

FOR SALE | DETACHED | MLS# C14153056

22 Bowring Walk, Toronto, ON M3H 5Z8

Clanton Park, Toronto · M3H 5Z8

C$ 2,549,000

5	7	4,250	6	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Distinguished Bramalea-built residence on an oversized 58 x 138' fully fenced beautifully landscaped lot, offering over 6,600 sq ft of living space with 4+1 bedrooms and 7 baths. Incredible design features tick all the boxes! Grand foyer with marble floors and a sweeping curved staircase opens to large elegant living and dining rooms. Family gathering traditions start here! The family size chef's kitchen has granite counters and a large peninsula. Spoil yourself with double width Sub-Zero fridge and high-end appliances. Combined with a huge breakfast area that overlooks the family room++ A butler's pantry and wet bar lead to the dining room. Two-way wood-burning fireplaces warm the kitchen and living areas as well as the primary bedroom. The main floor also offers a private office with a walkout to a side patio - the best design for work from home! Side door laundry/mudroom with direct garage access . Upstairs, four very large bedrooms each feature their own private ensuite bath and walk-in closet. The primary retreat is another show stopper - with a side sitting room, full spa ensuite with jetted tub and two walk in closets! Wait, we aren't done yet....The lower level is built for relaxing and entertaining, with two home theatres, a built-in hot tub with custom glass walls and a home gym. Two HVAC systems provide the most efficient climate control throughout. Private backyard has multi-level decks and pergola for summer living. Steps to the Sheppard West subway station and bus routes on Wilson Heights and Sheppard, with quick access to Allen Rd., Yorkdale and Costco. Minutes to Dublin Heights and Faywood Arts-Based Curriculum School, as well as CHAT and Toronto Heschel.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished
FACING	West
AREA RANGE	3500-5000 sqft
PARKING	6 spaces
ANNUAL TAX	$12,615
POSTAL CODE	M3H 5Z8
NEIGHBOURHOOD	Clanton Park

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES

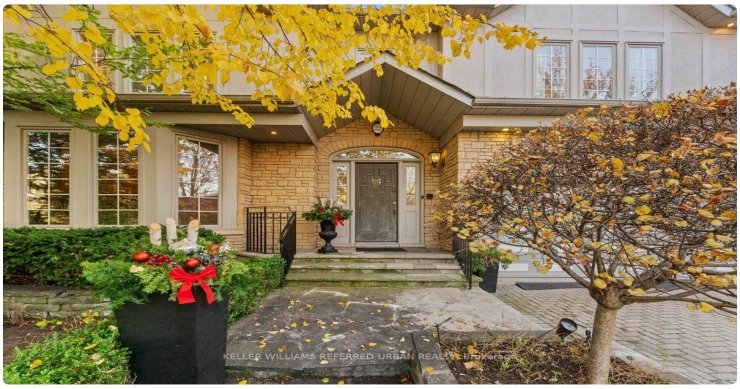
Foyer	Main	—	Tile Floor
Living Room	Main	—	Hardwood Floor, French Doors, Fireplace
Dining Room	Main	—	Hardwood Floor, Pot Lights, Overlooks Living
Kitchen	Main	—	Family Size Kitchen, B/I Appliances, Pantry
Breakfast	Main	—	Eat-in Kitchen, W/O To Deck, 2 Way Fireplace
Family Room	Main	—	Hardwood Floor, Overlooks Backyard, 2 Way Fireplace
Office	Main	—	Hardwood Floor, French Doors, W/O To Patio
Mud Room	Main	—	Combined w/Laundry, W/O To Garage, W/O To Patio
Primary Bedroom	Second	—	Hardwood Floor, 6 Pc Ensuite, Walk-In Closet(s)
Sitting	Second	—	Combined w/Primary, 2 Way Fireplace, Overlooks Backyard
Bedroom 2	Second	—	Broadloom, 4 Pc Ensuite, Walk-In Closet(s)
Bedroom 3	Second	—	Broadloom, 4 Pc Ensuite, Walk-In Closet(s)
Bedroom 4	Second	—	Broadloom, 4 Pc Ensuite, Walk-In Closet(s)
Media Room	Basement	—	3 Pc Bath, Above Grade Window
Bedroom	Basement	—	Broadloom, 4 Pc Ensuite, Combined w/Sitting
Sitting	Basement	—	Broadloom, French Doors
Other	Basement	—	Hot Tub, Above Grade Window, Separate Shower
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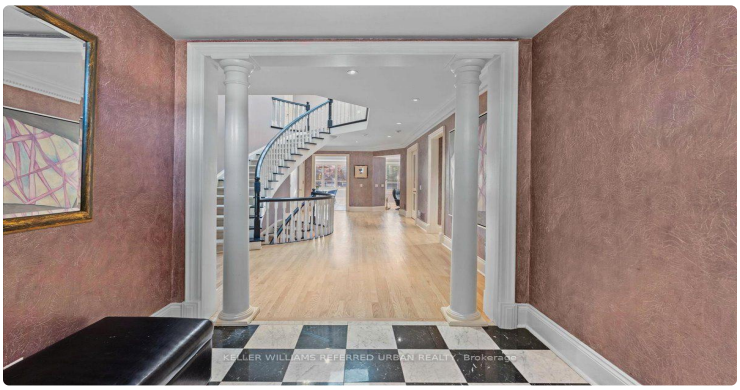
GALLERY

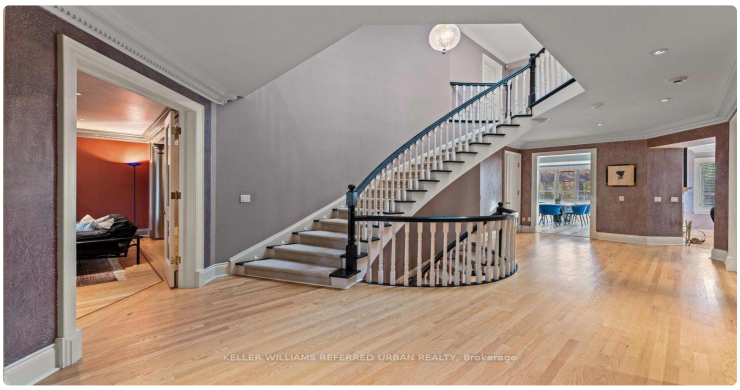

KELLER WILLIAMS REFERRED URBAN REALTY, Brokerage




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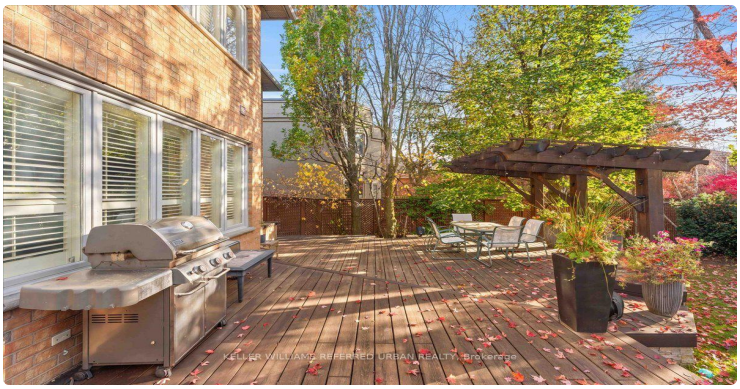

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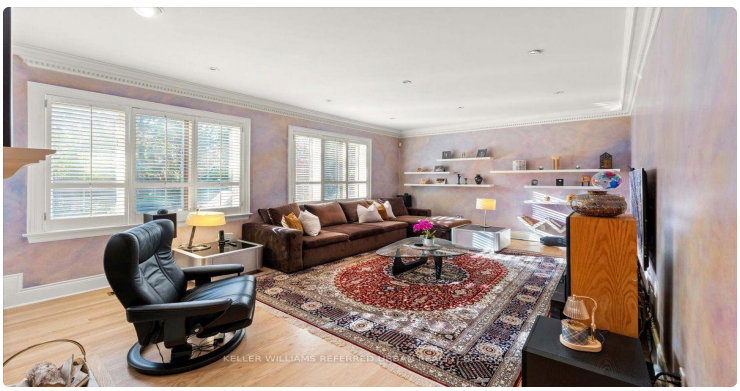














LISTING AGENT

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KELLER WILLIAMS REFERRED URBAN REALTY

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Prepared for you on November 5, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.