



FOR SALE

DETACHED

MLS# C13867884

48 Silvergrove Road, Toronto, ON M2L 2N6

St. Andrew-Windfields, Toronto · M2L 2N6

C\$ 4,988,000

12	6	—	10	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

ONE EXCEPTIONAL PROPERTY. THREE EXTRAORDINARY POSSIBILITIES.A rare opportunity to create something truly remarkable in prestigious Bayview & York Mills neighborhood. Set on an expansive private lot approximately 23,000 sq. ft. (125' x 184'), surrounded by ravine on three sides, 48 Silvergrove offers exceptional privacy, breathtaking natural surroundings, and endless possibilities.OPTION 1 - BUILD YOUR DREAM ESTATE: Reimagine this spectacular half-acre property with a magnificent custom-built luxury mansion, surrounded by mature trees and a serene, park-like setting.OPTION 2 - TWO LOTS, TWO MASTERPIECES: Explore the potential to sever the property into two exceptional lots and develop two stunning custom residences, subject to municipal approvals.OPTION 3 - RENOVATE & TRANSFORM: Unlock the potential of the existing custom-built residence, offering approximately 7,077 sq. ft. of living space, substantial 8-inch concrete construction, 6+6 bedrooms, and six bathrooms. A solid foundation for an extraordinary architectural transformation.Whether your vision is one grand estate, two luxury residences, or a spectacular renovation, this remarkable property offers the space, setting, and flexibility to bring it to life.48 SILVERGROVE - ONE ADDRESS. THREE VISIONS. ENDLESS POSSIBILITIES.All redevelopment, severance, and renovation possibilities are subject to applicable municipal approvals and independent verification.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ Park
- ✓ Place Of Worship
- ✓ Ravine
- ✓ River/Stream
- ✓ School
- ✓ Wooded/Treed

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished with Walk-Out, Separate Entrance
FACING	North
AREA RANGE	5000 + sqft
PARKING	10 spaces
ANNUAL TAX	\$17,970
POSTAL CODE	M2L 2N6
NEIGHBOURHOOD	St. Andrew-Windfields

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Hardwood Floor, Bay Window, Pot Lights

ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Main	—	Fireplace, W/O To Balcony, Overlooks Ravine
Primary Bedroom	Second	—	Hardwood Floor, 4 Pc Ensuite, Walk-In Closet(s)
Bedroom	Second	—	Hardwood Floor, Closet, Window
Bedroom	Second	—	Hardwood Floor, Closet, Window
Bedroom	Second	—	Broadloom, Closet, Window
Dining Room	Main	—	Hardwood Floor, Combined w/Living, Bay Window
Kitchen	Main	—	Combined w/Dining, W/O To Garden, Granite Counters
Family Room	Main	—	Hardwood Floor, W/O To Balcony, Overlooks Ravine
Primary Bedroom	Main	—	Hardwood Floor, 3 Pc Ensuite, Walk-In Closet(s)
Bedroom	Main	—	Hardwood Floor, Window
Living Room	Ground	—	Combined w/Dining, W/O To Patio, W/O To Yard

GALLERY





LISTING AGENT

Pavel Shaganenko

THE AGENCY

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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.