



FOR SALE

DETACHED

MLS# E13567700

220 Greyabbey Trail, Toronto, ON M1E 1V9

Guildwood, Toronto · M1E 1V9

C\$ 11,500,000

5	5	—	11	51-99	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

A once-in-a-lifetime opportunity, 220 Greyabbey Trail is one of Toronto's most extraordinary private waterfront estates. Beyond elegant wrought-iron gates, nearly 6 acres of breathtaking park-like grounds unfold, framed by mature trees and 11 magnificent Blaze Maples lining the 660-foot street frontage create an unforgettable arrival. With approximately 770 feet of unobstructed Lake Ontario frontage, one of the longest privately owned waterfronts within the City of Toronto, and your own private beach, this is an offering of exceptional scale, privacy and natural beauty that is impossible to replicate. Lovingly held by the same family since 1967, the home has evolved into an exceptional residence offering over 5,500 sq. ft. of living space with 5 bedrooms + den and 4.5 bathrooms. The heart of the home is a spacious family kitchen with a grand centre island, premium appliances and generous dining area, flowing into a spectacular glass-enclosed solarium with floor-to-ceiling folding doors that create seamless indoor-outdoor living. A formal living room with gas fireplace, private office with custom built-ins, family room and sunfilled breezeway/foyer complete the main level. Upstairs, four well appointed bedrooms include three with private balconies, while the primary suite offers rooftop access and a spa-inspired ensuite with lake views. A three-car garage is complemented by a self-contained guest or nanny suite above. Whether entertaining on a grand scale or enjoying the luxury of your private waterfront, this is more than a home-it's a legacy.

FEATURES

- ✓ Basement
- ✓ Waterfront
- ✓ Garage
- ✓ Fireplace
- ✓ Beach
- ✓ Park
- ✓ Public Transit
- ✓ School
- ✓ Clear View

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Crawl Space, Unfinished
FACING	South
AGE	51-99 years
AREA RANGE	5000 + sqft
PARKING	11 spaces
ANNUAL TAX	\$19,176
POSTAL CODE	M1E 1V9
NEIGHBOURHOOD	Guildwood

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
220 Greyabbey Trail, Toronto, ON M1E 1V9			
ROYAL LEPAGE SIGNATURE REALTY			

Kitchen	Main	—	Quartz Counter, Centre Island, Family Size Kitchen
Dining Room	Main	—	Window Floor to Ceiling, Hidden Lights, Open Concept
Breakfast	Main	—	Hardwood Floor, Hidden Lights, Window
Living Room	Main	—	Hardwood Floor, Formal Rm, Fireplace
Family Room	Main	—	Hardwood Floor, B/I Bookcase, Window
Great Room	Main	—	Tile Floor, Window Floor to Ceiling, Walk-Out
Office	Main	—	Hardwood Floor, B/I Bookcase, B/I Desk
Sunroom	Main	—	Tile Floor, Access To Garage, Window Floor to Ceiling
Primary Bedroom	Second	—	Hardwood Floor, Large Closet, 4 Pc Ensuite
Bedroom 2	Second	—	Hardwood Floor, Closet, W/O To Balcony
Bedroom 3	Second	—	Hardwood Floor, Closet, W/O To Balcony
Bedroom 4	Second	—	Hardwood Floor, Closet, W/O To Balcony
Recreation	Second	—	Large Window, W/O To Balcony, Overlook Water
Bedroom 5	Second	—	Hardwood Floor, Closet, Window
Den	Second	—	Hardwood Floor, W/O To Roof, 3 Pc Ensuite

GALLERY





LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE SIGNATURE REALTY

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Prepared for you on October 26, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.