



FOR SALE DETACHED MLS# E13462688

6 Barrett Road, Toronto, ON M4B 1V9

O'Connor-Parkview, Toronto · M4B 1V9

C\$ 950,000

3	2	900	2	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to 6 Barrett Road, a charming detached bungalow situated on a desirable 35-foot lot in one of Topham Park's most coveted locations-directly across from the park itself. Enjoy an exceptional family-friendly lifestyle with baseball diamonds, playgrounds, a splash pad, tennis courts, and a seasonal snack bar just steps from your front door. Children can walk across the street to the local elementary and middle schools, making this one of the neighbourhood's most sought-after settings. Inside, this well-maintained home offers 2+1 bedrooms and 2 bathrooms, featuring an updated kitchen with modern finishes and a newly upgraded electrical system throughout. The finished lower level includes a spacious family room, dedicated office area, additional oversized bedroom, 3-piece bathroom, laundry room, and ample storage space. With its separate side entrance, the basement offers excellent flexibility for extended family living, guests, a home office, or additional recreational space. Step outside to a private, fully fenced backyard-perfect for entertaining, gardening, or simply relaxing. A private driveway provides parking for up to two vehicles. Rarely does an opportunity arise to own a home in such a prime Topham Park location. Whether you're a first-time buyer, downsizer, or growing family, this is a property you'll be proud to call home.

FEATURES

- ✓ Basement
- ✓ Garage

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Bungalow
PROPERTY TYPE	Detached
BASEMENT	Finished, Separate Entrance
FACING	North
AREA RANGE	700-1100 sqft
PARKING	2 spaces
ANNUAL TAX	\$4,427
POSTAL CODE	M4B 1V9
NEIGHBOURHOOD	O'Connor-Parkview

ROOM BREAKDOWN

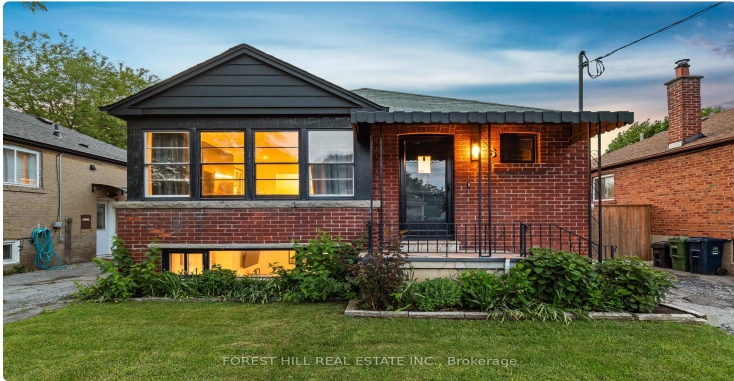
ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	4.90 x 3.50	Hardwood Floor, Open Concept, Picture Window
Dining Room	Main	2.45 x 3.30	Hardwood Floor, Open Concept, Window

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ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Main	2.40 x 3.25	Laminate, Stainless Steel Appl, Window
Bathroom	Main	—	4 Pc Bath
Primary Bedroom	Main	2.95 x 3.30	Hardwood Floor, Closet, Window
Bedroom 2	Main	2.90 x 2.65	Hardwood Floor, Closet, Window
Family Room	Lower	3.30 x 6.70	Laminate, Open Concept, Window
Bedroom 3	Lower	4.80 x 3.20	Laminate, 3 Pc Ensuite, Window

GALLERY





LISTING AGENT

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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.