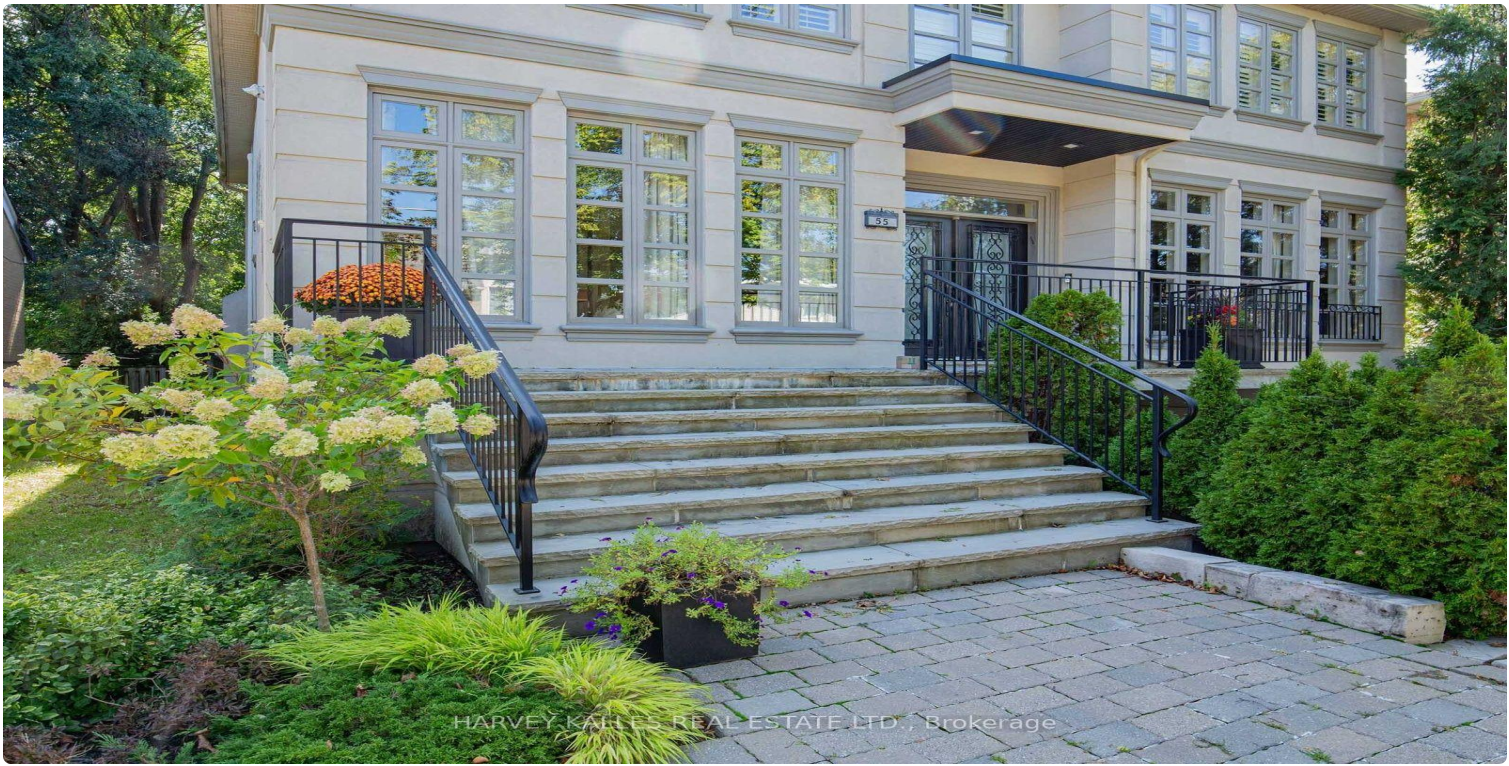




FOR SALE

DETACHED

MLS# C13786194

55 Viewmount Avenue, Toronto, ON M6B 1T2

Englemount-Lawrence, Toronto · M6B 1T2

C\$ 3,495,000

6	5	4,250	4	16-30	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

An exceptional Viewmount Avenue home in an exceptional location! Big, beautiful and built for family life, this impressive 5+1 bedroom, 5-bathroom home delivers the space everyone wants and the lifestyle that makes it truly special. Set on a spectacular 50 x 140 ft. lot, with approximately 4,355 sq. ft. above grade plus an additional 1,875 sq. ft. on the finished lower level, this is a home with room to live, gather, entertain and grow. Step inside and feel the scale. The expansive open-concept main floor is made for both everyday living and memorable occasions, with a dedicated home office, generous living and dining spaces, and a fabulous chef's kitchen with a large, sun-filled eating area for casual family meals. Open to the family room, it creates a warm, connected space that truly becomes the heart of the home. Upstairs, five spacious bedrooms give everyone their own space. The primary suite is a true retreat, complete with a private ensuite and his-and-hers closets, while the additional bedrooms enjoy ensuite or semi-ensuite access - an exceptional layout for a busy family. The finished lower level adds a 6th bedroom, private theatre room, recreation space, a large mudroom and outstanding storage. Movie nights, sleepovers, guests, workouts, play space - this home handles it all. The professionally landscaped backyard transforms summer at home into something extraordinary. A stunning saltwater pool, hot tub and generous outdoor entertaining space create your own private escape in the city. Morning coffee. Long afternoons by the pool. Dinner outside. Friends staying late. This is a backyard meant to be enjoyed. The location brings it all together. Walk to private & public schools, places of worship, Viewmount Park, the Beltline Trail and Glencairn subway station, with the best of this sought-after neighbourhood right outside your door. Grand scale. Incredible family space. Your own backyard resort, this is a fabulous opportunity!

FEATURES

- ✓ Basement
- ✓ Pool
- ✓ Garage
- ✓ Fireplace
- ✓ Fenced Yard
- ✓ Park
- ✓ Place Of Worship
- ✓ School
- ✓ Electric Car Charger
- ✓ Public Transit

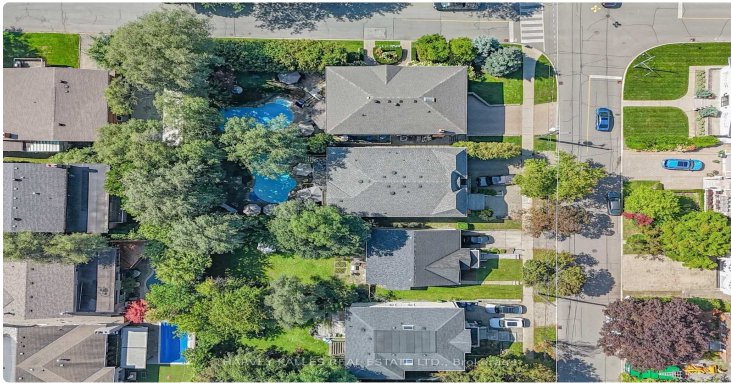
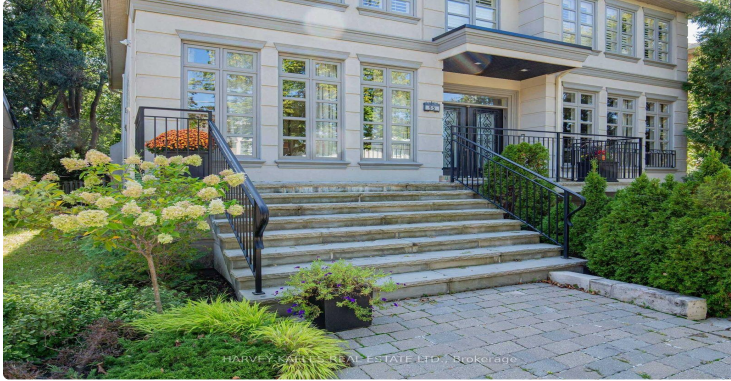
PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished with Walk-Out
FACING	North
AGE	16-30 years
AREA RANGE	3500-5000 sqft
PARKING	4 spaces
ANNUAL TAX	\$16,899
POSTAL CODE	M6B 1T2
NEIGHBOURHOOD	Englemount-Lawrence

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Hardwood Floor, Pot Lights, Large Window
Dining Room	Main	—	Hardwood Floor, Pot Lights, Gas Fireplace
Kitchen	Main	—	Granite Counters, Centre Island, Family Size Kitchen
Breakfast	Main	—	Hardwood Floor, Large Window, W/O To Yard
Family Room	Main	—	Hardwood Floor, Picture Window, Overlooks Pool
Office	Main	—	Hardwood Floor, Large Window, B/I Bookcase
Primary Bedroom	Second	—	His and Hers Closets, Vaulted Ceiling(s), 6 Pc Ensuite
Bedroom 2	Second	—	Hardwood Floor, Double Closet, Semi Ensuite
Bedroom 3	Second	—	Hardwood Floor, California Shutters, Semi Ensuite
Bedroom 4	Second	—	Hardwood Floor, Walk-In Closet(s), Semi Ensuite
Bedroom 5	Second	—	Hardwood Floor, Double Closet, Semi Ensuite
Bedroom	Basement	—	Double Closet, Window, Semi Ensuite
Media Room	Basement	—	Raised Floor, Ceramic Floor
Recreation	Basement	—	W/O To Pool, Gas Fireplace, Above Grade Window
Mud Room	Basement	—	W/O To Garage, Double Closet

GALLERY





LISTING AGENT

Pavel Shaganenko

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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.