

FOR SALE | DETACHED | MLS# C14147944

312 Rosewell Avenue, Toronto, ON M4R 2B2

Lawrence Park South, Toronto · M4R 2B2

C$ 1,599,900

4	2	1,750	1	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to 312 Rosewell Avenue, a wonderful opportunity in the heart of sought-after Lawrence Park! Lovingly cared for by the same family for 43 years, this charming home is ready for its next chapter. Featuring spacious principal rooms, a functional layout, and a detached garage, the home offers an excellent foundation for buyers looking to move in, update over time, or renovate to suit their personal style. Ideal for first-time buyers, growing families, or renovators looking to unlock the property's potential in one of Toronto's most established neighbourhoods. Surrounded by beautiful homes and tree-lined streets, with excellent schools, parks, shopping, restaurants, and transit nearby. Whether you're looking to put down roots or create your dream home, 312 Rosewell presents an exciting opportunity to make your mark in a fantastic neighbourhood. A home filled with wonderful memories, now ready for new ones!

FEATURES

- ✓ Basement
- ✓ Garage

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2 1/2 Storey
PROPERTY TYPE	Detached
BASEMENT	Unfinished, Separate Entrance
FACING	West
AREA RANGE	1500-2000 sqft
PARKING	1 spaces
ANNUAL TAX	$9,238
POSTAL CODE	M4R 2B2
NEIGHBOURHOOD	Lawrence Park South

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Hardwood Floor, B/I Shelves, Window
Dining Room	Main	—	Hardwood Floor, Window
Kitchen	Main	—	Tile Floor, Window
Foyer	Main	—	Hardwood Floor, Closet, Window

ROOM	LEVEL	DIMENSIONS	FEATURES
Primary Bedroom	Second	—	Hardwood Floor, Closet, Window
Bedroom 2	Second	—	Hardwood Floor, Closet, Window
Bedroom 3	Second	—	Hardwood Floor, Closet, Window
Bathroom	Second	—	Soaking Tub, Tile Floor, Window
Office	Third	—	Broadloom, 2 Pc Bath, Window
Bathroom	Third	—	Broadloom, 2 Pc Bath
Recreation	Lower	—	Combined w/Laundry, Side Door
Utility Room	Lower	—	—

GALLERY


REAL ESTATE HOMEWARD, Brokerage


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LISTING AGENT

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Prepared for you on November 4, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.