



FOR SALE

DETACHED

MLS# E13812666

69 Squires Avenue, Toronto, ON M4B 2R7

O'Connor-Parkview, Toronto · M4B 2R7

C\$ 1,274,000

4	2	1,300	3	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to this thoughtfully renovated and redesigned detached East York home offering stylish open-concept living, premium finishes, and exceptional functionality throughout. The stunning custom kitchen is the heart of the home, featuring floor-to-ceiling cabinetry, quartz countertops, Italian marble herringbone backsplash, premium appliances including a Fisher & Paykel refrigerator and Monogram gas range, along with abundant storage. The main floor features an open-concept layout, engineered hardwood flooring, pot lights throughout, a rebuilt staircase, new interior doors and baseboards, and thoughtfully designed millwork. The dining area offers a walkout to a private side deck, creating a dedicated outdoor entertaining space perfect for BBQs, outdoor dining, and hosting family and friends, while maintaining a separate backyard retreat. A beautifully renovated 4-piece bathroom with porcelain tile surround, upgraded foyer and linen closets, and additional built-in storage add everyday convenience. The finished lower level (2025) extends the living space with a large bedroom, 3-piece bathroom, laundry area, and a separate side entrance, offering excellent in-law suite potential. Outside, enjoy a private backyard oasis featuring an interlocking stone patio, pergola with mature grape vines, peach tree, updated retaining wall, new lawn, side fencing, refreshed landscaping, and plenty of space for entertaining, family enjoyment, or simply relaxing. With both a dedicated side entertaining area and a separate backyard, this home offers exceptional outdoor living. Additional features include central air conditioning, Ecobee smart thermostat, central vacuum, upgraded exterior doors, an owned hot water tank, parking for three vehicles, and a built-in garage with EV charger. Extensive upgrades throughout make this a true turnkey family home in one of East York's most desirable neighbourhoods.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Electric Car Charger
- ✓ Fenced Yard
- ✓ Park
- ✓ Public Transit
- ✓ School

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Bungalow
PROPERTY TYPE	Detached
BASEMENT	Finished, Separate Entrance
FACING	East
AREA RANGE	1100-1500 sqft
PARKING	3 spaces
ANNUAL TAX	\$5,026
POSTAL CODE	M4B 2R7
NEIGHBOURHOOD	O'Connor-Parkview

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Bedroom 2	Main	—	—
Dining Room	Main	—	Hardwood Floor, Large Window, Combined w/Living
Primary Bedroom	Upper	—	Hardwood Floor, Large Window
Bedroom 4	Lower	—	Laminate, Closet
Kitchen	Main	—	Stainless Steel Appl, Quartz Counter, Porcelain Floor
—	—	—	—
Living Room	Main	—	Hardwood Floor, Open Concept, Combined w/Dining
Laundry	Lower	—	Ceramic Floor
Bedroom 3	Main	—	—

GALLERY





LISTING AGENT

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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.