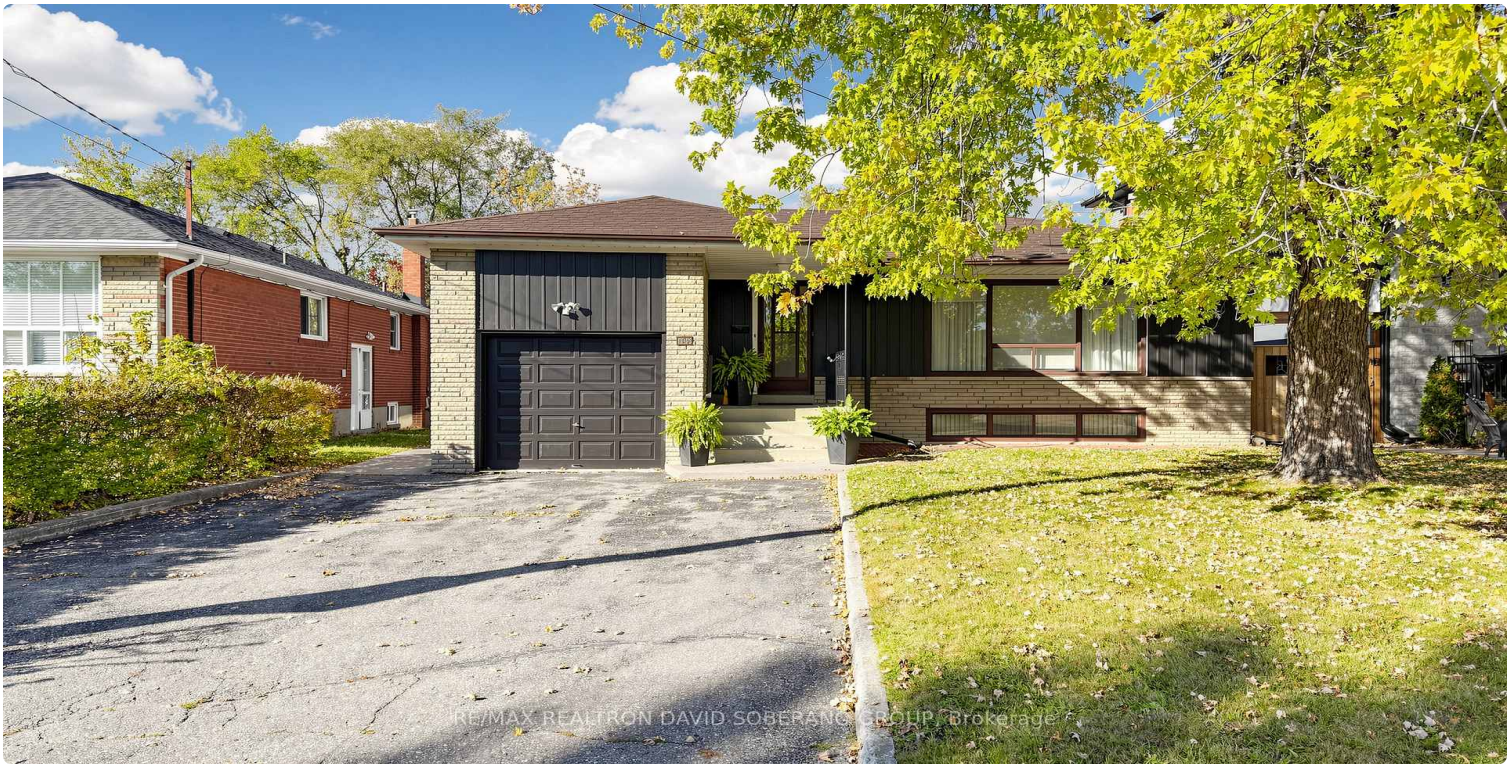




FOR SALE

DETACHED

MLS# C14121912

108 Kennard Avenue, Toronto, ON M3H 4M4

Bathurst Manor, Toronto · M3H 4M4

C\$ 1,099,900

5	2	1,300	5	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Attention all first-time buyers, growing families, investors and builders-discover the possibilities at 108 Kennard Avenue in sought-after Bathurst Manor! This charming 3+2 bedroom brick bungalow combines comfortable living, potential rental income and the opportunity to update or explore a future custom build, subject to applicable approvals.Large windows fill the main floor with natural light, highlighting hardwood floors throughout the living and dining rooms and three bedrooms. The spacious living room flows into the dining area, with a walkout to a beautiful deck offering ample space for outdoor dining, entertaining and relaxing. The eat-in kitchen features white cabinetry, generous storage, a stainless steel refrigerator and gas range.A separate entrance leads to the finished basement, featuring two bedrooms, a second eat-in kitchen, a full bathroom, laundry, cedar closet and a spacious recreation room with a fireplace that makes an inviting lower-level living room. A versatile layout for multigenerational living or potential rental income, subject to applicable approvals and requirements.Enjoy a lovely backyard with established gardens, mature greenery and a storage shed, plus an attached garage and private driveway. Conveniently located near schools, parks, shopping and transit, with access to Sheppard West subway station, Allen Road and Highway 401. Whether you're buying your first home, seeking an investment or planning your next project, this property offers exciting possibilities!

FEATURES

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

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Bungalow
PROPERTY TYPE	Detached
BASEMENT	Apartment, Separate Entrance, Finished
FACING	North
AREA RANGE	1100-1500 sqft
PARKING	5 spaces
ANNUAL TAX	\$6,530
POSTAL CODE	M3H 4M4
NEIGHBOURHOOD	Bathurst Manor

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Hardwood Floor, Combined w/Dining, Large Window

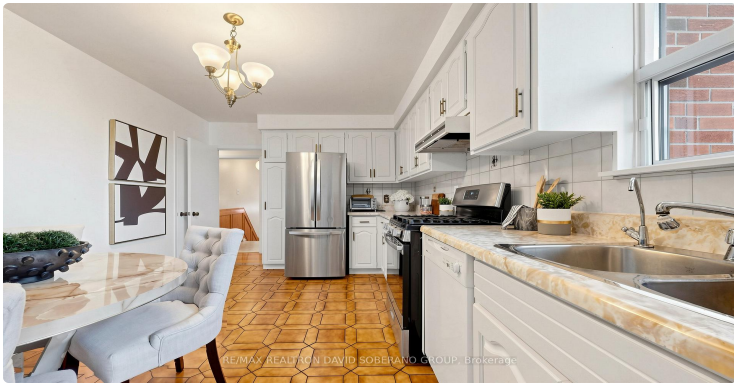
108 Kennard Avenue, Toronto, ON M3H 4M4

CEMAC REALTOR DAVID SPOERWING GROUP

ROOM	LEVEL	DIMENSIONS	FEATURES
Dining Room	Main	—	Hardwood Floor, W/O To Deck, Combined w/Living
Kitchen	Main	—	Stainless Steel Appl, Eat-in Kitchen, Window
Primary Bedroom	Main	—	Hardwood Floor, Window, Closet
Bedroom 2	Main	—	Hardwood Floor, Window, Closet
Bedroom 3	Main	—	Hardwood Floor, Window, Closet
Family Room	Basement	—	Fireplace, Cedar Closet(s), Window
Primary Bedroom	Basement	—	Window, Closet, Tile Floor
Bedroom 2	Basement	—	Window, Closet, Tile Floor
Kitchen	Basement	—	Eat-in Kitchen, Tile Floor, Window
Laundry	Basement	—	—

GALLERY





LISTING AGENT

Pavel Shaganenko

RE/MAX REALTRON DAVID SOBERANO GROUP

Email: pshaganenko@gmail.com

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.