



ROYAL LEPAGE TERREQUITY TEAM SOBERANO, Brokerage

FOR SALE

DETACHED

MLS# E13799468

32 Rotary Drive, Toronto, ON M1B 2J1

Rouge E11, Toronto · M1B 2J1

C\$ 829,000

4	4	1,750	3	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Family Comfort Meets Opportunity! This Lovely 4-Bedroom Home With A Finished Basement Offers Exceptional Flexibility For Growing Families & Multi-Generational Living. Great Curb Appeal Features A Classic Brick Exterior, A Covered Front Porch, A Private Double Driveway, & Mature Landscaping, Nestled On A Family-Friendly Street In The Rouge Neighbourhood. A Portion Of The Garage Was Professionally Converted Into Additional Living Space, Which Retains Garage Access. Bright Main Level Showcases A Sun-Filled Living Room With Hardwood Flooring, An Oversized Window, & A Beautiful Brick Fireplace. The Adjoining Formal Dining Room Features A Walkout To The Backyard Patio-Perfect For Everyday Living & Entertaining! Family Size Eat-In Kitchen Offers Abundant Cabinetry & Counter Space, Bright Windows, & A Spacious Breakfast Area With A Convenient Separate Side Entrance. Upper Level Features Four Bedrooms With Large Windows & Ample Closet Space, Including A Primary Bedroom With A 2-Pc Ensuite. A Newly Renovated Hardwood Staircase & A Renovated 4-Pc Family Bathroom Complete The Upper Level. Finished Basement Features An Open-Concept Living & Sleeping Area, A Full Eat-In Kitchen, & A 3-Piece Bathroom, Providing Comfortable & Versatile Living Space. Enjoy The Private, Fully Fenced Backyard Featuring A Large Stone Patio, Landscaped Lawn, Mature Trees, & Plenty Of Space For Relaxing, Entertaining, Or Family Fun. Conveniently Located Steps To Rouge National Urban Park, Trails, Rouge Beach, Schools, Shopping, Public Transit, & Major Highways. Great Opportunity To Make This Your Own! Must See!

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ Hospital
- ✓ Park
- ✓ Place Of Worship
- ✓ Public Transit
- ✓ Rec./Commun.Centre
- ✓ School

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished
FACING	East
AREA RANGE	1500-2000 sqft
PARKING	3 spaces
ANNUAL TAX	\$3,583
POSTAL CODE	M1B 2J1
NEIGHBOURHOOD	Rouge E11

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
------	-------	------------	----------

Living Room	Main	—	Hardwood Floor, Brick Fireplace, Large Window
Dining Room	Main	—	Hardwood Floor, Open Concept, W/O To Yard
Kitchen	Main	—	Tile Floor, Eat-in Kitchen, Side Door
Family Room	Main	—	Laminate, Access To Garage
Primary Bedroom	Second	—	2 Pc Ensuite, Window
Bedroom 2	Second	—	Broadloom, Closet, Window
Bedroom 3	Second	—	Broadloom, Closet, Window
Bedroom 4	Second	—	Broadloom, Closet, Window
Sitting	Basement	—	Vinyl Floor, B/I Bar, Window
Kitchen	Basement	—	Vinyl Floor, Eat-in Kitchen

GALLERY





LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE TERREQUITY TEAM SOBERANO

Email: pshaganenko@gmail.com

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.