



FOR SALE

DETACHED

MLS# C13820026

75 Ardworld Gate, Toronto, ON M5R 2W1

Casa Loma, Toronto · M5R 2W1

C\$ 8,995,000

5	5	4,250	8	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Nestled on a 66 X 102 Ft Lot on Ardworld Gate, this exceptional custom-built residence offers sophisticated design,impeccable craftsmanship, and thoughtfully curated living spaces. A landscaped front entrance, concrete drivewaywith parking for six, and keyless entry set the tone for this remarkable family home.A marble floor foyer welcomes you into beautiful principal rooms, including a private home office with custom built-ins, formal living room, intimate dining area, and an impressive sunken family room with soaring ceilings, fireplace,and floor-to-ceiling sliding glass doors overlooking the backyard. The designer kitchen is a true showpiece,featuring an centre island, premium Wolf, Sub-Zero and Fisher & Paykel appliances, pantry, and seamless accessto the outdoor entertaining space. A temperature-controlled glass wine cellar, wet bar, integrated Sonos speakersystem, custom millwork, and wide-plank hardwood flooring elevate every level of the home.The second floor offers three spacious secondary bedrooms, a dedicated office, laundry room, and an extraordinaryprimary retreat complete with fireplace, private rooftop terrace, custom walk-in dressing room with centre island,and a luxurious heated 6-piece ensuite with steam shower and skylight.The finished lower level features a spacious recreation room, full bathroom, and abundant storage.Designed for effortless indoor-outdoor living, the professionally landscaped backyard boasts a covered outdoorkitchen with Lynx BBQ and bar fridge, expansive entertaining areas, swim spa, lush green space, and direct accessto Glen Edyth Drive.Located moments from Toronto's finest schools, parks, and amenities, this is an extraordinary opportunity to own a truly distinguished family residence.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ Cul de Sac/Dead End
- ✓ Park
- ✓ Public Transit
- ✓ Ravine
- ✓ School
- ✓ Wooded/Treed

PROPERTY DETAILS

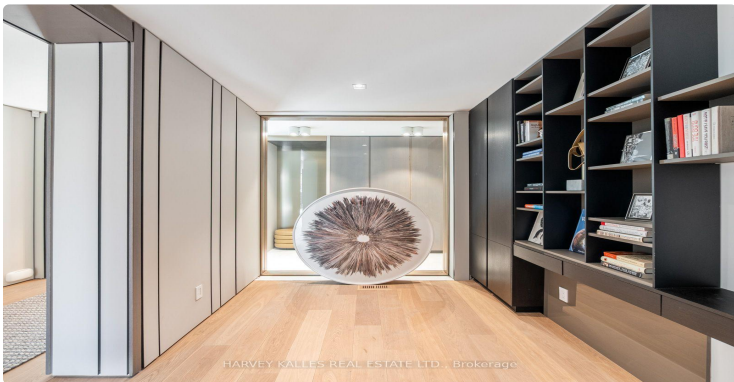
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished
FACING	East
AREA RANGE	3500-5000 sqft
PARKING	8 spaces
ANNUAL TAX	\$30,002
POSTAL CODE	M5R 2W1
NEIGHBOURHOOD	Casa Loma

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES	HARVEY KALLES REAL ESTATE LTD.
75 Ardworld Gate, Toronto, ON M5R 2W1				

Foyer	Main	—	B/I Closet, Marble Floor, 2 Pc Bath
Foyer	Main	5.74 x 1.93	Hardwood Floor, Floating Stairs, 2 Pc Bath
Dining Room	Main	4.93 x 4.67	Hardwood Floor, Halogen Lighting, Bay Window
Living Room	Main	8.64 x 5.72	Bay Window, Fireplace, W/O To Patio
Den	Main	4.37 x 2.49	Picture Window, Hardwood Floor, French Doors
Living Room	Main	—	B/I Shelves, Built-in Speakers, Hardwood Floor
Dining Room	Main	—	Wet Bar, Gas Fireplace, Built-in Speakers
Kitchen	Main	—	B/I Appliances, Centre Island, W/O To Deck
Family Room	Main	8.18 x 5.99	B/I Bookcase, Fireplace, Combined w/Game
Breakfast	Main	—	Open Concept, Built-in Speakers, Hardwood Floor
Kitchen	Main	5.18 x 4.27	Breakfast Bar, Renovated, W/O To Patio
Family Room	Main	—	Built-in Speakers, Gas Fireplace, Hardwood Floor
Primary Bedroom	Second	5.89 x 4.47	W/O To Deck, Walk-In Closet(s), 5 Pc Ensuite
Office	Main	—	B/I Desk, B/I Shelves, Hardwood Floor
Bedroom 2	Second	4.93 x 3.35	Combined w/Library, W/O To Balcony, Hardwood Floor
Primary Bedroom	Second	—	5 Pc Ensuite, W/O To Sundeck, Walk-In Closet(s)
Bedroom 3	Second	8.28 x 3.56	B/I Closet, Picture Window, 3 Pc Bath
Bedroom 2	Second	—	West View, B/I Closet, 2 Pc Ensuite
Bedroom 4	Second	3.81 x 3.76	W/O To Deck, B/I Closet, Semi Ensuite
Bedroom 3	Second	—	B/I Closet, Hardwood Floor, W/O To Sundeck
Recreation	Lower	5.99 x 3.89	Broadloom, Window, 2 Pc Bath
Bedroom 4	Second	—	B/I Closet, West View, 4 Pc Bath
Other	Main	4.47 x 2.18	Walk Through, B/I Closet, W/O To Garage
Den	Second	—	French Doors, West View, Hardwood Floor
Recreation	Lower	—	3 Pc Bath, Recessed Lighting, Hardwood Floor
—	—	—	—

GALLERY





LISTING AGENT

Pavel Shaganenko

HARVEY KALLES REAL ESTATE LTD.

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.