



FOR SALE

DETACHED

MLS# C14116498

40 Teddington Pk Avenue, Toronto, ON M4N 2C3

Lawrence Park North, Toronto · M4N 2C3

C\$ 2,395,000

5	2	1,750	3	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Set on Teddington Park Avenue, one of North Toronto's most desirable streets, this exceptional family home presents a rare opportunity to create your dream residence in an outstanding location. Featuring four bedrooms, a wonderful lot, and a private setting, the property offers incredible potential for those looking to renovate, reimagine, and create a truly special home tailored to their vision. Just steps from Yonge Street-with its exceptional restaurants, shops, everyday amenities, and convenient public transit-and moments from the prestigious Rosedale Golf Club, this is an opportunity to invest in a sought-after neighbourhood and make the most of everything it has to offer. A wonderful canvas, an enviable address, and endless possibilities.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace

PROPERTY DETAILS

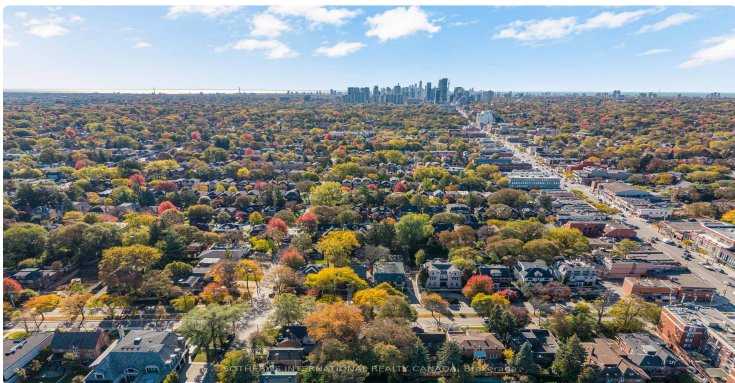
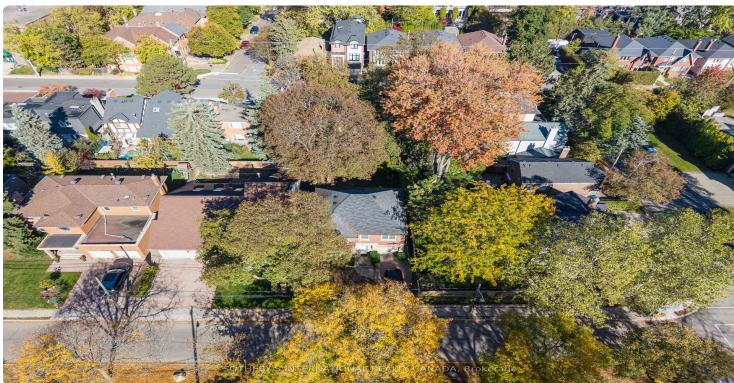
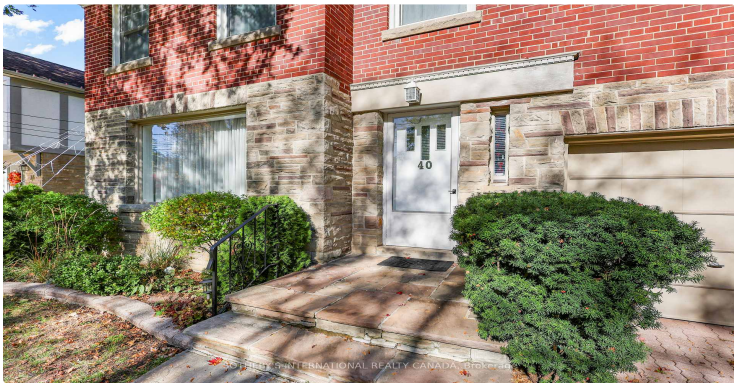
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Partially Finished
FACING	North
AREA RANGE	1500-2000 sqft
PARKING	3 spaces
ANNUAL TAX	\$8,993
POSTAL CODE	M4N 2C3
NEIGHBOURHOOD	Lawrence Park North

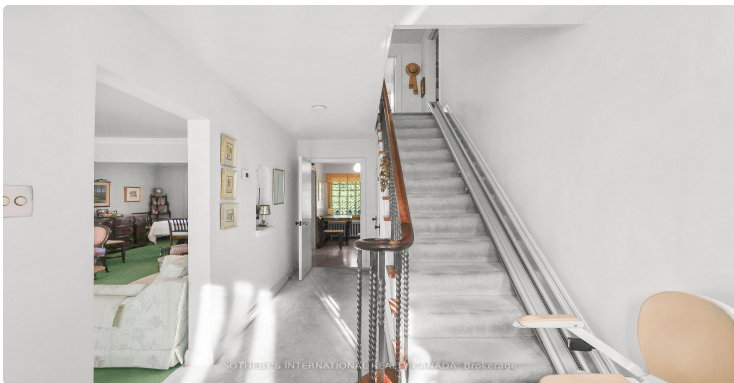
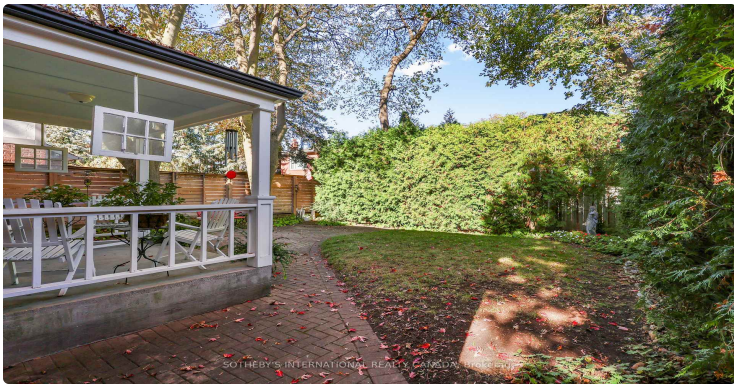
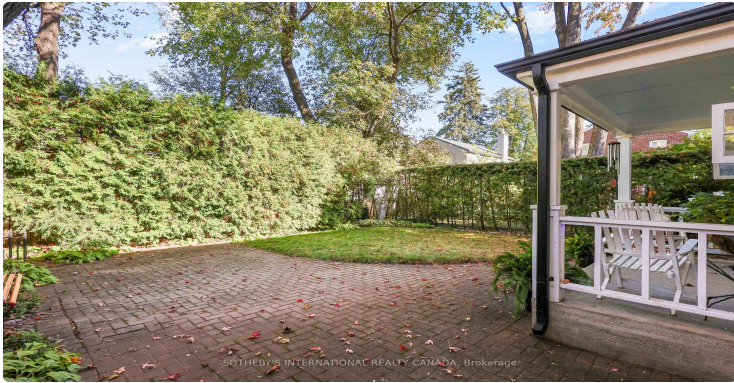
ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	—
Dining Room	Main	—	—
Breakfast	Main	—	—
Kitchen	Main	—	—
Primary Bedroom	Second	—	—

ROOM	LEVEL	DIMENSIONS	FEATURES
Bedroom 2	Second	—	—
Bedroom 3	Second	—	—
Bedroom 4	Second	—	—
Bedroom 5	Lower	—	—
Other	Lower	—	—
Laundry	Lower	—	—

GALLERY





Pavel Shaganenko

SOTHEBY'S INTERNATIONAL REALTY CANADA

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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.