



FOR SALE

DETACHED

MLS# C13759612

3 Glen Rush Boulevard, Toronto, ON M5N 2T2

Bedford Park-Nortown, Toronto · M5N 2T2

C\$ 2,998,000

6	3	2,250	4	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Exceptional Opportunity in Prestigious Bathurst/Glencairn! Located in the highly sought-after Alexandra Wood / Lytton Park community, this spectacular ranch-style bungalow sits on a premium 50' x 150' corner lot and offers approx. 4,800 sq. ft. of living space. Featuring 4+2 bedrooms and 3 bathrooms, this bright, spacious open-concept home is ideal for families, multi-generational living, or those seeking the convenience of single-level living. Expansive principal rooms and generously sized bedrooms provide exceptional comfort without the need for daily stair use. The renovated chef's kitchen features a spectacular 10+ ft. quartz island, premium stainless-steel appliances and seamless flow into the bright living and dining areas. Oversized and almost floor-to-ceiling windows fill the home with natural light. The versatile main-floor 4th bedroom, with custom millwork and floor-to-ceiling paneling, is ideal as a home office or guest room. The lower level, with a separate entrance, offers 2 large bedrooms, a full kitchen with granite counters, 4-piece bath, wet bar, and flexible space for extended family, guests, nanny/caregiver quarters, recreation or work-from-home needs. A massive utility room offers exciting potential for a sauna, spa, fitness studio or wellness retreat. Freshly painted throughout, the home features central forced-air heating and air conditioning. Outside, enjoy a private pool-sized backyard, spacious covered porch with natural gas BBQ line and the rare convenience of an attached 2-car garage. Minutes to TTC, shopping, elite/private schools. A rare opportunity to own a spacious, versatile bungalow on a premium lot in one of Toronto's most established and desirable neighbourhoods.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ Clear View
- ✓ Fenced Yard
- ✓ Level
- ✓ Place Of Worship
- ✓ Public Transit
- ✓ School

PROPERTY DETAILS

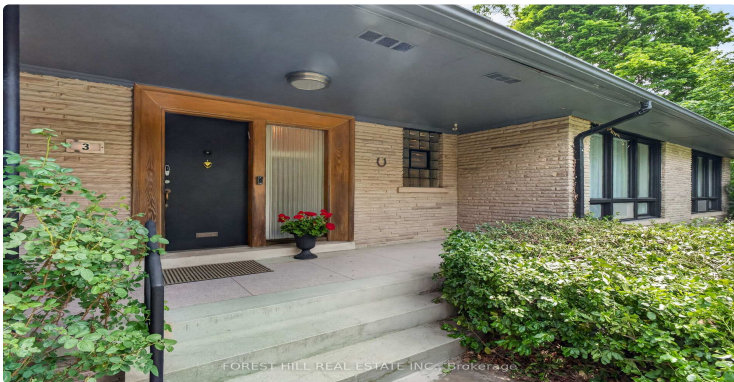
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Bungalow
PROPERTY TYPE	Detached
BASEMENT	Finished, Separate Entrance
FACING	West
AREA RANGE	2000-2500 sqft
PARKING	4 spaces
ANNUAL TAX	\$15,262
POSTAL CODE	M5N 2T2
NEIGHBOURHOOD	Bedford Park-Nortown

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
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Living Room	Main	—	Open Concept, Hardwood Floor, Large Window
Dining Room	Main	—	Combined w/Living, Hardwood Floor, Large Window
Kitchen	Main	—	Open Concept, Hardwood Floor, Quartz Counter
Primary Bedroom	Main	—	3 Pc Ensuite, Large Window, Ceiling Fan(s)
Bedroom 2	Main	—	Large Window, Ceiling Fan(s), B/I Closet
Bedroom 3	Main	—	Large Window, Ceiling Fan(s), B/I Closet
Bedroom 4	Main	—	Large Window, Wainscoting, B/I Desk
Recreation	Lower	—	Above Grade Window, Wainscoting, B/I Bar
Bedroom 5	Lower	—	Above Grade Window, B/I Closet, Vinyl Floor
Bedroom	Lower	—	Above Grade Window, Vinyl Floor
Kitchen	Lower	—	Above Grade Window, Granite Counters, B/I Appliances

GALLERY





LISTING AGENT

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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.