



FOR SALE

DETACHED

MLS# C13753190

62 Dukinfield Crescent, Toronto, ON M3A 2S1

Parkwoods-Donalda, Toronto · M3A 2S1

C\$ 1,120,000

4	3	1,750	6	51-99	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

So many possibilities... and a bit of a story too. It seems this house was originally owned and designed by an architect, which explains why this side-split is not the cookie-cutter home found in most subdivisions. Yes, it can use some TLC, but what 60+ senior can't! What this solid house offers is a unique layout, very nicely located on a coveted ravine lot, PLUS almost immediate access to the DVP and 401. 3 of the 4 bedrooms are on the upper side split level. The 4th (very private) bedroom is on its own, on the ground floor. This bedroom has a 2-pce. ensuite. And there's still the lower level where you'll find the recreation room, laundry and utility areas. So, if you're thinking this house would perfectly suit a multi-generation family, or even a rental situation... you're right.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ River/Stream
- ✓ School
- ✓ Wooded/Treed
- ✓ Public Transit
- ✓ Rec./Commun.Centre

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Sidesplit 4
PROPERTY TYPE	Detached
BASEMENT	Crawl Space, Partially Finished
FACING	East
AGE	51-99 years
AREA RANGE	1500-2000 sqft
PARKING	6 spaces
ANNUAL TAX	\$7,021
POSTAL CODE	M3A 2S1
NEIGHBOURHOOD	Parkwoods-Donalda

ROOM BREAKDOWN

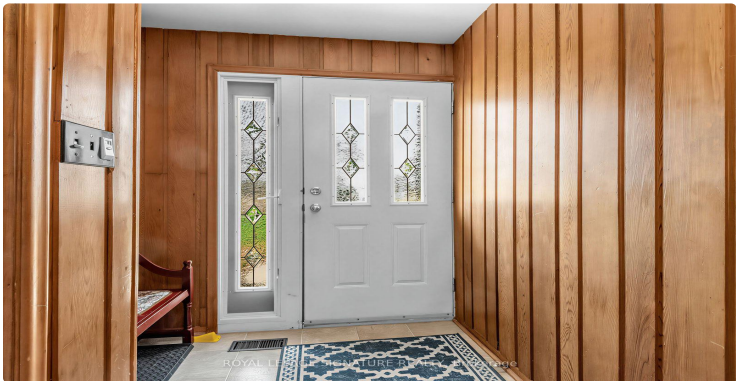
ROOM	LEVEL	DIMENSIONS	FEATURES
Foyer	Ground	—	Double Closet, West View, Panelled
Dining Room	Main	—	Combined w/Living, Hardwood Floor, Overlooks Ravine
Living Room	Main	—	Brick Fireplace, Hardwood Floor, SW View
Kitchen	Main	—	Eat-in Kitchen, W/O To Yard, East View

750 DUKINFIELD CRESCENT, TORONTO, ON M3A 2S1

FOYER, ENCLAVE SIGNATURE REALTY

ROOM	LEVEL	DIMENSIONS	FEATURES
Primary Bedroom	Second	—	2 Pc Ensuite, Hardwood Floor, Walk-In Closet(s)
Bedroom 2	Second	—	Closet, Hardwood Floor, West View
Bedroom 3	Second	—	Closet, Hardwood Floor, West View
Bedroom 4	Ground	—	2 Pc Ensuite, W/O To Yard, Closet
Recreation	Lower	—	Separate Room, Above Grade Window, West View
Laundry	Lower	—	Separate Room, Above Grade Window, East View
Utility Room	Lower	—	Above Grade Window, Separate Room, East View
Other	Lower	—	Unfinished, Concrete Floor, Separate Room
Other	Lower	—	Unfinished, Concrete Floor, Separate Room
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GALLERY





LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE SIGNATURE REALTY

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