9.38	Tile Floor	Above Grade Window	
12	Office	Lower	10.37	x 7.58	Tile Floor	Above Grade Window	

Client Remks: Your Detached Forever Home Awaits at 420 Clinton St., a beautiful, grand, move-in ready, 3-storey home in the heart of Seaton Village. This well maintained home has 4 large bedrooms, a big family room, 2 full baths, gleaming hardwood floors throughout, and a wonderful fenced backyard perfect for entertaining. The generously-sized kitchen boasts stainless steel appliances, ample storage, quartz counters and a walkout to the deck & backyard (for hosting family gatherings). The 2-car detached garage has garage doors on both sides (backyard side & lane side:) The tall & dry finished basement offers flexibility: a rec room for the kids (& all their toys), and a home office (or another bedroom). Parking is a dream with a detached two-car garage, and a beautiful backyard, 2 decks, and a front porch offer plenty of outdoor living space. Brimming with charm and character, this home has it all. Located on a quiet, tree-lined, one-way street, this home offers the perfect combination of peace and convenience. You'll be part of a vibrant community with friendly neighbours, and enjoy unbeatable proximity to everything you need: steps to Christie Pits Park, top-rated schools, Fiesta Farms grocery store, arenas/rinks, swimming pools, UofT, Bloor street shops/eateries/bakeries/pubs/bike lanes, and public transit. Whether you're looking to grow your family or find your forever home with multi-generational potential (a large laneway house is possible), 420 Clinton St. checks most boxes for the perfect family home.

Extras:

Listing Contracted With: SUTTON GROUP-ASSOCIATES REALTY INC. 416-966-0300



144 Barton Ave

Toronto Ontario M6G 1R2

Toronto C02 Annex Toronto

Taxes: \$9,484.73/2024

Sold Date: 06/06/2025

SPIS: N

Last Status: SLD

DOM: 73

For: Sale

% Dif: 96

Sold: \$2,250,000

List: \$2,350,000

Detached

Link: N

2 1/2 Storey

Fronting On: N

Acreage:

19.17 x 97 Feet

Irreg:

Rms: 9

Bedrooms: 4

Washrooms: 3

1x2xMain, 1x4x2nd, 1x5x3rd

Dir/Cross St: Bloor St W & Christie St

Directions: North of Bloor, East of Christie

MLS#: C12043521

PIN#: 212570093

Kitchens: 1

Fam Rm: N

Basement: Part Fin

Fireplace/Stv: Y

Heat: Forced Air / Gas

A/C: Central Air

Central Vac: N

Apx Age:

Apx Sqft: 2000-2500

Assessment: POTL:

POTL Mo Fee:

Laundry lev:

Exterior: Brick

Drive: Lane

Gar/Gar Spcs: None / 0

Drive Park Spcs: 1

Tot Prk Spcs: 1

UFFI:

Pool: None

Prop Feat: Fireplace/Stove

Zoning:

Cable TV:

Gas:

Water:

Water Supply:

Sewer:

Waterfront:

Retirement:

Farm/Agr:

Oth Struct:

Survey Type:

Spec Desig:

Hydro:

Phone:

Municipal

Sewers

Available

Unknown

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Main	16.34	x 15.19	Wood Floor	Fireplace	Stained Glass
2	Dining	Main	16.47	x 11.29	Wood Floor	Bay Window	Open Concept
3	Kitchen	Main	15.58	x 15.06	Wood Floor	Family Size Kitchen	Centre Island
4	Family	Main	15.06	x 11.68	Wood Floor	Picture Window	Skylight
5	2nd Br	2nd	15.19	x 12.57	Wood Floor	Bay Window	Double Closet
6	3rd Br	2nd	15.42	x 9.45	Wood Floor	Pot Lights	Window
7	4th Br	2nd	11.88	x 9.51	Wood Floor	Bay Window	Pot Lights
8	Prim Bdrm	3rd	19.39	x 15.06	Wood Floor	5 Pc Ensuite	W/O To Terrace
9	Laundry	Bsmt	11.45	x 9.81	Linen Closet	Laundry Sink	Finished
10	Other	Bsmt	41.86	x 13.48			

Client Remks:

This jaw-dropping, top-to-bottom renovation in Seaton Village seamlessly combines contemporary design with the home's original character, highlighted by stained glass and exposed brick. Contemporary, open steel and glass stairs add a sophisticated touch, creating an open and airy experience throughout. The main floor flows effortlessly from the formal living room to the spacious dining area and gourmet kitchen, featuring professional-grade appliances, endless counter space, abundant cabinetry, and a massive kitchen island perfect for any occasion. The bright, sunny family room extends off the kitchen with peaceful views of the backyard. Three of the four bedrooms are on the second floor, with treetop views and an elegant four-piece bathroom. Ascend to the primary suite that spans the entire third floor. Enjoy the luxurious, spa-like en-suite bath and private terrace with inspiring sunset views. The basement features a highly finished laundry room with ample built-in storage. The rest of the lower level is a blank canvas, offering endless possibilities for a media room, studio, wine cellar, or something entirely unique. Seaton Village has it all - a tree lined community offering urban convenience in a family-friendly setting. This dynamic neighborhood is literally steps from the Subway and Christie Pits Park. Enjoy quick transit, green space, and recreation right at your doorstep. The Annex, Dupont Street, and Bloor West are also within walking distance. Experience unparalleled living in one of Toronto's most sought-after neighborhoods.

Extras:

Listing Contracted With:

CHESTNUT PARK REAL ESTATE LIMITED416-925-9191



27 Palmerston Sq
Toronto Ontario M6G 2S8
 Toronto C02 Annex Toronto

Sold: \$2,349,000
List: \$2,349,000

Taxes: \$9,663.41/2024

For: Sale

% Dif: 100

Sold Date: 01/30/2025

SPIS: N

Last Status: SLD

DOM: 21

Detached

Fronting On: W

Rms: 7 + 1

Link: N

Acreage:

Bedrooms: 3 + 1

3-Storey

28.62 x 61.22 Feet

Washrooms: 4

Irreg:

1x2xMain, 1x5x2nd, 1x5x3rd, 1x3

Dir/Cross St: Bathurst - Bloor

MLS#: C11915574

PIN#: 212560690

Kitchens:	1	Exterior:	Brick Front / Metal/Side	Zoning:	
Fam Rm:	N	Drive:	Available	Cable TV:	A Hydro: Y
Basement:	Finished / Full	Gar/Gar Spcs:	Built-In / 1	Gas:	Phone:
Fireplace/Stv:	N	Drive Park Spcs:	1	Water:	Municipal
Heat:	Heat Pump / Other	Tot Prk Spcs:	2	Water Supply:	
A/C:	Central Air	UFFI:		Sewer:	Sewers
Central Vac:	N	Pool:	None	Waterfront:	
Apx Age:	0-5	Prop Feat:	Fenced Yard, Library, Park, Place Of	Retirement:	
Apx Sqft:	1500-2000		Worship, Public Transit, School	Farm/Agr:	
Assessment:	POTL:			Oth Struct:	Garden Shed
POTL Mo Fee:				Spec Desig:	Unknown
Laundry lev:	Lower				

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Main	21.03	x 10.5	Combined W/Dining	Cathedral Ceiling	
2	Dining	Main	21.03	x 10.5	Combined W/Living	Cathedral Ceiling	
3	Kitchen	Main	14.5	x 6.66	Quartz Counter	W/O To Patio	B/I Oven
4	Den	2nd	7.32	x 10.89	Juliette Balcony	Sliding Doors	B/I Bookcase
5	2nd Br	2nd	11.42	x 9.97			
6	3rd Br	2nd	11.35	x 9.97			
7	Bathroom	2nd	4.92	x 9.97	Heated Floor	Bidet	
8	Prim Bdrm	3rd	20.47	x 10.4	Ensuite Bath	W/O To Balcony	W/I Closet
9	Bathroom	3rd	13.91	x 7.94	Bidet	B/I Vanity	Heated Floor
10	Rec	Bsmt	15.68	x 13.02	Heated Floor	B/I Shelves	
11	Laundry	Bsmt	10.3	x 8.86	Laundry Sink	Laminate	B/I Shelves

Client Remks: This bespoke Seaton Village home completed in 2022 is configured over 4 levels. This luxury offering is the epitome of sophisticated cityliving. The open main floor with great flow is a fantastic social and entertainment space. The versatile and flexible 2nd floor layout adapts to your lifestyle, 2 bedrooms or an office or dedicated workout space, it's up to you. The primary ensuite on the 3rd w/walkout to private terrace provides peace and tranquility. The basement area is also a flexible space for entertainment, media or wherever your imagination takes you. Main fl. powder room & 3 full baths all with heated floors. Every level is bathed in natural light with sunny east/west exposures. Chef's kitchen equipped with Thermador appliances, VentAHood extraction fan, Sharp under counter microwave, b/i wine fridge. Custom Hunter Douglas window coverings throughout, (motorized blinds in primary, bsmt. and main f.) White oak, wide plank flooring over 3 levels. B/I single car garage with direct access. Professionally landscaped front and rear yards.

Extras: All elfs, all window coverings, bsmt under-stair California Closet, 5 zone heat pump HVAC, natural gas hook up and water on 3rd fl. terrace and rear yard. Unilock permeable pavers on driveway, side and front yards.

Listing Contracted With: ROYAL LEPAGE SUPREME REALTY 416-535-8080



10 Vermont Ave
Toronto Ontario M6G 1X7
 Toronto C02 Annex Toronto

Sold: \$3,050,000
List: \$3,150,000

Taxes: \$9,012.64/2024

For: Sale

% Dif: 97

Sold Date: 06/19/2025

SPIS: N

Last Status: SLD

DOM: 9

Detached

Fronting On: N

Rms: 12 + 5

Link: N

Acreage:

Bedrooms: 4 + 2

2-Storey

30 x 140 Feet

Washrooms: 4

Irreg:

1x4xMain, 2x4x2nd, 1x3xLower

Dir/Cross St: Bloor & Bathurst **Directions:** Bloor & Bathurst

MLS#: C12209569

PIN#: 212580396

Kitchens:	1 + 1	Exterior:	Stucco/Plaster	Zoning:	
Fam Rm:	Y	Drive:	Lane	Cable TV:	
Basement:	Apartment / Fin W/O	Gar/Gar Spcs:	Detached / 3	Gas:	Hydro:
Fireplace/Stv:	Y	Drive Park Spcs:	0	Water:	Phone:
Heat:	Radiant / Gas	Tot Prk Spcs:	3	Water Supply:	Municipal
A/C:	Window Unit	UFFI:		Sewer:	Sewers
Central Vac:	N	Pool:	None	Waterfront:	
Apx Age:		Prop Feat:		Retirement:	
Apx Sqft:	3500-5000	Family Room, Fenced Yard,		Farm/Agr:	
Assessment:	POTL:	Fireplace/Stove, Library, Park, Public		Oth Struct:	Garden Shed
POTL Mo Fee:		Transit, Rec Centre, School		Survey Type:	None
Laundry lev:	Main			Spec Desig:	Unknown

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Foyer	Main	3.28	x 6.56	Tile Floor		
2	Living	Main	11.42	x 17.65	Hardwood Floor	Fireplace	Bay Window
3	Office	Main	9.02	x 14.01	Hardwood Floor	B/I Bookcase	Bay Window
4	Dining	Main	12.99	x 18.01	Hardwood Floor	Coffered Ceiling	Open Concept
5	Kitchen	Main	11.91	x 16.63	Cork Floor	Centre Island	
6	Family	Main	12.99	x 12.3	Heated Floor	W/O To Garden	Sliding Doors
7	Prim Bdrm	2nd	13.88	x 14.01	Hardwood Floor	4 Pc Ensuite	O/Looks Backyard
8	2nd Br	2nd	12.93	x 15.85	Hardwood Floor	Bay Window	Closet
9	3rd Br	2nd	13.12	x 15.85	Hardwood Floor	Fireplace	Closet
10	4th Br	2nd	12.17	x 11.22	Hardwood Floor	W/I Closet	O/Looks Garden
11	Kitchen	Lower	10.3	x 12.76	Tile Floor	Eat-In Kitchen	
12	Living	Lower	12.89	x 15.39	Broadloom	Above Grade Window	
13	Br	Lower	8.76	x 10.33	Broadloom	W/I Closet	
14	Br	Lower	12.89	x 14.7	Broadloom	Double Closet	Above Grade Window
15	Laundry	Lower	11.02	x 19.32	Concrete Floor	Closet	

Client Remks: Welcome to one of Seaton Village's most spacious and distinctive homes. Situated on an impressive 30 x 140 ft lot, one of the largest in the neighbourhood. This double brick, extra-wide detached home features 6 bedrooms, 4 full bathrooms, & a 2 bedroom basement apartment w separate thermostat, en-suite laundry (income potential of \$2,600/mo). The value doesn't stop there! Out back, a rare 3 door, 3 car detached garage with an upper-level loft adds options: workshop, studio, office, or extra large laneway suite. The home features: Hardwood floors throughout w original oak millwork & cherry finishes. Grand oak staircase anchoring the central floor plan. King sized primary suite w en-suite bath. Large family room w heated floors, triple-pane sliding doors & walk-out to stunning backyard garden oasis w large patio, custom garden boxes w built-in irrigation, seasonal plantings & majestic cherry tree, the perfect seasonal canopy. Renovated kitchen w gas stove, granite countertops, centre island, custom pullouts & high-end finishes is the heart of the home. The formal dining room with coffered ceilings makes entertaining a dream. Two fireplaces (living room & bedroom). Updated bathrooms & bright home office w built-in bookcase. Ultra rare 3 door, 3 car garage adds exceptional value. Additional highlights: Hot water on demand combi boiler (2023). Insulated foundation & attic w excellent temperature regulation year-round: cool in summer, warm in winter. Affectionately known as 10V, this home has been the backdrop for countless milestones, family celebrations & everyday joys. Its a beloved home where music has played, kids have grown up, meals have been shared, memories have been made & community has been built. Available for the first time in a generation, ready to welcome your family to create your own memories in one of Toronto's most welcoming neighbourhoods, near top rated schools, parks, arenas, swimming pools, UofT & family friendly community amenities.

Extras:

Listing Contracted With: SUTTON GROUP-ASSOCIATES REALTY INC. 416-966-0300



60 Follis Ave			Sold: \$3,450,000		
Toronto Ontario M6G 1S6			List: \$3,649,999		
Toronto C02 Annex Toronto					
Taxes: \$7,703.66/2024		For: Sale	% Dif: 95		
Sold Date: 05/30/2025					
SPIS: N	Last Status: SLD	DOM: 14			
Detached	Fronting On: N	Rms: 16 + 3			
Link: N	Acreage:	Bedrooms: 4 + 1			
3-Storey	36.53 x 54.08 Feet	Washrooms: 5			
	Irreg:	1x2xMain, 1x4x2nd, 1x3x2nd, 1x5x3rd, 1x3xBsmt			
Dir/Cross St: Bathurst & Dupont			Directions: Bathurst & Dupont		

MLS#: C12153871

PIN#: 212570353

Kitchens: 1	Exterior: Brick	Zoning:	
Fam Rm: Y	Drive: Private	Cable TV:	A Hydro: Y
Basement: Finished	Gar/Gar Spcs: Detached / 1.5	Gas:	Y Phone:
Fireplace/Stv: Y	Drive Park Spcs: 3	Water:	Municipal
Heat: Forced Air / Gas	Tot Prk Spcs: 4	Water Supply:	
A/C: Central Air	UFFI:	Sewer: Sewers	
Central Vac: N	Pool: None	Waterfront:	
Apex Age:	Prop Feat:	Retirement:	
Apex Sqft: 2000-2500	Electric Car Charger, Family Room, Fireplace/Stove, Library, Park, Public Transit, Rec Centre, School	Farm/Agr:	
Assessment: POTL:		Oth Struct:	
POTL Mo Fee:		Survey Type: Available	
Laundry lev:		Spec Desig: Unknown	

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Foyer	Main	8.99	x 6.23	Large Closet	Pot Lights	Hardwood Floor
2	Dining	Main	15.72	x 9.97	Built-In Speakers	Window Flr to Ceil	Hardwood Floor
3	Kitchen	Main	13.94	x 10.53	Centre Island	Stone Counter	B/I Appliances
4	Living	Main	13.62	x 14.86	Built-In Speakers	Gas Fireplace	Picture Window
5	Powder Rm	Main	3.41	x 6.63	2 Pc Bath	Custom Counter	Tile Floor
6	Mudroom	Main	5.22	x 6.79	Hardwood Floor	Large Closet	W/O To Yard
7	2nd Br	2nd	13.62	x 15.19	Window Flr to Ceil	Closet Organizers	3 Pc Ensuite
8	Bathroom	2nd	8.27	x 6.79	3 Pc Bath	Custom Counter	Tile Floor
9	3rd Br	2nd	10.43	x 10.04	Window Flr to Ceil	Closet Organizers	Wall Sconce Lighting
10	4th Br	2nd	12.2	x 10.01	Window Flr to Ceil	Pot Lights	Hardwood Floor
11	Bathroom	2nd	10.76	x 6.63	4 Pc Bath	Custom Counter	Pocket Doors
12	Laundry	2nd	10.76	x 6.63	Hardwood Floor	Linen Closet	Pot Lights
13	Prim Bdrm	3rd	12.76	x 11.91	Window Flr to Ceil	His/Hers Closets	Pot Lights
14	Bathroom	3rd	14.93	x 10.37	5 Pc Ensuite	Heated Floor	Pocket Doors
15	5th Br	Bsmt	12.76	x 8.79	3 Pc Ensuite	Closet	Pot Lights
16	Bathroom	Bsmt	5.54	x 8.79	3 Pc Bath	Tile Floor	Pot Lights
17	Media/Ent	Bsmt	17.49	x 13.62	Built-In Speakers	Pot Lights	Hardwood Floor
18	Other	Bsmt	7.81	x 5.87	Tile Floor	Pot Lights	
19	Utility	Bsmt	9.51	x 6.43	Tile Floor		

Client Remks: Welcome to this rare, contemporary gem in charming Seaton Village. Rebuilt from the ground up in 2023, this stunning and turnkey brick home takes a no-compromise approach to living downtown, surrounded by parks, tree-lined streets and a vibrant, family-friendly neighbourhood with coveted Palmerston Public school right across the street. 60 Follis sits proud of other homes in the area and is drenched in light at all times of the day. With floor to ceiling windows on three floors, it is bright, open and luxurious. Every detail has been considered and crafted for timeless, comfortable and modern living and entertaining. Beautiful stone finishes, ash and walnut millwork, European white oak flooring and exceptional lighting are found on all four levels. With access to the third floor balconies and the massive rooftop, there are beautiful views over the neighbourhood and all of downtown Toronto. This home has been crafted for a discerning buyer: a heated driveway with a motorized gate fits up to three cars (one more can fit in the garage), and the private backyard oasis has a built-in BBQ and bar and gas fire pit. With an incredible media room, gym, private principal suite with multiple walk-in closets, guest suite and two additional bedrooms, there has never been a more complete home in Seaton Village.

Extras:

Listing Contracted With: HARVEY KALLES REAL ESTATE LTD.416-441-2888