



FOR SALE

DETACHED

MLS# C13742090

30 Broadleaf Road, Toronto, ON M3B 1C2

Banbury-Don Mills, Toronto · M3B 1C2

C\$ 2,988,000

6	5	3,250	3	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

The most memorable homes never ask you to choose between beauty and function-they deliver both effortlessly. Nestled within one of Don Mills' most sought-after enclaves, this exceptional custom residence was rebuilt from the studs just six years ago and thoughtfully designed for modern family living. At the heart of the home is a stunning chef's kitchen featuring an oversized island, Wolf range, Sub-Zero refrigeration, two dishwashers, two convection ovens, wine fridge, quartz countertops, skylights and a walk-in pantry. Beautiful finishes are matched by exceptional functionality, with a California Closets-designed mudroom, custom built-ins, abundant storage, charging stations and thoughtfully planned workspaces throughout. Elegant principal rooms include a formal living room with gas fireplace, a versatile dining/family room and a private main-floor office. The finished lower level offers excellent potential for an in-law suite or multigenerational living, adding even greater flexibility for today's families. Outside, covered living space extends into the backyard, creating an inviting setting for quiet mornings, family dinners and summer entertaining. A beautifully considered home where sophisticated design and everyday livability come together effortlessly. Come and see this beauty in person this weekend at the Open Houses! Saturday October 24th: 2:00pm - 4:00pm and Sunday October 25th: 1:00pm - 4:00pm.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ Golf
- ✓ Hospital
- ✓ Library
- ✓ Park
- ✓ Place Of Worship
- ✓ School

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished with Walk-Out
FACING	North
AREA RANGE	3000-3500 sqft
PARKING	3 spaces
ANNUAL TAX	\$13,445
POSTAL CODE	M3B 1C2
NEIGHBOURHOOD	Banbury-Don Mills

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Bedroom 5	Second	—	Closet Organizers, NW View, Hardwood Floor
Family Room	Main	—	W/O To Deck, Built-in Speakers, Hardwood Floor

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ROYAL LEPAGE SIGNATURE REALTY

ROOM	LEVEL	DIMENSIONS	FEATURES
Bedroom 2	Second	—	Closet Organizers, East View, Hardwood Floor
Primary Bedroom	Second	—	5 Pc Ensuite, Walk-In Closet(s), Overlooks Backyard
Mud Room	Second	—	B/I Shelves, Tile Floor, B/I Closet
Bedroom 4	Second	—	4 Pc Ensuite, SW View, Hardwood Floor
Kitchen	Main	—	Family Size Kitchen, Pantry, Skylight
Office	Main	—	Separate Room, Built-in Speakers, Hardwood Floor
Bedroom 3	Second	—	Closet Organizers, South View, Hardwood Floor
Recreation	Lower	—	Heated Floor, Walk-Out, Finished
Bedroom	Lower	—	Heated Floor, Above Grade Window, Double Closet
Living Room	Main	—	Gas Fireplace, Formal Rm, Hardwood 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.