



FOR SALE

SEMI-DETACHED

MLS# C14107036

106 Highland Avenue, Toronto, ON M4W 2A6

Rosedale-Moore Park, Toronto · M4W 2A6

C\$ 3,629,000

5	5	2,750	2	100+	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

There's a certain kind of house that feels made for family life, and 106 Highland Avenue is exactly that. Set well back from the street on an exceptional 39' x 150' lot in prime North Rosedale, this handsome red-brick semi offers privacy, space and permanence. Approximately 4,000 sf (total). Completely renovated in 2015 by architect Peter Higgins, it pairs remarkable craftsmanship with thoughtful, enduring design. Step into the foyer, where heated floors & a fluted wood feature wall offer the first glimpse of the detail found throughout. The main floor features a chef's kitchen with Wolf & Miele appliances and generous island seating, opening to a large dining area. Beyond, the family room overlooks the expansive rear garden, while the elegant living room features a gas fireplace & stone mantel. Upstairs, the private primary suite offers 2 walk-in closets, its own gas fireplace, & a beautifully appointed ensuite with deep soaker tub. A 2nd spacious bedroom includes a 4-piece ensuite & walk-in closet. The 3rd floor features 2 oversized, light-filled bedrooms with custom built-ins, a shared 3-piece bath and an additional laundry room. The L/L is exceptionally functional, with high ceilings & a walkout. A heated-floor mudroom provides plenty of storage, while the expansive rec room offers space to play & work, including a dedicated office area. An additional bedroom or gym, 3-piece bath & laundry room complete the level. Outside, the rear garden is beautifully centred around an elegant fountain, creating a tranquil setting for entertaining. A long private driveway & the home's generous setback create an added sense of privacy, while a covered side storage area keeps bikes, & all the equipment of family life neatly out of the way. Walk to Summerhill Market for Saturday-morning groceries, wander the nearby ravine trails, & enjoy close proximity to Branksome Hall & Whitney Junior P.S.- all while coming home to a quiet, established North Rosedale street.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ Park
- ✓ Public Transit
- ✓ Rec./Commun.Centre
- ✓ School
- ✓ School Bus Route
- ✓ Ravine

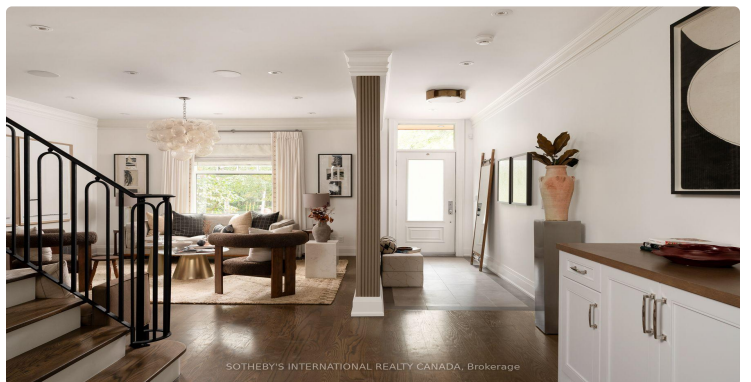
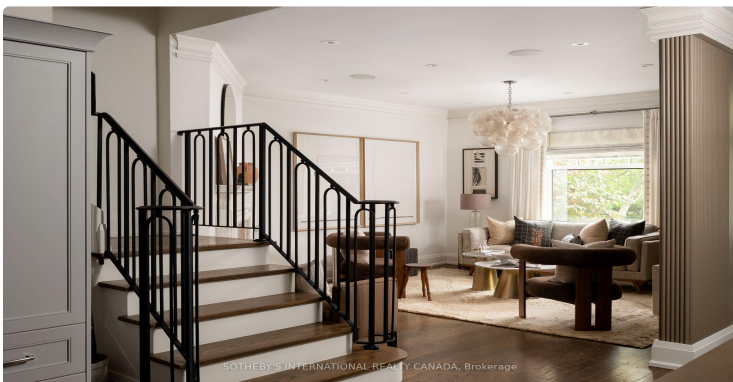
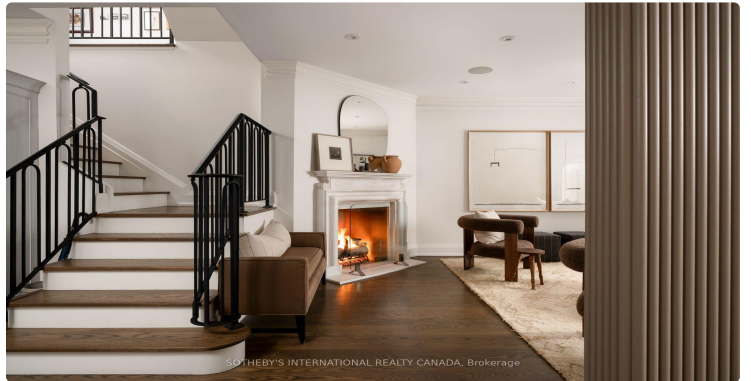
PROPERTY DETAILS

PROPERTY TYPE	Semi-Detached
LISTING STATUS	For Sale
STYLE	2 1/2 Storey
PROPERTY TYPE	Semi-Detached
BASEMENT	Finished, Full, Separate Entrance
FACING	North
AGE	100+ years
AREA RANGE	2500-3000 sqft
PARKING	2 spaces
ANNUAL TAX	\$16,458
POSTAL CODE	M4W 2A6
NEIGHBOURHOOD	Rosedale-Moore Park

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Hardwood Floor, Gas Fireplace, Overlooks Frontyard
Dining Room	Main	—	Hardwood Floor, Open Concept, Overlooks Family
Kitchen	Main	—	Hardwood Floor, Centre Island, Breakfast Bar
Family Room	Main	—	Hardwood Floor, French Doors, W/O To Garden
Primary Bedroom	Second	—	Gas Fireplace, Walk-In Closet(s), 5 Pc Ensuite
—	Second	—	Hardwood Floor, Walk-In Closet(s), 4 Pc Ensuite
Bedroom 3	Third	—	Hardwood Floor, B/I Closet, Skylight
Bedroom 4	Third	—	Hardwood Floor, Large Closet, Closet Organizers
Recreation	Lower	—	Hardwood Floor, Above Grade Window, Pot Lights
Bedroom 5	Lower	—	Hardwood Floor, Above Grade Window, Closet

GALLERY





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Prepared for you on October 25, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.