



FOR SALE

DETACHED

MLS# C14031190

165 Wedgewood Drive, Toronto, ON M2M 2H8

Newtonbrook East, Toronto · M2M 2H8

C\$ 1,398,000

4	2	1,300	5	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to 165 Wedgewood Dr. This Exceptional detached Backsplit is Situated on a Premium Deep Lot (40"6"x 215'4"). Located in the Highly Desirable Newtonbrook East Area Close to Schools, Parks,Yonge Street and All Amenities.Excellent Public transit connections. Walking distance to Cummer Ave and Willowdale Ave TTC buses.Close to Finch Subway/Bus Station and regional GO Bus Terminal, providing easy access to Downtown Toronto, York and Peel Region.Great Growth Potential for a Young Starter Family to continue with Minor Renovations, or to Build a Custom Home in a Builder's Dream Lot!This Solid Brick Backsplit Features 3+1 Bedrooms & 2 Full Bathrooms. Driveway has space for 5 cars.This house is being sold by the Original Owners.The Interior/exterior has been freshly painted. Many doors have been replaced, and the bathrooms renovated or upgraded. The Basement is finished with a Rec Room, Bedroom, and a 3-piece Bathroom and a Separate Entrance.The property has a very large backyard with a southern exposure that is a private oasis that must be seen to be appreciated.Incredible Opportunity to Renovate further, Rebuild a single-family home, Garden Suite or Triplex.Invest in a Coveted Neighborhood with Tremendous Future Value!

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Backsplit 3
PROPERTY TYPE	Detached
BASEMENT	Crawl Space, Development Potential, Finished
FACING	North
AREA RANGE	1100-1500 sqft
PARKING	5 spaces
ANNUAL TAX	\$9,024
POSTAL CODE	M2M 2H8
NEIGHBOURHOOD	Newtonbrook East

ROOM BREAKDOWN

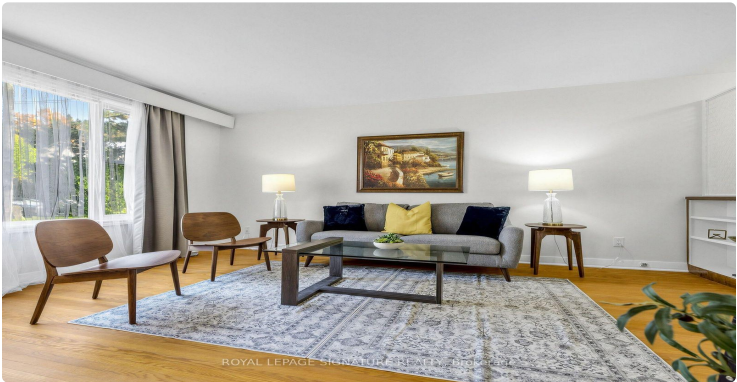
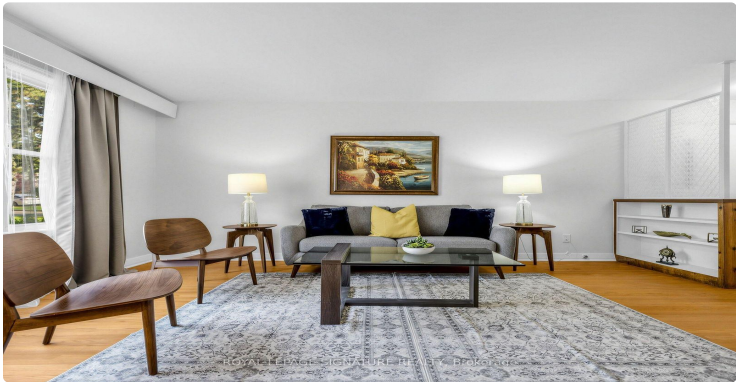
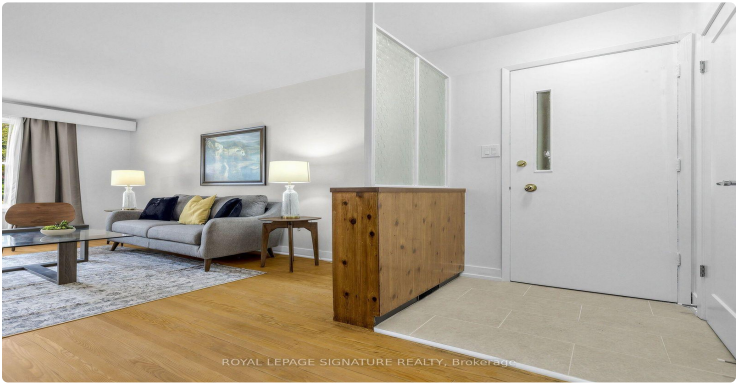
ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Large Window, Hardwood Floor, Combined w/Dining
Dining Room	Main	—	Large Window, Hardwood Floor, Combined w/Living

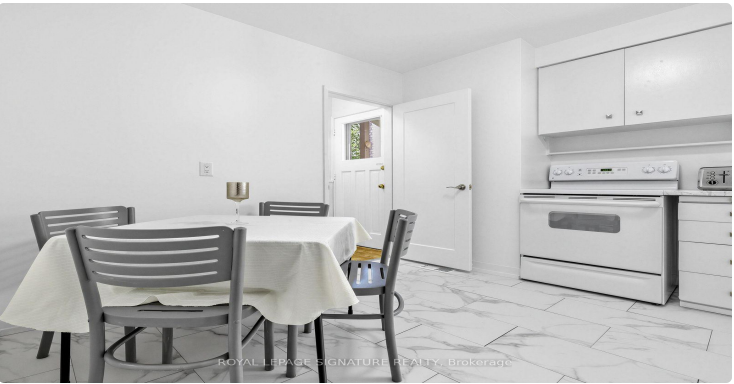
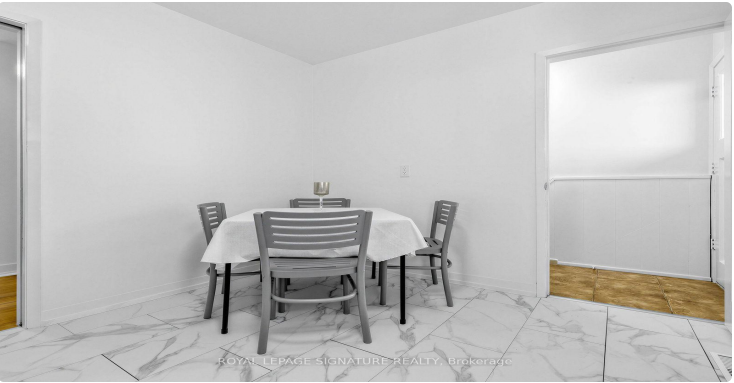
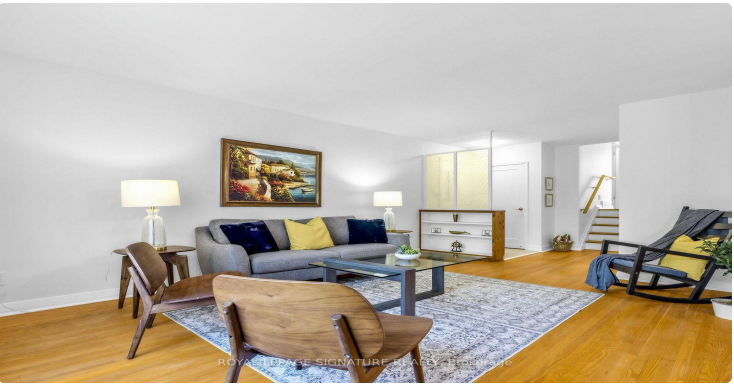
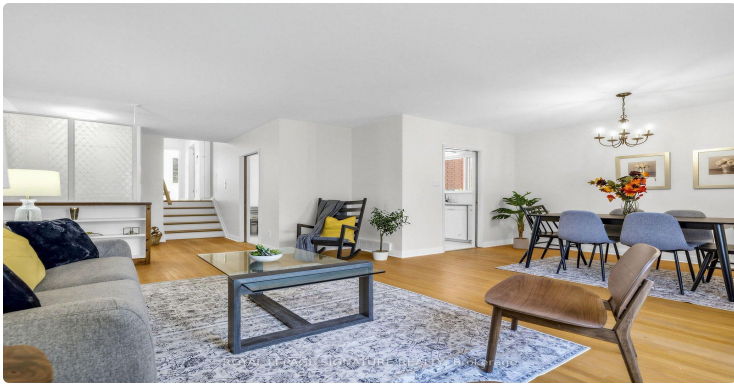
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ROYAL LEPAGE SIGNATURE REALTY

ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Main	—	Window
Primary Bedroom	Upper	—	Window, Closet, Hardwood Floor
Bedroom 2	Upper	—	Window, Closet, Hardwood Floor
Bedroom 3	Upper	—	Window, Closet, Hardwood Floor
Bedroom 4	Basement	—	Window, Closet
Family Room	Basement	—	Window, Fireplace

GALLERY





LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE SIGNATURE REALTY

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Prepared for you on October 28, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.