



ROYAL LEPAGE SIGNATURE REALTY Brokerage

FOR SALE

DETACHED

MLS# E13764696

40 Beamsville Drive, Toronto, ON M1T 3S2

L'Amoreaux, Toronto · M1T 3S2

C\$ 1,399,999

8	4	2,250	4	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Some homes simply give you more room. Others give you more possibilities. At 40 Beamsville Drive, five spacious levels and two distinct living areas create a place where generations can come together while still enjoying space of their own. The upper levels are filled with warmth and timeless character, from crown moulding and vintage chandeliers to inviting spaces made for family dinners and everyday moments. Below, beautifully renovated living areas with modern finishes and a separate entrance offer flexibility for extended family, guests or a private retreat. Outside, a peaceful backyard with a garden and greenhouse sets the scene for slow mornings, summer gatherings and seasons spent at home. Lovingly maintained and thoughtfully updated, this is a home designed to grow, gather and evolve with you. Welcome Home.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fenced Yard
- ✓ Hospital
- ✓ Library
- ✓ Place Of Worship
- ✓ Public Transit
- ✓ School

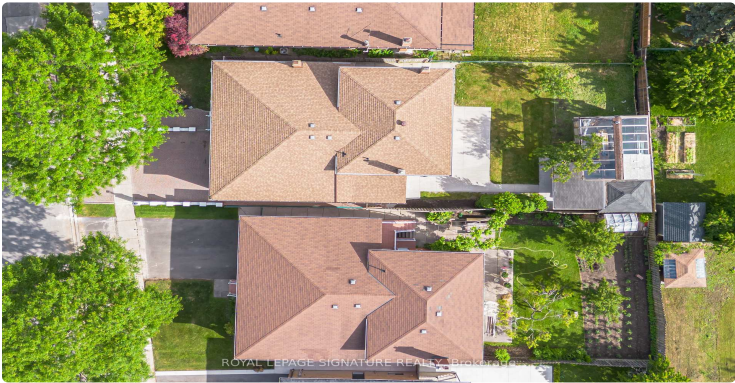
PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Backsplit 5
PROPERTY TYPE	Detached
BASEMENT	Finished, Separate Entrance, Walk-Up
FACING	West
AREA RANGE	2000-2500 sqft
PARKING	4 spaces
ANNUAL TAX	\$7,141
POSTAL CODE	M1T 3S2
NEIGHBOURHOOD	L'Amoreaux

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Second	—	—

GALLERY





LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE SIGNATURE REALTY

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Prepared for you on October 25, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.