



REMAX YOUR COMMUNITY REALTY, Brokerage

FOR SALE

DETACHED

MLS# C13633736

3 Cobblestone Drive, Toronto, ON M2J 2X6

Don Valley Village, Toronto · M2J 2X6

C\$ 2,350,000

5	4	2,250	4	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to this exceptionally bright and spacious 4+1-bedroom residence, with total livable area of 3108 sf quietly nestled on a desirable crescent. Embodying the epitome of refined neighborhood living, this home has undergone over \$900,000 in extensive interior and exterior renovations over the past four years. Upgrades include new hardwood floors, custom stairs, a gourmet kitchen, Beautiful office with skylight, four stunning modern bathrooms, and a completely redesigned basement. The spacious family room offers a seamless walk-out to a private backyard oasis featuring a pristine swimming pool with a relaxing built-in spa, powered by new Hayward equipment (2024). ***Incredible Income Potential: The redesigned walk-out lower level offers fantastic versatility. Featuring a separate entrance, a fifth bedroom, and a custom bar area with a fridge (easily adaptable to a full second kitchen by simply adding a stove), this space is perfectly configured to be a high-yielding rental unit or a private in-law suite to help offset your mortgage. Outside, the home boasts exceptional curb appeal featuring a beautifully landscaped driveway and an elegant, upgraded stone front facade. Situated in a highly coveted school district, ideally located just minutes from the Subway, GO Station, Hwys 401/404/DVP, North York General Hospital, and lush neighborhood parks. Completely move-in ready-just turn the key!

FEATURES

- ✓ Basement
- ✓ Pool
- ✓ Garage
- ✓ Fireplace
- ✓ Park
- ✓ School
- ✓ Public Transit

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Separate Entrance, Finished
FACING	East
AREA RANGE	2000-2500 sqft
PARKING	4 spaces
ANNUAL TAX	\$7,707
POSTAL CODE	M2J 2X6
NEIGHBOURHOOD	Don Valley Village

ROOM BREAKDOWN

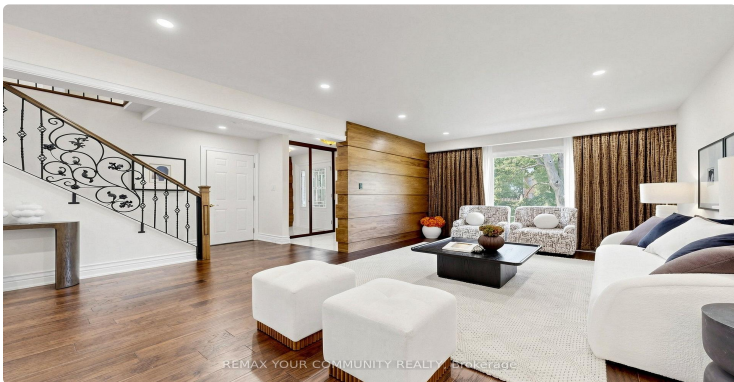
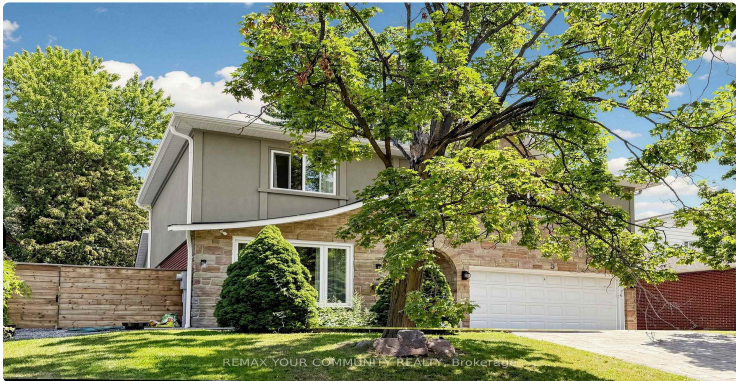
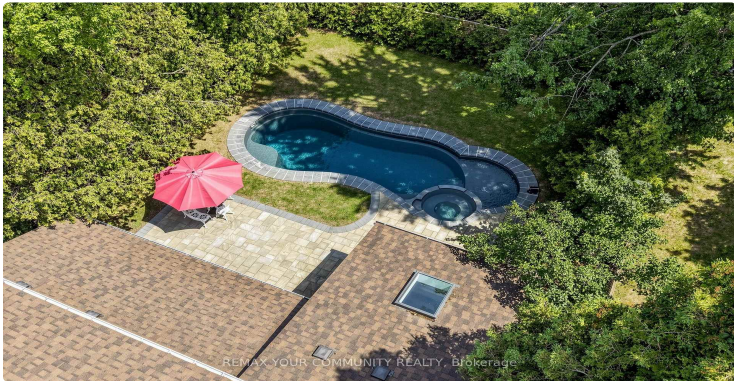
ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Pot Lights, Hardwood Floor, Large Window
Family Room	Main	—	Gas Fireplace, Hardwood Floor, W/O To Sunroom

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ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Main	—	Overlooks Backyard, Backsplash, Pot Lights
Breakfast	Main	—	W/O To Yard, Sliding Doors, Picture Window
Office	Main	—	Skylight, Overlooks Backyard, Glass Doors
Primary Bedroom	Second	—	4 Pc Ensuite, Double Closet
Bedroom 2	Second	—	Closet, Hardwood Floor
Bedroom 3	Second	—	Overlooks Frontyard, Hardwood Floor
Bedroom 4	Second	—	Closet, Hardwood Floor
Bedroom	Basement	—	Window
Recreation	Basement	—	Bar Sink, Carpet Free, Walk-Out
Laundry	Basement	—	—
Bathroom	Basement	—	4 Pc Bath, Soaking Tub, Tile Floor

GALLERY





LISTING AGENT

Pavel Shaganenko

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Prepared for you on October 25, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.