



RE/MAX ABOUTOWNE REALTY CORP., Brokerage

FOR SALE

DETACHED

MLS# C13826624

99 Brahms Avenue, Toronto, ON M2H 1H5

Hillcrest Village, Toronto · M2H 1H5

C\$ 1,599,000

5	5	2,250	6	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Stunning, fully renovated backsplit detached home with a double-car garage, ideally situated on one of North York's most desirable and quiet residential streets. Offering approximately 2364 sq. ft. of beautifully finished living space, plus a fully finished basement, this exceptional home features 4 spacious bedrooms and 5 bathrooms, providing an ideal combination of space, comfort and functionality. The main floor showcases a bright, open-concept kitchen and great room, perfect for both everyday living and entertaining. The high-end kitchen is beautifully appointed with quality wood cabinetry and Caesarstone countertops. A spacious family room offers a walk-out to the backyard, seamlessly connecting indoor and outdoor living. Elegant maple hardwood flooring and pot lights throughout add warmth and sophistication. Freshly painted throughout. All windows were replaced in 2018, and the home is topped with a durable lifetime metal roof. Located in the sought-after A.Y. Jackson Secondary School area and conveniently close to shopping, subway stations, hospital, parks, transit and all amenities.

FEATURES

- ✓ Basement
- ✓ Garage

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Backsplit 4
PROPERTY TYPE	Detached
BASEMENT	Finished
FACING	East
AREA RANGE	2000-2500 sqft
PARKING	6 spaces
ANNUAL TAX	\$8,069
POSTAL CODE	M2H 1H5
NEIGHBOURHOOD	Hillcrest Village

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Great Room	Ground	7.30 x 3.50	Hardwood Floor, Large Window, Pot Lights
Kitchen	Ground	5.80 x 3.40	Quartz Counter, Stainless Steel Appl, Ceramic Floor
Family Room	Upper	6.90 x 4.90	W/O To Deck, Hardwood Floor, Pot Lights

ROOM	LEVEL	DIMENSIONS	FEATURES
Primary Bedroom	Second	4.90 x 3.40	4 Pc Ensuite, His and Hers Closets, Large Window
Bedroom 2	Second	5.00 x 3.00	Walk-In Closet(s), Hardwood Floor, Large Window
Bedroom 3	Third	4.30 x 3.70	Hardwood Floor
Bedroom 4	Third	4.30 x 3.40	Walk-In Closet(s), Hardwood Floor
Bedroom 5	Basement	6.40 x 3.40	Laminate, Closet Organizers
Foyer	Basement	2.40 x 2.10	Laminate

GALLERY





LISTING AGENT

Pavel Shaganenko

RE/MAX ABOUTOWNE REALTY CORP.

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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.