



FOR SALE

DETACHED

MLS# C13818542

204 Greenfield Avenue, Toronto, ON M2N 3E3

Willowdale East, Toronto · M2N 3E3

C\$ 1,299,900

3	1	900	2	51-99	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

A rare opportunity to own a premium 37.50 x 120 ft lot on an exceptionally quiet, low-traffic street in one of Toronto's most desirable neighbourhoods. Ideal to live in, rent out, or build a luxury custom residence. Architectural design drawings are available in the attachment, offering excellent redevelopment potential.Unbeatable location just minutes to Yonge Street, Sheppard, Bayview, Hwy 401, TTC and subway access, Bayview Village, parks, restaurants, the Toronto Centre for the Arts, and other urban conveniences.The existing home features a functional layout with two bedrooms on the main level and a 4-piece bathroom. Freshly painted throughout, with brand-new flooring in the primary bedroom. Recent upgrades include a new heat pump and air conditioning system, as well as a new dryer.Located within the highly sought-after Earl Haig Secondary School and Hollywood Public School districts.Property will be delivered with vacant possession on closing.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Arts Centre
- ✓ Park
- ✓ Public Transit
- ✓ Rec./Commun.Centre
- ✓ School
- ✓ Hospital

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Bungalow
PROPERTY TYPE	Detached
BASEMENT	Partially Finished, Separate Entrance
FACING	North
AGE	51-99 years
AREA RANGE	700-1100 sqft
PARKING	2 spaces
ANNUAL TAX	\$9,352
POSTAL CODE	M2N 3E3
NEIGHBOURHOOD	Willowdale East

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Ground	—	Hardwood Floor, Bow Window, Combined w/Dining
Dining Room	Ground	—	Hardwood Floor, Bow Window, Combined w/Living

ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Ground	—	Linoleum, Window, Eat-in Kitchen
Primary Bedroom	Ground	—	Hardwood Floor, Window, Overlooks Backyard
Bedroom 2	Ground	—	Parquet, W/O To Deck, Closet
Recreation	Basement	—	Broadloom, Panelled, Above Grade Window
Bedroom 3	Basement	—	Broadloom, Panelled, Above Grade Window
—	Basement	—	Walk-Up, Side Door

GALLERY



LISTING AGENT

Pavel Shaganenko

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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.