



FOR SALE

CONDO APARTMENT

MLS# C13622904

75 York Mills Road 309, Toronto, ON M2P 2E7

Bridle Path-Sunnybrook-York Mills, Toronto · M2P 2E7

C\$ 1,349,900

3	3	2,375	3	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Rarely available house-sized condominium living in prestigious Hogg's Hollow. Offering approximately 2,268 sq. ft. on one level, this exceptionally spacious 2+1 bedroom, 3 bathroom residence provides a combination that is increasingly difficult to find: generous living space, peaceful ravine views, two balconies, 3 parking spaces and 3 lockers. For buyers who want the scale and comfort of a home without the maintenance of a house, opportunities like this are limited. The expansive principal rooms provide excellent space for entertaining, while the versatile den is ideal for a home office, family room or guest space. Buyers comparing larger condos and townhomes in York Mills will appreciate how difficult it is to reproduce this amount of single-level living space, parking, storage and privacy at this price point. Ideally located near York Mills subway, shops, restaurants, parks and major highways. A distinctive residence for downsizers, professionals or buyers who simply do not want to compromise on space.

FEATURES

- ✓ Garage
- ✓ Fireplace
- ✓ Public Transit
- ✓ Wooded/Treed

PROPERTY DETAILS

PROPERTY TYPE	Condo Apartment
LISTING STATUS	For Sale
STYLE	Apartment
PROPERTY TYPE	Condo Apartment
AREA RANGE	2250-2499 sqft
PARKING	3 spaces
ANNUAL TAX	\$7,005
POSTAL CODE	M2P 2E7
NEIGHBOURHOOD	Bridle Path-Sunnybrook-York Mills

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Hardwood Floor, Overlooks Garden, Combined w/Dining
Dining Room	Main	—	Hardwood Floor, Overlooks Ravine, Combined w/Living
Family Room	Main	—	Hardwood Floor, Overlooks Ravine, Fireplace
Kitchen	Main	—	Ceramic Floor, W/O To Terrace
Primary Bedroom	Main	—	5 Pc Bath, Overlooks Garden, Double Closet

ROOM	LEVEL	DIMENSIONS	FEATURES
Bedroom 2	Main	—	Overlooks Ravine, Large Window, Broadloom
Den	Main	—	Balcony, Overlooks Frontyard, Broadloom
Laundry	Main	—	Ceramic Floor, B/I Closet

GALLERY





LISTING AGENT

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