



FOR SALE SEMI-DETACHED MLS# E14096598

74 East Lynn Avenue, Toronto, ON M4C 3X2

East End-Danforth, Toronto · M4C 3X2

C\$ 699,000

3	2	1,300	0	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Opportunity Knocks!! Light filled home on sought after East Lynn Ave! This charming semi offers an open concept main floor with separate entrance to basement. Fully finished basement features second kitchen, 3pc bathroom & extra bedroom great for when relatives and friends visit. The second floor was previously a three bedroom layout, but walls for middle bedroom were removed to make larger primary space. Perfect blank canvas to create a spacious primary retreat, or replace the middle bedroom to turn back into a 3 Bedroom home. 2nd bedroom features walkout to deck overlooking backyard & park. Enjoy a glass of wine on the front porch or in the spacious private back yard. Located steps to shopping, restaurants, transit, East Lynn park, Merrill Bridge Dog park, great schools & more. Fantastic opportunity to create your dream home in a vibrant family friendly neighbourhood!

FEATURES

✓ Basement

PROPERTY DETAILS

PROPERTY TYPE	Semi-Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Semi-Detached
BASEMENT	Finished, Full
FACING	West
AREA RANGE	1100-1500 sqft
ANNUAL TAX	\$5,256
POSTAL CODE	M4C 3X2
NEIGHBOURHOOD	East End-Danforth

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Combined w/Dining, Large Window, Laminate
Dining Room	Main	—	Combined w/Living, Open Concept, Leaded Glass
Kitchen	Main	—	Combined w/Dining, Open Concept, Centre Island
Foyer	Main	—	Walk-Out, Overlooks Backyard
Bedroom	Second	—	Large Closet, B/I Shelves, W/O To Deck
Primary Bedroom	Second	—	Large Window, Large Closet, Open Concept

ROOM	LEVEL	DIMENSIONS	FEATURES
Bathroom	Second	—	3 Pc Bath, Stone Floor
Kitchen	Basement	—	Ceramic Floor, Window
Media Room	Basement	—	Broadloom
Bedroom	Basement	—	Broadloom, Window, Closet
Bathroom	Basement	—	3 Pc Bath, Tile Floor, B/I Vanity
Utility Room	Basement	—	—

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.