



FOR SALE

DETACHED

MLS# C13819600

31 Kilbarry Road, Toronto, ON M5P 1K4

Yonge-St. Clair, Toronto · M5P 1K4

C\$ 3,495,000

5	5	2,750	3	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome To This Fabulous Forest Hill Home, A Classically Modern, Spacious Family Home With Attention To Detail & High End Finishings Throughout, The Open Concept Main Floor Has 10 Ft Ceilings, Pot Lights, Wide Plank Herringbone Floors, Huge Floor To Ceiling Windows, A Powder Room, Gourmet Kitchen & Main Floor Family Room With Custom Cabinetry & Built Ins Galore, The Stunning Kitchen Has Marble Countertops W/Stainless Steel Appliances Including A Full Size Sub Zero Fridge & Freezer, Wall Mounted Wolf Over & Microwave & 6 Burner Gas Cooktop, The Centre Island Is Perfect For Entertaining, Ample Storage & Built In Desk & Tv Shelves/Bookcases In The Spacious Family Room, South Facing Large Window/Doors Open Up To A Sun Filled Backyard Also Perfect To Carry The Entertaining Outside, The Second Level Has Wide Plank Herringbone Floors Throughout, 9 Ft Ceilings W/Pot Lights & Multiple Skylights, The Primary Bedroom Retreat W/His & Hers Closets With Organizers, 6 Piece Ensuite W/Separate Water Closet & Soaker Tub, Huge Windows, Loads Of Natural Light, Spacious 2nd & 3rd Bedrooms With 2 Large Closets In Each Room W/Organizers & 4th Bedroom With Wall To Wall Closets With Organizers & 3 Pc Ensuite, The Lower Level Features High Ceilings, Pot Lights, Hardwood Floors, Above Grade Windows, Wet Bar, Video Projector, Nanny's Room W/Large Closets, 3 Pc Bathroom. Fully Fenced & Landscaped Backyard With Stone, Deck & Tons Of Sun, Detached 1 Car Garage, Parking For 3 Cars, Steps To Yonge Street Amenities, The Belt Line, UCC, Great Proximity To Downtown, Walk To Subway, This Home Has It All, Stunning From Top To Bottom, A Fabulous Family Home.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace

PROPERTY DETAILS

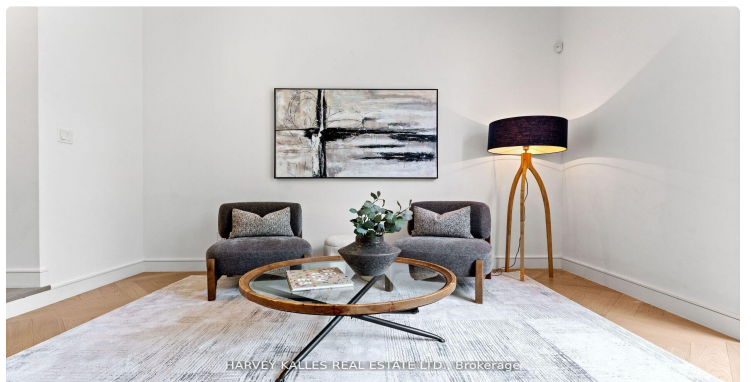
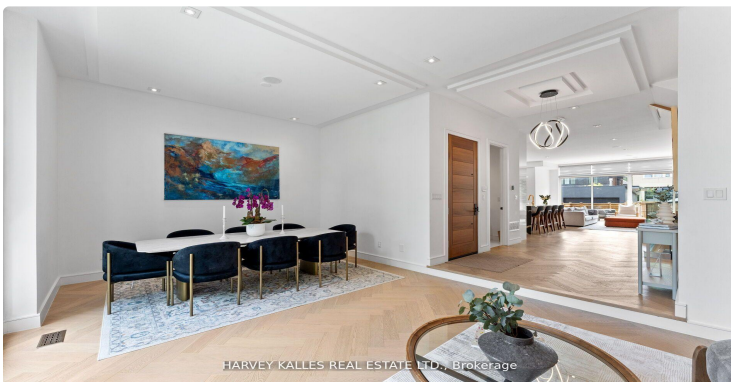
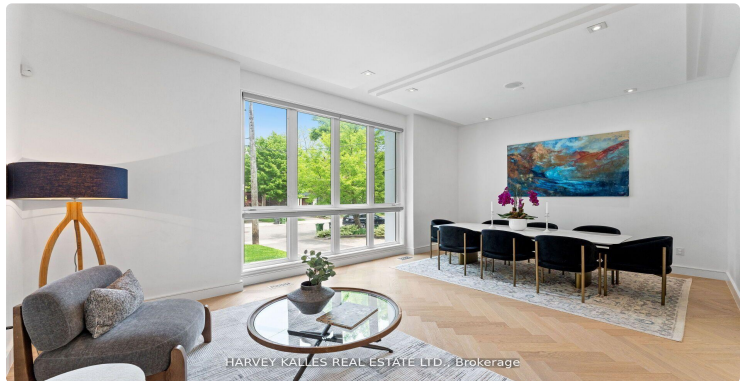
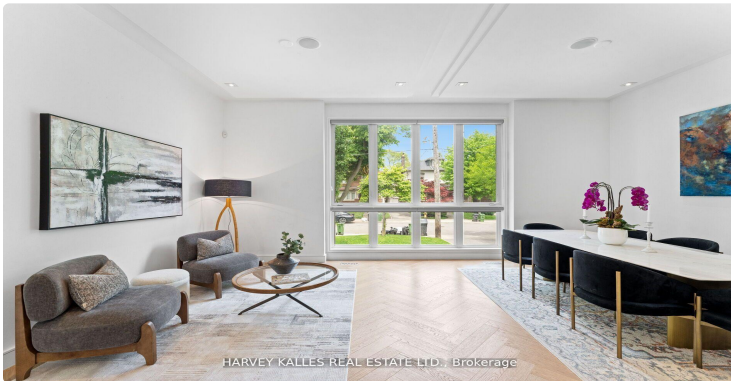
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished
FACING	South
AREA RANGE	2500-3000 sqft
PARKING	3 spaces
ANNUAL TAX	\$22,893
POSTAL CODE	M5P 1K4
NEIGHBOURHOOD	Yonge-St. Clair

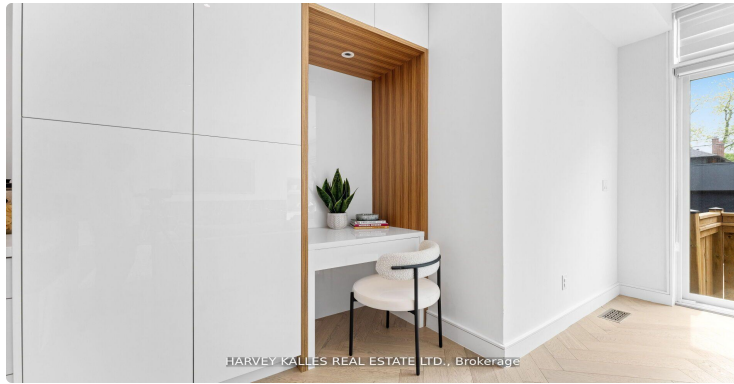
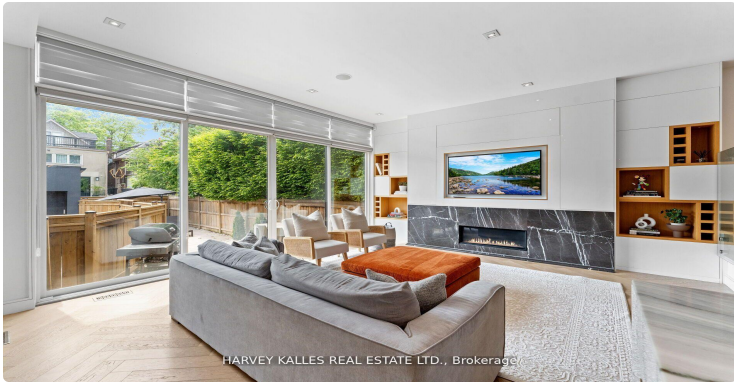
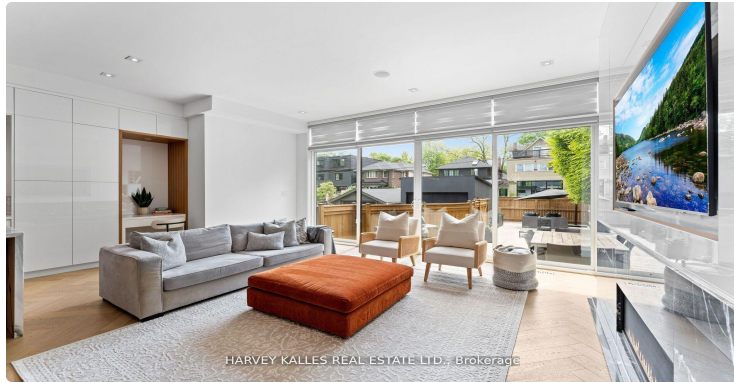
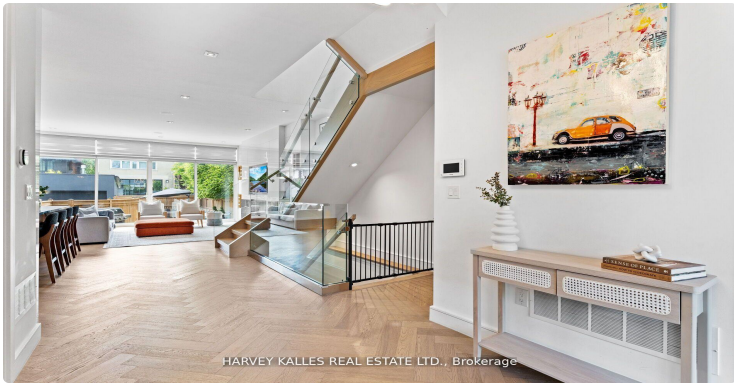
ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
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Living Room	Main	—	Hardwood Floor, Pot Lights, Combined w/Dining
Dining Room	Main	—	Hardwood Floor, Pot Lights, Large Window
Family Room	Main	—	Hardwood Floor, Fireplace, W/O To Yard
Kitchen	Main	—	Centre Island, Stainless Steel Appl, Marble Counter
Breakfast	Main	—	Hardwood Floor, Combined w/Family, B/I Shelves
Primary Bedroom	Second	—	Hardwood Floor, His and Hers Closets, 6 Pc Ensuite
Bedroom 2	Second	—	Hardwood Floor, Double Closet, Pot Lights
Bedroom 3	Second	—	Hardwood Floor, Double Closet, Pot Lights
Bedroom 4	Second	—	Hardwood Floor, W/W Closet, 3 Pc Ensuite
Recreation	Basement	—	Hardwood Floor, Large Window, Pot Lights
Bedroom 5	Basement	—	3 Pc Bath, Large Closet, Large Window

GALLERY





LISTING AGENT

Pavel Shaganenko

HARVEY KALLES REAL ESTATE LTD.

Email: pshaganenko@gmail.com

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.