



FOR SALE

DETACHED

MLS# C13810464

108 Cheltenham Avenue, Toronto, ON M4N 1P9

Bridle Path-Sunnybrook-York Mills, Toronto · M4N 1P9

C\$ 5,750,000

5	7	4,250	6	16-30	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

This exceptional residence embodies refined contemporary luxury, seamlessly blending sophisticated design with impeccable craftsmanship. Situated on one of Lawrence Park's premier streets, the home captivates immediately with its striking curb appeal & timeless architectural presence. A distinctive custom-built home by Den Bosch & Finchley, the grand foyer opens to expansive principal rooms, including an elegant formal living room with fireplace & Juliette balcony & a spectacular dining room designed for sophisticated entertaining. The Bellini chef's kitchen is both functional & beautifully appointed, featuring an oversized island w/seating, spacious eat-in dining area overlooking the rear gardens, separate servery & a walkout to the upper flagstone terrace. The adjoining family room, complete w/fireplace & custom built-ins, offers the perfect setting for relaxed everyday living. A private office, two powder rooms, a storage closet plus a "rough-in" for elevator complete this level. The serene primary suite is a private sanctuary with his-and-hers walk-in closets & a sumptuous 5-pc ensuite. Three additional bedrooms each feature beautifully appointed ensuite baths, custom walk-in closets, built-ins & integrated desks. A well-appointed second-floor laundry room provides exceptional convenience & functionality for modern family living. The naturally bright, above-grade lower level w/heated floors throughout further expands the living space & is designed for relaxation & entertaining. A spacious media room overlooks the rear gardens & features a fireplace, wet bar w/sink & a fridge, large games room w/walkout to the spectacular private fenced-in yard, a versatile 5th bdrm or gym, a 4-pc washroom & a mudroom w/direct access to a rare heated 3-car garage complete this space. Exceptional storage solutions are thoughtfully incorporated thruout. Set on an exquisitely landscaped 50' x 150' lot in coveted Lawrence Park, this home totals 6,125 sq ft of exceptional living space.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ Fenced Yard
- ✓ Hospital
- ✓ Park
- ✓ Public Transit
- ✓ School

PROPERTY DETAILS

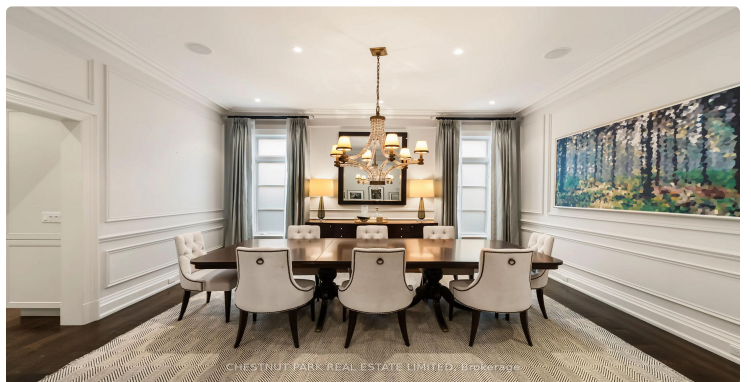
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Walk-Out, Finished
FACING	North
AGE	16-30 years
AREA RANGE	3500-5000 sqft
PARKING	6 spaces
ANNUAL TAX	\$28,535
POSTAL CODE	M4N 1P9
NEIGHBOURHOOD	Bridle Path-Sunnybrook-York Mills

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Foyer	Main	—	Heated Floor, Curved Stairs, Limestone Flooring
Living Room	Main	—	Fireplace, French Doors, Juliette Balcony
Dining Room	Main	—	Hardwood Floor, Moulded Ceiling, Pantry
Office	Main	—	B/I Bookcase, Hardwood Floor, Overlooks Frontyard
Kitchen	Main	—	Eat-in Kitchen, Breakfast Bar, Centre Island
Breakfast	Main	—	W/O To Terrace, French Doors, Hardwood Floor
Family Room	Main	—	Fireplace, B/I Shelves, Hardwood Floor
Primary Bedroom	Second	—	5 Pc Ensuite, His and Hers Closets, Hardwood Floor
Bedroom 2	Second	—	3 Pc Ensuite, B/I Shelves, Hardwood Floor
Bedroom 3	Second	—	4 Pc Ensuite, Walk-In Closet(s), B/I Desk

ROOM	LEVEL	DIMENSIONS	FEATURES
Bedroom 4	Second	—	4 Pc Ensuite, Walk-In Closet(s), B/I Desk
Laundry	Second	—	Laundry Sink, B/I Shelves, Pot Lights
Media Room	Lower	—	Fireplace, Heated Floor, Bar Sink
Game Room	Lower	—	W/O To Patio, Large Window, Heated Floor
Exercise Room	Lower	—	4 Pc Bath, Closet, Heated Floor
Mud Room	Lower	—	Access To Garage, B/I Shelves, Heated Floor

GALLERY





LISTING AGENT

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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.