



FOR SALE SEMI-DETACHED MLS# C14034198

# 258 Deloraine Avenue, Toronto, ON M5M 2B3

Lawrence Park North, Toronto · M5M 2B3

C\$ 1,249,000

|          |           |       |         |           |          |
|----------|-----------|-------|---------|-----------|----------|
| 3        | 1         | 1,300 | 3       | —         | For Sale |
| BEDROOMS | BATHROOMS | SQ FT | PARKING | AGE (YRS) | TYPE     |

## ABOUT THIS PROPERTY

A rare semi-detached find in Lawrence Park North available after 65 wonderful years in the same family. Nestled on one of the most sought-after streets in the area and set within one of Toronto's most coveted neighbourhoods, this home features beautiful wood trim, a private drive and secluded backyard. Situated within the catchment for John Wanless Public School and the highly regarded Lawrence Park Collegiate Institute, this home offers a unique opportunity to secure a foothold and establish roots in a close-knit, family-friendly community. With easy access to the Lawrence subway station, major transit routes, and nearby highway connections, this location offers both convenience and connectivity. Close to parks, excellent boutiques, and culinary delights your new home awaits your personal touch.

### FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace

### PROPERTY DETAILS

|                |                     |
|----------------|---------------------|
| PROPERTY TYPE  | Semi-Detached       |
| LISTING STATUS | For Sale            |
| STYLE          | 2-Storey            |
| PROPERTY TYPE  | Semi-Detached       |
| BASEMENT       | Unfinished          |
| FACING         | North               |
| AREA RANGE     | 1100-1500 sqft      |
| PARKING        | 3 spaces            |
| ANNUAL TAX     | \$7,934             |
| POSTAL CODE    | M5M 2B3             |
| NEIGHBOURHOOD  | Lawrence Park North |

## ROOM BREAKDOWN

| ROOM        | LEVEL  | DIMENSIONS | FEATURES                               |
|-------------|--------|------------|----------------------------------------|
| Dining Room | Ground | —          | Broadloom                              |
| Living Room | Ground | —          | Fireplace, Broadloom, Picture Window   |
| Foyer       | Ground | —          | —                                      |
| Dining Room | Ground | —          | Wainscoting, Broadloom, Picture Window |

| ROOM            | LEVEL    | DIMENSIONS | FEATURES                                 |
|-----------------|----------|------------|------------------------------------------|
| Kitchen         | Ground   | —          | Galley Kitchen, Linoleum, W/O To Sunroom |
| Sunroom         | Ground   | —          | Overlooks Backyard, Walk-Out             |
| Primary Bedroom | Second   | —          | Broadloom, Ceiling Fan(s), Double Closet |
| Bedroom 2       | Second   | —          | Broadloom, Ceiling Fan(s), Closet        |
| Bedroom 3       | Second   | —          | Broadloom, Closet, Overlooks Garden      |
| Recreation      | Basement | —          | Panelled                                 |
| Utility Room    | Basement | —          | Unfinished                               |
| —               | —        | —          | —                                        |

## GALLERY





## LISTING AGENT

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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.