



SOTHEBY'S INTERNATIONAL REALTY CANADA, Brokerage

FOR SALE

DETACHED

MLS# C13865188

170 Forest Hill Road, Toronto, ON M5P 2N4

Forest Hill South, Toronto · M5P 2N4

C\$ 16,880,000

6	9	—	4	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Mastering modern luxury requires orchestrated synergy, Marvel Homes utilizes an integrated design-build-approach where renowned Richard Wengle Architect, Wise Nadel Design, and Mark Pettes Landscape collaborate in real time to weave bespoke features directly into the DNA of this signature estate. Built in 2026 with a Tarion Warranty on a distinctive 170-ft corner lot steps from UCC / BSS, this brand-new limestone residence offers appx 10,644 sf of sumptuous 4-storey living space encompassing 6 expansive bedroom suites, 9 lavish baths, and a 2-car garage. An iconic vortex staircase embodies Frank Lloyd Wright's organic modernist legacy, unfurling in an unbroken, sculptural curve beneath an ethereal skylight. Towering floor-to-ceiling matte black windows span from an executive office to sun-drenched family and loft rooms, accentuating herringbone oak flooring, heated marble surfaces, glass wine walls, classical millwork and wall paneling, and precious Onyx and Taj Mahal Quartzite accents. Curated grand culinary showroom kitchen centers around an immense island, seamlessly integrating elite Lacanche, SubZero, and Wolf appliances with walk-in pantry and cavernous morning room. A formal dining hall features an exquisite wet bar and credenza with backlit onyx slab backsplash. A palatial primary retreat boasts dual wings feature 2 opulent marble baths with heated flooring, tailored his & her boutique wardrobes with a discreet safe room. Lower entertainment level features an upscale cocktail lounge with a monolithic waterfall bistro island, illuminated wine cellar, glass-enclosed gym, nanny's quarter, 2nd laundry, and heated-floor throughout. Complete with Crestron smart automation, Federal elevator, snowmelt systems, rooftop terrace, and a vast covered loggia transitioning to resort caliber outdoor sanctuary with a pool, hot tub and water feature. Bespoke luxury with unrivalled prestige awaits your immediate arrival in this affluent Forest Hill enclave.

FEATURES

- ✓ Basement
- ✓ Pool
- ✓ Garage
- ✓ Fireplace
- ✓ Fenced Yard
- ✓ Park
- ✓ School

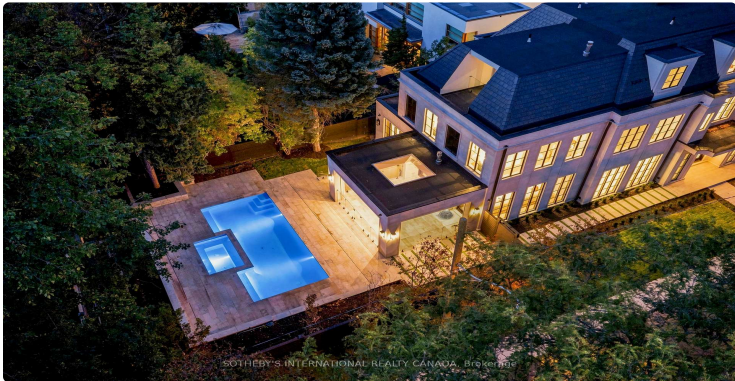
PROPERTY DETAILS

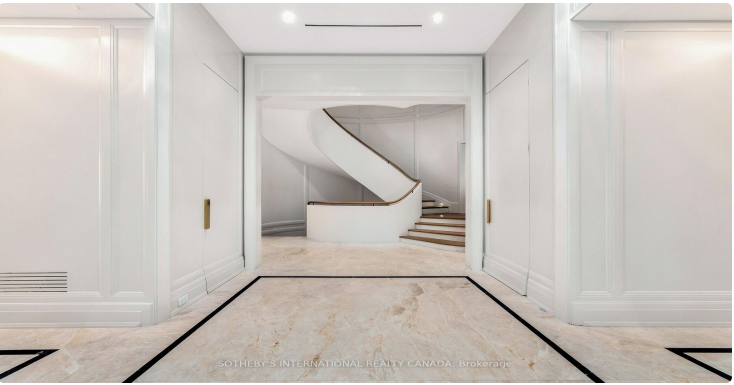
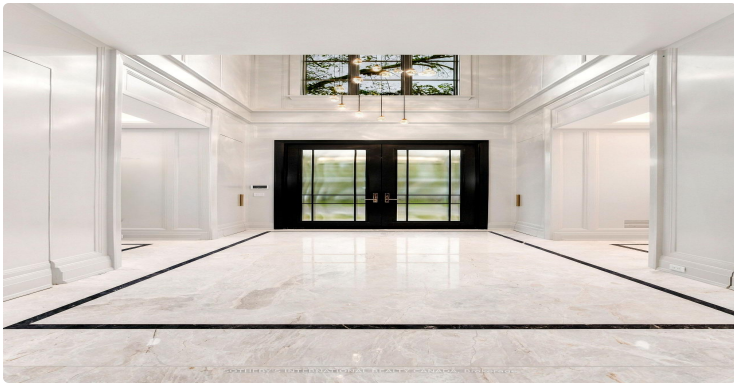
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	3-Storey
PROPERTY TYPE	Detached
BASEMENT	Walk-Out, Finished
FACING	North
AREA RANGE	5000 + sqft
PARKING	4 spaces
POSTAL CODE	M5P 2N4
NEIGHBOURHOOD	Forest Hill South

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Foyer	Main	—	Elevator, Heated Floor
Office	Main	—	Combined w/Living, Wall Sconce Lighting
Dining Room	Main	—	Pantry, Wet Bar
Family Room	Main	—	2 Way Fireplace, W/O To Terrace
Breakfast	Main	—	Built-in Speakers, Overlooks Pool
Living Room	In Between	—	Combined w/Great Rm, Window Floor to Ceiling
Primary Bedroom	Second	—	6 Pc Ensuite, 3 Pc Ensuite
Bedroom 2	Second	—	3 Pc Ensuite, Walk-In Closet(s)
Bedroom 3	Second	—	3 Pc Ensuite, Double Closet
Laundry	Second	—	Stainless Steel Appl, Laundry Sink
Bedroom 4	Third	—	3 Pc Ensuite, W/O To Balcony
Bedroom 5	Third	—	3 Pc Ensuite, Large Window
Sitting	Third	—	Open Stairs, Wall Sconce Lighting
Recreation	Lower	—	Wet Bar, Walk-Out
Game Room	Lower	—	Heated Floor, Combined w/Rec
Exercise Room	Lower	—	Glass Doors, Cushion Floor
Bedroom	Lower	—	3 Pc Ensuite, Walk-In Closet(s)
Laundry	Lower	—	Stainless Steel Appl, Laundry Sink
Mud Room	Lower	—	Heated Floor, B/I Closet
—	—	—	—
—	—	—	—

GALLERY





Pavel Shaganenko

SOTHEBY'S INTERNATIONAL REALTY CANADA

Email: pshaganenko@gmail.com

Prepared for you on October 27, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.