



FOR SALE

DETACHED

MLS# C13660624

354 Bessborough Drive, Toronto, ON M4G 3L2

Leaside, Toronto · M4G 3L2

C\$ 3,299,999

6	5	2,750	3	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome home to this beautifully renovated 2-storey residence in the heart of Leaside - one of Toronto's most sought-after family neighborhoods. This 4+2 bedroom, 5 bathroom home blends modern style with everyday function, offering the perfect move-in-ready package for growing families. Completely renovated in 2025, the property boasts premium updates including a modern kitchen equipped with top-of-the-line KitchenAid and Miele appliances. Enjoy beautiful hardwood floors throughout, enhanced by the warmth of four gas fireplaces creating cozy living spaces. The home features two convenient laundry rooms, a new roof 2025, ensuring comfort and peace of mind. Step inside to find sun-filled principal rooms, sleek contemporary finishes, and thoughtful upgrades throughout, creating a space that feels both polished and welcoming. Upstairs, four generous bedrooms and beautifully appointed bathrooms provide comfortable, private space for the whole family. Basement creates the perfect space for extended family, in-laws or nanny quaters - whatever your family needs. Then you can Relax, unwind, and get lost in your backyard oasis where everyday feels like a getaway. Perfectly positioned just steps to Leaside's charming shops and cafés, with easy access to TTC transit, this home is also close to top-rated schools and Sunnybrook, plus nearby parks and green space for outdoor enthusiasts. A rare opportunity to own a fully renovated home in one of Leaside's best pockets - luxury, location, and lifestyle all in one.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished
FACING	West
AREA RANGE	2500-3000 sqft
PARKING	3 spaces
ANNUAL TAX	\$11,118
POSTAL CODE	M4G 3L2
NEIGHBOURHOOD	Leaside

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Foyer	Main	—	Hardwood Floor, Bay Window, 2 Pc Bath

ROOM	LEVEL	DIMENSIONS	FEATURES
Family Room	Main	—	Hardwood Floor, Gas Fireplace, W/O To Deck
Living Room	Main	—	Hardwood Floor, Gas Fireplace, Bay Window
Dining Room	Main	—	Hardwood Floor, Combined w/Family, Open Concept
Kitchen	Main	—	Hardwood Floor, Renovated, Stainless Steel Appl
Primary Bedroom	Second	—	Bay Window, Walk-In Closet(s), 5 Pc Ensuite
Bedroom 2	Second	—	Hardwood Floor, 4 Pc Ensuite
Bedroom 3	Second	—	Hardwood Floor, 3 Pc Ensuite, Semi Ensuite
Bedroom 4	Second	—	Hardwood Floor, Semi Ensuite, Double Closet
Bedroom	Basement	—	Open Concept
Bedroom	Basement	—	Gas Fireplace, Window
Other	Basement	—	Combined w/Laundry
Laundry	Basement	—	—

GALLERY





LISTING AGENT

Pavel Shaganenko

REMAX YOUR COMMUNITY REALTY

Email: pshaganenko@gmail.com

Prepared for you on October 26, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.