



FOR SALE

DETACHED

MLS# E13766516

72 Manderley Drive, Toronto, ON M1N 3E9

Birchcliffe-Cliffside, Toronto · M1N 3E9

C\$ 799,900

3	2	900	3	51-99	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome To 72 Manderley Drive! A Bright, Functional And Thoughtfully Renovated Home Located On One Of Birch Cliff's Most Beloved Streets. This Charming 1/2 Storey Home Offers A Wonderful Combination Of Character, Modern Updates And Everyday Livability. The Open-Concept Main Floor Features A Renovated Kitchen, Spacious Living And Dining Areas, And Updated Bathroom. Upstairs, The Layout Offers Two Generous Bedrooms Filled With Natural Light. A Fully Finished Basement With A 2-Piece Washroom And Separate Entrance Adds Valuable Additional Living Space. Step Outside To A Lush And Private Backyard Oasis - A Peaceful Extension Of The Home With Plenty Of Green Space To Enjoy. A Private Drive, Ample Storage And Thoughtful Updates Complete The Package. Move Right In And Enjoy The Home As It Is, Or Build On The Existing Renovations Over Time To Make It Your Own. With A Great Layout, Private Backyard And Plenty Of Potential, This Is An Opportunity To Put Down Roots On One Of Birch Cliff's Quiet Family-Friendly Streets. Become Part Of The Established Birch Cliff Community - Walkable To Local Favourites Like City Cottage Market, The New Bodega By City Cottage, Grayson's Bakery, And Pizza Rustico. Top-Rated Schools, The Library, Birchmount Community Centre, TTC Access, And Just 20 Minutes To Downtown.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Arts Centre
- ✓ Library
- ✓ Park
- ✓ Public Transit
- ✓ Rec./Commun.Centre
- ✓ School

PROPERTY DETAILS

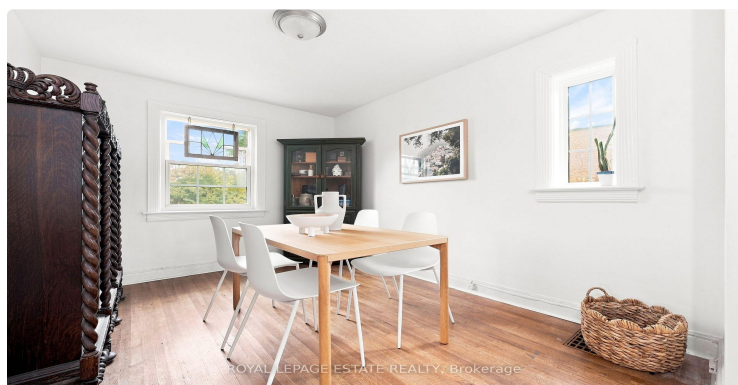
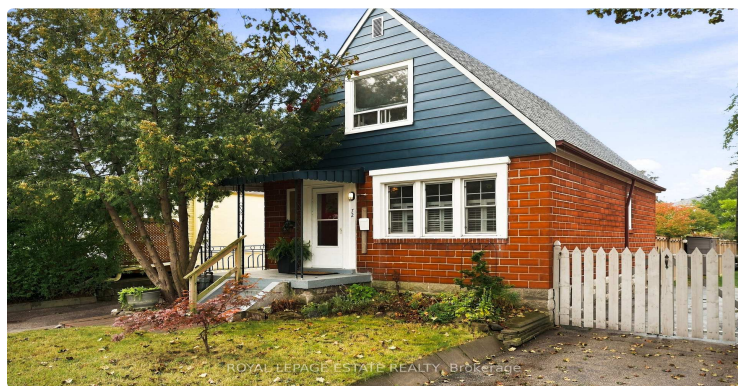
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	1 1/2 Storey
PROPERTY TYPE	Detached
BASEMENT	Separate Entrance, Finished
FACING	West
AGE	51-99 years
AREA RANGE	700-1100 sqft
PARKING	3 spaces
ANNUAL TAX	\$4,328
POSTAL CODE	M1N 3E9
NEIGHBOURHOOD	Birchcliffe-Cliffside

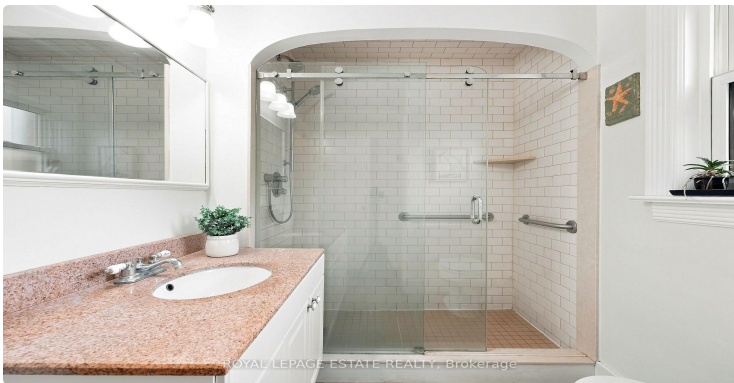
ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Hardwood Floor, Overlooks Frontyard, Picture Window

ROOM	LEVEL	DIMENSIONS	FEATURES
Dining Room	Main	—	Hardwood Floor, Overlooks Backyard, Large Window
Kitchen	Main	—	Renovated, Stainless Steel Appl, Window
Primary Bedroom	Second	—	Large Window, Overlooks Frontyard, Closet
Bedroom 2	Second	—	Large Window, Overlooks Backyard, Closet
Recreation	Basement	—	Open Concept, 2 Pc Bath, Window

GALLERY





LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE ESTATE REALTY

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Prepared for you on October 24, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.