



RE/MAX REALTRON BARRY COHEN HOMES INC., Brokerage

FOR SALE

DETACHED

MLS# C13771198

101 Forest Heights Boulevard, Toronto, ON M2L 2K7

St. Andrew-Windfields, Toronto · M2L 2K7

C\$ 10,880,000

8	11	—	18	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Designed & Built By Its Owner. Stunning. Designer Palette. Exquisite Custom Residence On A Premium South Lush Ravine-Like Lot W/ Almost 300' Deep. Built W/ The Highest Standard Of Luxury Appointments, This Is An Exceptional Custom-Built Estate. Located Within One Of Toronto's Most Sought-After & Prestigious Enclaves. Offering Over 12,000 Sq. Ft. Of Exquisitely Designed Living Space, Blending Grand Architectural Proportions W/ Refined Contemporary Luxury. A Striking Foyer Introduces Sophisticated Principal Rooms Defined By Soaring Ceilings, Rich Hardwood Flooring, & Expansive Windows Framing Views Of The Magnificent Grounds. Sauna, Spa Room, Surround System On All 3 Levels. The Gourmet Kitchen Is Beautifully Appointed W/ Premium Appliances, Marble Countertops, Oversized Centre Island, & Seamless Walk-Out To The Terrace For Alfresco Dining & Entertaining. A Separate L/L Service Kitchen Further Enhances The Home's Exceptional Entertaining Capabilities. The Main-Floor Primary Suite Is A Serene Private Retreat Featuring A Spa-Inspired Ensuite, Bespoke Dressing Room, & Direct Garden Walk-Out. Impressive Upper-Level Primary Suite Offers A Fireplace, Private Sitting Area, Luxurious Ensuite & Walk-In Closet, & A Private Terrace Overlooking The Grounds. 8 Generously Sized Bedrooms, Each W/ Ensuite Access, Provide Exceptional Comfort & Flexibility For Family & Multi-Generational Living. Featuring 2 Laundry Rooms, A Main-Floor Office W/ A Separate Side Entrance & Private Hallway, A L/L Library, & A Custom Elevator Servicing All Levels. Expansive L/L Complete W/ A Rec Room, Surround Sound System, Gym, Wet Bar, & Direct Walk-Out To The Professionally Landscaped Grounds. Ambient Exterior Lighting Enhances The Property's Impressive Setting. Exceptional Space For Outdoor Entertaining, A Future Pool, Or A Private Garden Retreat. A Circular Driveway & 4-Car Garage Complete This Exceptional Estate. Ideally Positioned Near Bayview Avenue, York Mills, & The Rosedale Golf Club.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ Arts Centre
- ✓ Clear View
- ✓ Fenced Yard
- ✓ Golf
- ✓ Ravine
- ✓ Rec./Commun.Centre

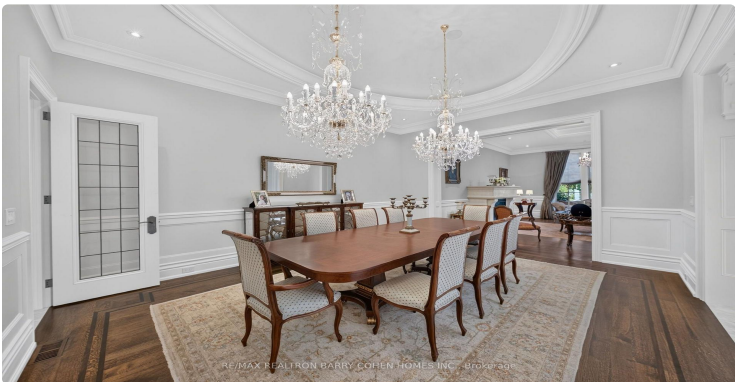
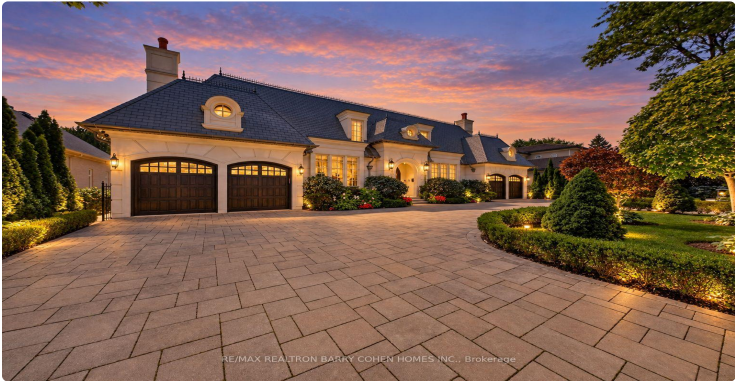
PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Walk-Out, Finished
FACING	South
AREA RANGE	5000 + sqft
PARKING	18 spaces
ANNUAL TAX	\$55,116
POSTAL CODE	M2L 2K7
NEIGHBOURHOOD	St. Andrew-Windfields

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Coffered Ceiling(s), Overlooks Frontyard, Fireplace
Dining Room	Main	—	Open Concept, Coffered Ceiling(s), Built-in Speakers
Kitchen	Main	—	Marble Counter, Coffered Ceiling(s), Overlooks Garden
Family Room	Main	—	Fireplace, Overlooks Garden, W/O To Patio
Office	Main	—	B/I Bookcase, Overlooks Frontyard, Hardwood Floor
Bedroom	Main	—	Overlooks Backyard, Walk-In Closet(s), 7 Pc Ensuite
Bedroom 2	Main	—	4 Pc Ensuite, Walk-In Closet(s), Hardwood Floor
Primary Bedroom	Second	—	Fireplace, 6 Pc Ensuite, Walk-In Closet(s)
Bedroom 3	Second	—	Hardwood Floor, 4 Pc Ensuite, Overlooks Frontyard
Bedroom 4	Second	—	4 Pc Ensuite, Closet, Overlooks Frontyard
Recreation	Lower	—	Wet Bar, Built-in Speakers, W/O To Garden
Exercise Room	Lower	—	Sauna, Closet, Open Concept
Kitchen	Lower	—	B/I Appliances, Quartz Counter, Porcelain Floor
Library	Lower	—	Fireplace, W/O To Garden, Hardwood Floor
Bedroom	Lower	—	Overlooks Backyard, Walk-In Closet(s), 4 Pc Ensuite
Bedroom	Lower	—	Closet, 4 Pc Ensuite, Hardwood Floor
Bedroom 5	Lower	—	Walk-In Closet(s), Overlooks Garden, 4 Pc Ensuite
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GALLERY





LISTING AGENT

Pavel Shaganenko

RE/MAX REALTRON BARRY COHEN HOMES INC.

Email: pshaganenko@gmail.com

Prepared for you on October 24, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.