



FOR SALE

DETACHED

MLS# C14032740

434 Bedford Park Avenue, Toronto, ON M5M 1K1

Bedford Park-Nortown, Toronto · M5M 1K1

C\$ 2,649,000

4	4	2,250	6	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

This Is The Home Your Family Won't Outgrow. Thoughtfully Redesigned With A Focus On Balance, Flow, And Functionality, This Exceptional Bedford Park Residence Is Where Sophistication Meets Family Living. Every Space Has Been Carefully Curated To Feel Both Luxurious And Inviting, Creating A Home That Is As Beautiful To Live In As It Is To Admire. The Main Level Features Expansive Windows That Illuminate Warm Maple Hardwood Floors And Timeless Architectural Details. The Beautifully Appointed Kitchen, Complete With An Eat-In Breakfast Area, Opens Effortlessly Into The Living And Dining Spaces And Family Room, Perfect For Gatherings Large Or Small. Upstairs, The Primary Suite Is A True Sanctuary Featuring Dual Walk-In Closets And A Spa-Inspired Ensuite Bathed In Natural Light From Overhead Skylights. Soft Finishes And A Calming Palette Create A Retreat You'll Look Forward To Every Day. The Bright Lower Level Offers Exceptional Flexibility With Generous Living Space, High Ceilings, Oversized Windows, And Direct Access To The Rare Double Car Garage, Easily Adapting To A Media Room, Guest Suite, Home Gym, Or Children's Play Space As Your Family's Needs Evolve. Step Outside To A Huge, Fully Developed, Professionally Landscaped Backyard That Feels Like Your Own Private Resort, Complete With A Tiered Deck, Stone Terrace, Outdoor Shower, And Retractable Pergola Designed For Effortless Outdoor Living. As Remarkable As The Backyard Is, Your Favourite Neighbour May Be The Beautiful Park Directly Across The Street, Offering Endless Green Space To Run, Play, Walk The Dog, Or Simply Enjoy The Outdoors Without Spending Weekends Behind A Lawnmower. Moments From Bedford Park Public School, Highly Regarded Private Schools, And Avenue Road's Boutiques, Cafes, And Restaurants, This Is More Than An Exceptional Home. It Is An Exceptional Way Of Living In One Of Toronto's Most Coveted Family Neighbourhoods.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ Park
- ✓ Public Transit
- ✓ School
- ✓ Fenced Yard

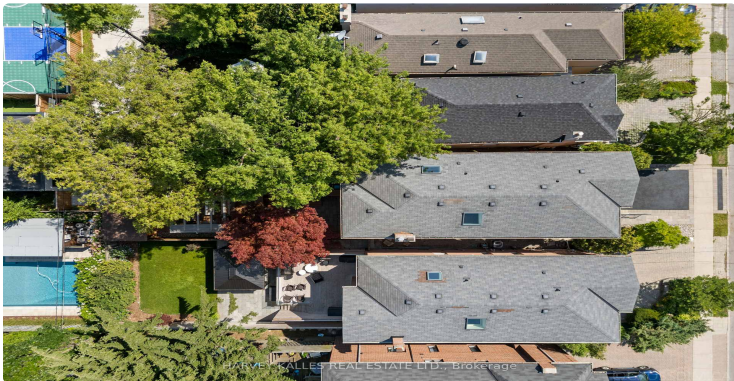
PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished
FACING	North
AREA RANGE	2000-2500 sqft
PARKING	6 spaces
ANNUAL TAX	\$12,201
POSTAL CODE	M5M 1K1
NEIGHBOURHOOD	Bedford Park-Nortown

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Hardwood Floor, Picture Window, Combined w/Dining
Dining Room	Main	—	Hardwood Floor, Picture Window, Overlooks Garden
Kitchen	Main	—	Quartz Counter, Stainless Steel Appl, Breakfast Area
Breakfast	Main	—	W/O To Deck, Hardwood Floor, Combined w/Kitchen
Family Room	Main	—	Hardwood Floor, Gas Fireplace, Pot Lights
Primary Bedroom	Second	—	Ensuite Bath, Walk-In Closet(s), Picture Window
Bedroom 2	Second	—	Double Closet, Hardwood Floor, Picture Window
Bedroom 3	Second	—	Picture Window, Hardwood Floor, Double Closet
Bedroom 4	Second	—	Hardwood Floor, Picture Window, Double Closet
Recreation	Lower	—	Above Grade Window, Hardwood Floor, Pot Lights

GALLERY





LISTING AGENT

Pavel Shaganenko

HARVEY KALLES REAL ESTATE LTD.

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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.