



FOR SALE

DETACHED

MLS# C13837912

119 Glengrove Avenue W, Toronto, ON M4R 1P1

Lawrence Park South, Toronto · M4R 1P1

C\$ 3,780,000

5	5	2,250	3	0-5	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

An exceptional 3-year-new designer residence by Tomas Pearce, set on an impressive 165-ft deep south-facing lot in prestigious Lawrence Park South. Offering approx. 3,500 sq. ft. of beautifully finished living space, this sophisticated 4+1 bedroom, 5-bathroom home is defined by exceptional elegance, modern comfort and thoughtful family functionality. The bright open-concept main level features soaring ceilings, rich hardwood floors, built-in speakers and beautifully connected living, dining and family spaces. A welcoming foyer features a cleverly concealed closet offering generous entrance storage. At the heart of the home, the designer kitchen showcases an oversized centre island and high-end Miele appliances, opening seamlessly to the family room with fireplace and walkout to a contemporary concrete terrace with galvanized steel and glass railings. The second level offers 4 bedrooms, including a luxurious primary retreat with a large dressing room and spa-inspired 7-piece ensuite with heated floors. A skylight fills the upper level with natural light, while second-floor laundry adds everyday convenience. The bright ground level walk-out basement features heated floors, high ceilings, an additional office/bedroom, full bathroom, second laundry and direct access to the stone patio, leading to the spectacular south-facing backyard with heated swimming pool, hot tub and landscaped garden. Additional highlights include a heated driveway, fireplaces, built-in speakers, abundant natural light and impressive ceiling heights throughout. Ideally located in prestigious Lawrence Park S, within the John Ross Robertson Jr PS, Glenview Sr PS and Lawrence Park CI school districts, and close to renowned private schools including Havergal College, TFS, UCC and BSS, as well as parks, shops, dining and everyday amenities. A rare opportunity offering sophisticated design, exceptional indoor-outdoor living and a resort-style backyard in one of Toronto's most coveted neighbourhoods.

FEATURES

- ✓ Basement
- ✓ Pool
- ✓ Garage
- ✓ Fireplace
- ✓ School
- ✓ Fenced Yard
- ✓ Hospital
- ✓ Park
- ✓ Library
- ✓ Place Of Worship
- ✓ New Build

PROPERTY DETAILS

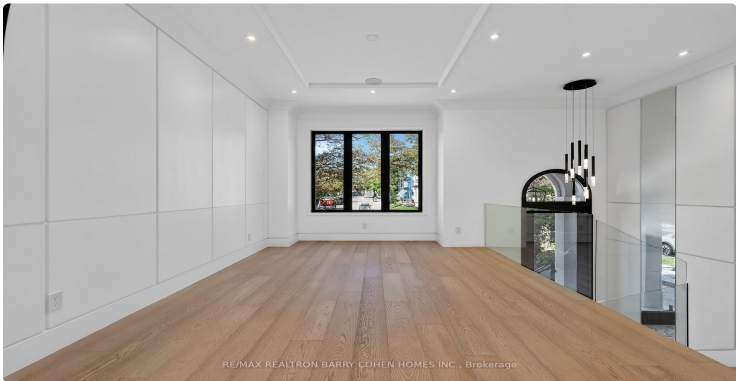
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished with Walk-Out, Separate Entrance
FACING	North
AGE	0-5 years
AREA RANGE	2000-2500 sqft
PARKING	3 spaces
ANNUAL TAX	\$17,291
POSTAL CODE	M4R 1P1
NEIGHBOURHOOD	Lawrence Park South

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Hardwood Floor, Panelled, Built-in Speakers
Dining Room	Main	—	Hardwood Floor, Panelled, Open Concept
Kitchen	Main	—	Centre Island, B/I Appliances, Quartz Counter
Family Room	Main	—	W/O To Terrace, South View, Hardwood Floor
Primary Bedroom	Second	—	7 Pc Ensuite, Fireplace, Walk-In Closet(s)
Bedroom 2	Second	—	Hardwood Floor, B/I Closet, Window
Bedroom 3	Second	—	Hardwood Floor, 4 Pc Bath, Window
Bedroom 4	Second	—	Hardwood Floor, Closet, Window
Recreation	Lower	—	Hardwood Floor, Heated Floor, W/O To Pool
Office	Lower	—	B/I Shelves, Window, Heated Floor

ROOM	LEVEL	DIMENSIONS	FEATURES
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GALLERY





LISTING AGENT

Pavel Shaganenko

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