



ROYAL LEPAGE SIGNATURE REALTY, Brokerage

FOR SALE

DETACHED

MLS# C14098190

217 Chaplin Crescent, Toronto, ON M5P 1B1

Forest Hill South, Toronto · M5P 1B1

C\$ 2,499,000

5	4	1,750	5	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Fully renovated and reimagined residence in Forest Hill South, 217 Chaplin Crescent offers a refined, design-forward lifestyle, backing right on the Beltline Trail, and only moments from prestigious schools, boutique shopping, and transit. The open-concept main floor makes an immediate statement, wrapped in custom architectural paneling and built-in cabinetry that lend warmth, texture, and a sense of tailored luxury. Sunlight pours through oversized windows, illuminating the seamless flow between living, dining, and kitchen spaces. The chef-inspired kitchen anchors the floor with sleek cabinetry and generous prep space, while a striking centre island features an integrated family table. The large walk-out to a sun-drenched deck, blurs the line between the polished interior and serene outdoor living. Ascend to a primary retreat designed to indulge, complete with a wall of custom built-in closets and a spa inspired ensuite finished with a custom double vanity - a private sanctuary of calm. Two further bedrooms offer versatility and generous proportions, the second appointed with a bespoke desk nook (or convert to a walk-in dressing room), the third with abundant closet space. Second-floor laundry adds an effortless layer of convenience. The fully finished lower level is equally impressive, offering two additional bedrooms or sophisticated home offices, a sleek kitchenette, and a separate entrance - a seamless suite ideal for guests, extended family, or potential rental income. Outside, you have parking for 5 cars and double gates for addition privacy and security. The backyard is a private oasis: an expansive entertainer's deck, refined interlock patio and driveway, and a fully finished and insulated garage that can be used as a studio or living space. Lots of green space backing directly onto a tranquil walking trail, offering rare privacy and an enviable connection to nature.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ Fenced Yard
- ✓ Library
- ✓ Park
- ✓ Public Transit
- ✓ School
- ✓ Wooded/Treed

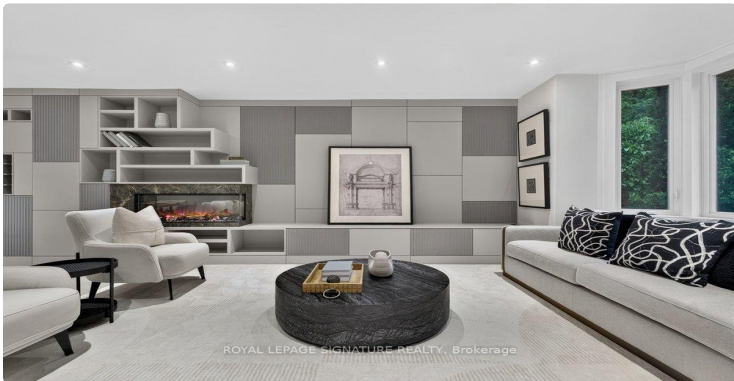
PROPERTY DETAILS

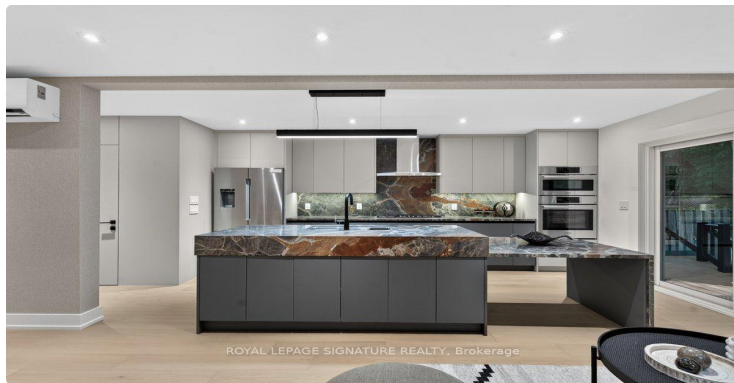
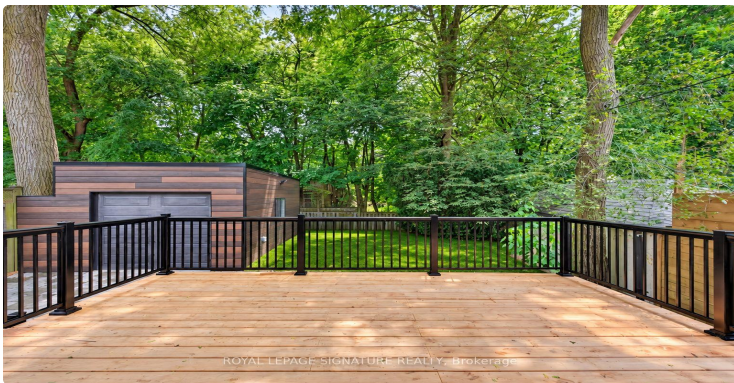
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished, Separate Entrance
FACING	South
AREA RANGE	1500-2000 sqft
PARKING	5 spaces
ANNUAL TAX	\$9,788
POSTAL CODE	M5P 1B1
NEIGHBOURHOOD	Forest Hill South

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Foyer	Main	—	Porcelain Floor, B/I Closet, Pot Lights
Living Room	Main	—	Hardwood Floor, Fireplace, B/I Shelves
Dining Room	Main	—	Open Concept, Hardwood Floor, B/I Shelves
Family Room	Main	—	Hardwood Floor, Large Window, W/O To Deck
Kitchen	Main	—	Quartz Counter, Centre Island, B/I Appliances
Primary Bedroom	Second	—	B/I Closet, Large Window, 5 Pc Ensuite
Bedroom 2	Second	—	Semi Ensuite, Large Closet, Hardwood Floor
Bedroom 3	Second	—	Hardwood Floor, Double Closet, Large Window
Laundry	Second	—	Porcelain Floor, Stainless Steel Appl
Recreation	Basement	—	Vinyl Floor, Above Grade Window, Open Concept
Kitchen	Basement	—	Quartz Counter, Stainless Steel Appl, Above Grade Window
Bedroom	Basement	—	Large Window, Double Closet, Vinyl Floor
Bedroom 2	Basement	—	Vinyl Floor, Window, Pot Lights
Laundry	Basement	—	—

GALLERY





LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE SIGNATURE REALTY

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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.