



SOLTANIAN REAL ESTATE INC., Brokerage

FOR SALE

DETACHED

MLS# E14093304

17 Trenton Avenue, Toronto, ON M4C 2Z3

Woodbine-Lumsden, Toronto · M4C 2Z3

C\$ 1,599,000

5	5	2,250	2	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Experience Refined Luxury and Exceptional Craftsmanship at 17 Trenton Avenue! This exquisite 4+1 bedroom, 5-bathroom detached residence offers approximately 3381 sq. ft. (2,481sq.ft above grade + 900 sq.ft. basement) of Luxury living space on a premium 30 x 112.64-ft-deep lot. Impressive curb appeal showcases a sophisticated stone and ACM panel exterior, elegant interlocking, and a covered front porch. Inside, discover engineered hardwood flooring, custom wainscoting, halogen lighting throughout, and designer finishes. A stunning staircase with elegant glass railings flows seamlessly from the basement to the upper level, creating a striking architectural statement. The separate formal living room features oversized windows and an elegant accent wall. The spacious dining room flows into the inviting family room with custom built-ins, a gas fireplace, and a feature wall. The gourmet kitchen showcases two-tone cabinetry, quartz countertops and backsplash, premium Bosch built-in appliances, a separate pantry, and an oversized waterfall island with breakfast bar, illuminated by a beautiful statement chandelier. Upstairs, the luxurious primary retreat features a spa-inspired 6-piece ensuite and custom walk-in closet. The second bedroom offers a private 4-piece ensuite, while two additional bedrooms share a stylish 4-piece bathroom. Convenient second-floor laundry completes this level. The fully finished inlaw apartment walkout basement offers a separate entrance, full kitchen, spacious bedroom, 4-piece bathroom, separate laundry, and an expansive recreation room with potential for an additional bedroom. Ideal for extended family or multigenerational living! Enjoy a fully fenced backyard with a spacious deck and storage shed. Ideally located near TTC transit, Stan Wadlow Park, Taylor Creek Trails, schools, and amenities. An exceptional blend of modern sophistication, luxury, and comfort!

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ School
- ✓ Park
- ✓ Ravine
- ✓ Public Transit
- ✓ Rec./Commun.Centre
- ✓ Fenced Yard

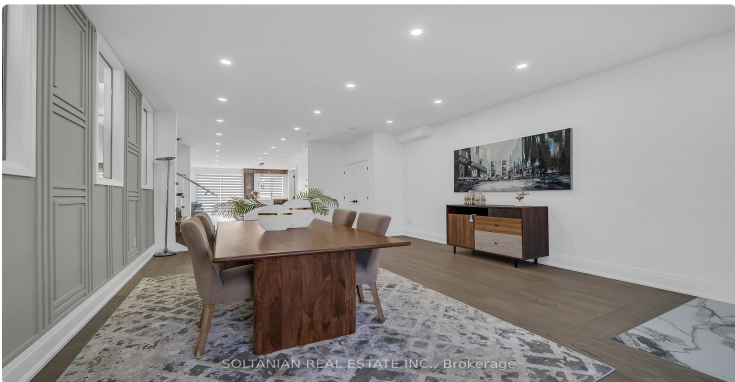
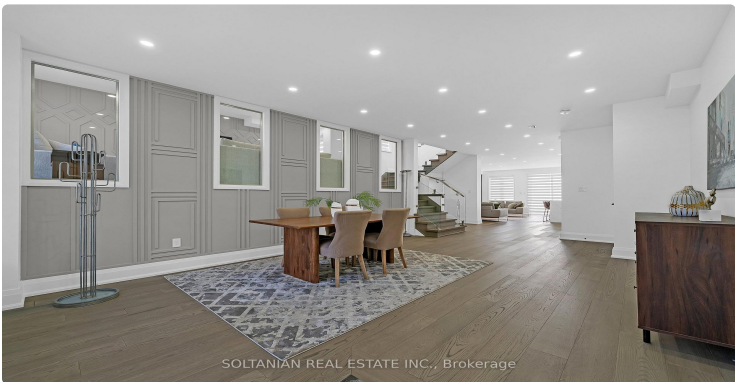
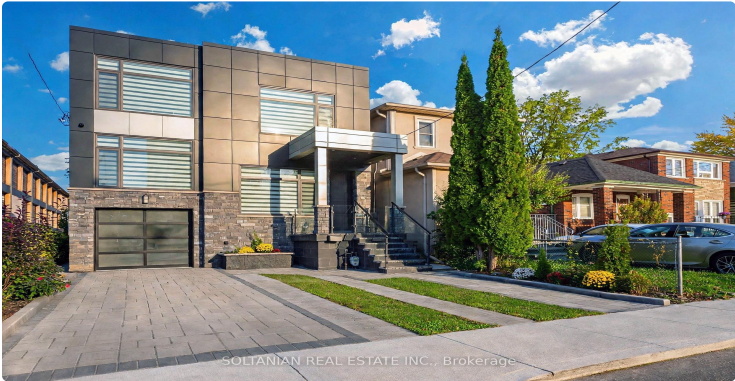
PROPERTY DETAILS

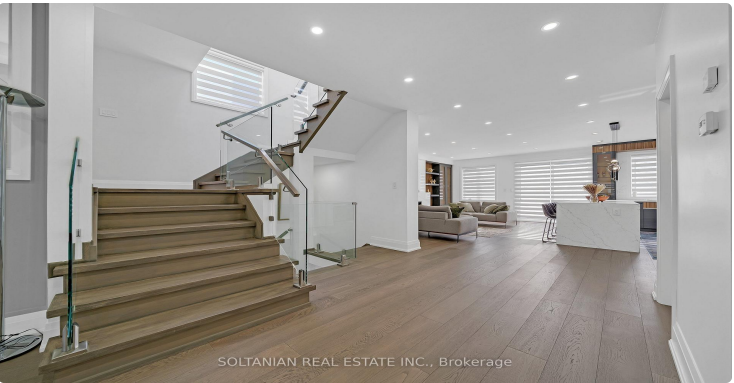
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished, Separate Entrance
FACING	South
AREA RANGE	2000-2500 sqft
PARKING	2 spaces
ANNUAL TAX	\$10,712
POSTAL CODE	M4C 2Z3
NEIGHBOURHOOD	Woodbine-Lumsden

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Foyer	Main	—	LED Lighting, Double Closet, Hardwood Floor
Dining Room	Main	—	Large Window, Wainscoting, Hardwood Floor
Kitchen	Main	—	Centre Island, Quartz Counter, B/I Appliances
Living Room	Main	—	Large Window, Wainscoting, Hardwood Floor
Family Room	Main	—	W/O To Deck, Gas Fireplace, B/I Shelves
Primary Bedroom	Second	—	7 Pc Ensuite, Walk-In Closet(s), Large Window
Bedroom 2	Second	—	Double Closet, Large Window, 4 Pc Bath
Bedroom 3	Second	—	Double Closet, Large Window, 4 Pc Bath
Bedroom 4	Second	—	Large Window, Closet, 4 Pc Ensuite
Laundry	Second	—	Stainless Steel Appl, Porcelain Floor, B/I Shelves
Recreation	Basement	—	Above Grade Window, W/O To Yard, Laminate
Kitchen	Basement	—	Quartz Counter, Stainless Steel Appl, Above Grade Window
Bedroom	Basement	—	Large Closet, Above Grade Window, Pot Lights
Laundry	Basement	—	Laminate, LED Lighting

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.