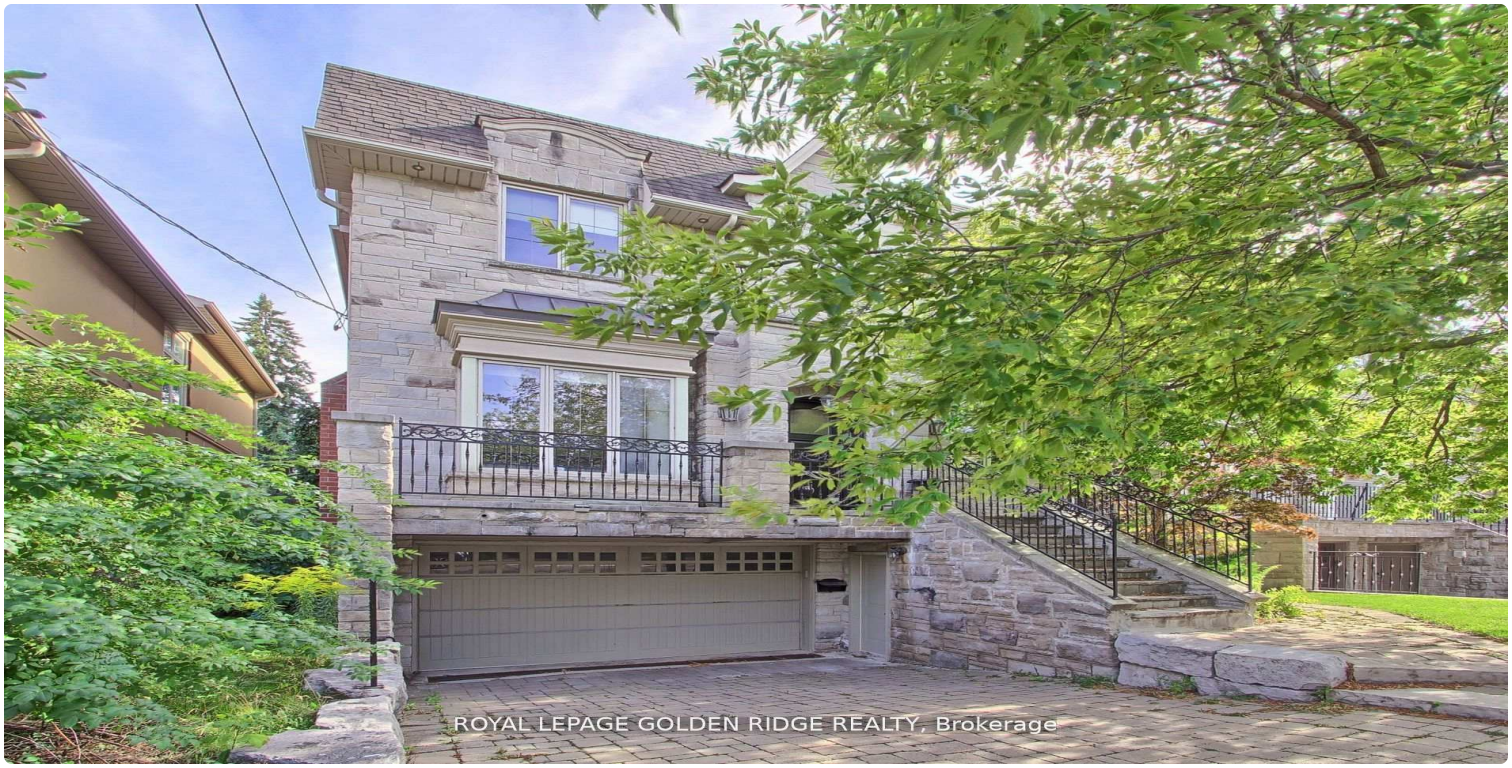


FOR SALE | DETACHED | MLS# C14143586

99 Bannockburn Avenue, Toronto, ON M5M 2M9

Bedford Park-Nortown, Toronto · M5M 2M9

C$ 3,700,000

5	6	4,250	6	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Stunning Custom-Built Luxury Home in One of Toronto's Most Coveted Neighborhoods! This elegant, meticulously crafted residence boasts a perfect blend of luxurious finishes and grand architectural features throughout. Enjoy a sun-drenched south-facing backyard with walk-outs from the main level to a beautiful deck, plus walk-out from the finished basement. The main floor features dark-stained oak flooring paired with imported limestone tiles in the hallway and kitchen. The gourmet chefs kitchen is a showstopper, offering luxury granite countertops, a massive central island with breakfast bar, and an open-concept layout that flows seamlessly into the family room perfect for entertaining. Fully finished basement with a wet bar, media room, playroom, and mudroom .Classic stone and brick exterior for timeless curb appeal. This home truly offers upscale living in one of Toronto's most desirable communities

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace

PROPERTY DETAILS

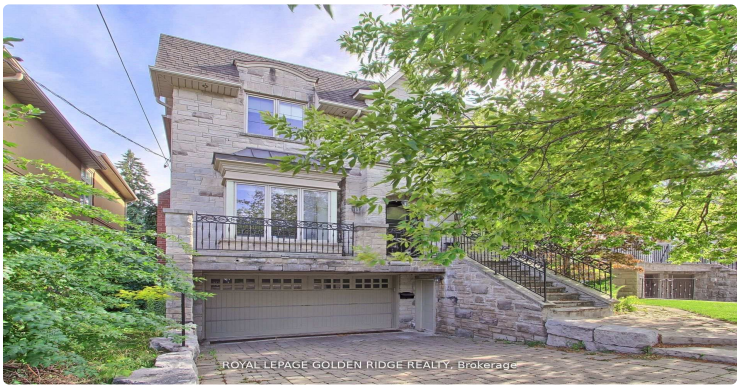
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished with Walk-Out
FACING	South
AREA RANGE	3500-5000 sqft
PARKING	6 spaces
ANNUAL TAX	$15,843
POSTAL CODE	M5M 2M9
NEIGHBOURHOOD	Bedford Park-Nortown

ROOM BREAKDOWN

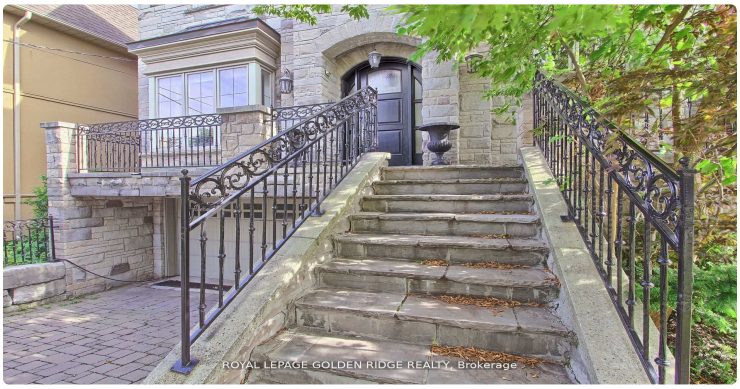
ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	6.10 x 4.15	Gas Fireplace, Bay Window, Hardwood Floor
Dining Room	Main	4.88 x 4.05	Beamed Ceilings, Wainscoting, French Doors
Study	Main	3.60 x 3.05	Panelled, Hardwood Floor, Leaded Glass
Kitchen	Main	7.56 x 4.27	Limestone Flooring, Centre Island, Breakfast Area

ROOM	LEVEL	DIMENSIONS	FEATURES
Family Room	Main	5.24 x 4.36	Gas Fireplace, Wainscoting, W/O To Deck
Primary Bedroom	Second	6.07 x 4.94	6 Pc Ensuite, B/I Closet, Gas Fireplace
Bedroom 2	Second	4.84 x 3.72	4 Pc Ensuite, Crown Moulding, Double Closet
Bedroom 3	Second	4.51 x 3.72	4 Pc Ensuite, Double Closet, Hardwood Floor
Bedroom 4	Second	4.88 x 3.32	4 Pc Ensuite, Walk-In Closet(s), Hardwood Floor
Recreation	Basement	5.97 x 4.21	W/O To Yard, Picture Window, Halogen Lighting
Bedroom	Basement	3.96 x 3.93	Above Grade Window, Double Closet, Broadloom
Media Room	Basement	6.10 x 5.33	Gas Fireplace, B/I Bar, Halogen Lighting

GALLERY


ROYAL LEPAGE GOLDEN RIDGE REALTY, Brokerage


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LISTING AGENT

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Prepared for you on November 3, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.