



FOR SALE

DETACHED

MLS# E13814334

30 Kelsonia Avenue, Toronto, ON M1M 1B3

Cliffcrest, Toronto · M1M 1B3

C\$ 1,399,900

4	2	1,300	4	51-99	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Set in the Scarborough Bluffs, in one of the east end's most beloved neighbourhoods, is a home that wears many hats. This is a lovely detached 3BR character home with 2 garages, parking for up to 4 cars and a saltwater pool, all on a private 55 x 125 ft lot. Throughout the property, you'll appreciate the fine craftsmanship and unique details, from the wood-burning fireplace and custom carpentry, to the thoughtful landscaping and mature perennial gardens. Simply put, 30 Kelsonia Ave is the result of many years of careful, purposeful design to create a natural and artful escape. Inside, the home's charming character has been elevated with a custom pantry off of the renovated kitchen that includes main-floor laundry. The finished basement has a sep. side entrance, 3PC bath, bedroom and kitchenette for in-laws or more. Beyond the property itself, one of the neighbourhood's greatest luxuries is a genuine sense of community. Families are drawn to the highly rated Chine P.S. catchment and R.H. King Academy, but stay for the lifestyle. Quiet tree-lined streets, nearby Bluffer's Beach and waterfront trails bring neighbours together and make outdoor living part of everyday life. No matter your stage of life, whether upsizing, downsizing or empty-nesting, this home adapts beautifully. Gardening, swimming, lounging and entertaining all happen naturally here thanks to the privacy, thoughtful landscaping and in-ground pool. Just imagine "working" from home in this backyard! Commuters will appreciate being within walking distance of the GO Train, offering are markably easy trip downtown, while the large private driveway and two garages provide parking, storage and plenty of room for your own enthusiast pursuits. Come view this remarkable home today!

FEATURES

- ✓ Basement
- ✓ Pool
- ✓ Garage
- ✓ Fireplace
- ✓ Beach
- ✓ Fenced Yard
- ✓ Marina
- ✓ Park
- ✓ Public Transit
- ✓ School

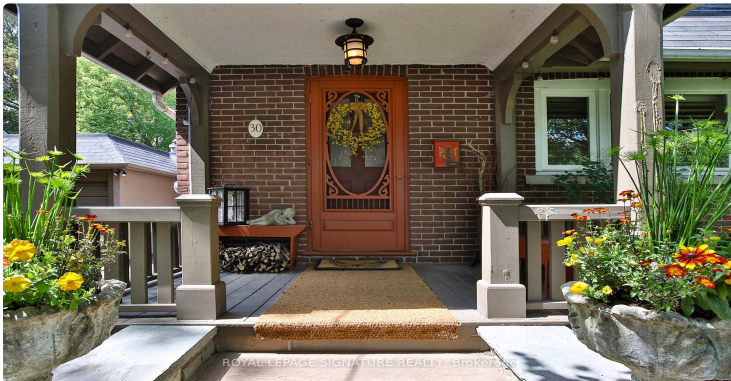
PROPERTY DETAILS

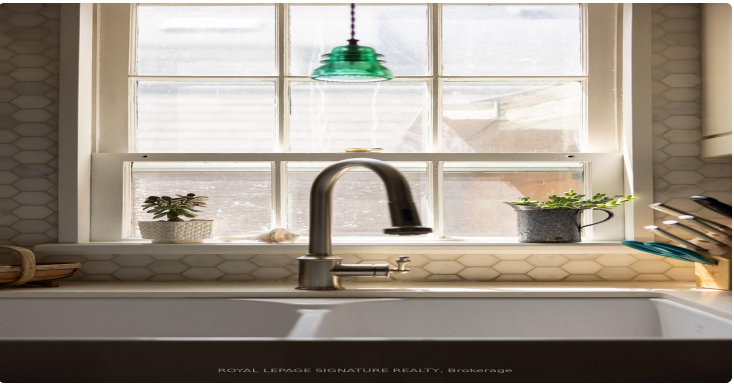
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Separate Entrance, Finished
FACING	North
AGE	51-99 years
AREA RANGE	1100-1500 sqft
PARKING	4 spaces
ANNUAL TAX	\$5,977
POSTAL CODE	M1M 1B3
NEIGHBOURHOOD	Cliffcrest

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Hardwood Floor, Fireplace, Large Window
Dining Room	Main	—	Hardwood Floor, Picture Window, Plate Rail
Kitchen	Main	—	Pantry, Renovated, Stainless Steel Appl
Laundry	Main	—	Pantry, Natural Finish, Pass Through
Primary Bedroom	Second	—	Hardwood Floor, His and Hers Closets, Large Window
Bedroom 2	Second	—	Hardwood Floor, Closet, Window
Bedroom 3	Second	—	Hardwood Floor, Closet, Window
Recreation	Basement	—	Finished, Pot Lights, Open Concept
Bedroom	Basement	—	Finished, Window
Other	Basement	—	Finished, Window

GALLERY





LISTING AGENT

Pavel Shaganenko

ROYAL LEPAGE SIGNATURE REALTY

Email: pshaganenko@gmail.com

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.