



FOR SALE

SEMI-DETACHED

MLS# E14105838

71 Langley Avenue, Toronto, ON M4K 1B4

North Riverdale, Toronto · M4K 1B4

C\$ 2,199,000

5	5	1,750	0	100+	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to 71 Langley Ave, a stunning Victorian masterpiece meticulously rebuilt from the studs up, where timeless architectural character meets exceptional modern craftsmanship. Approx. 2400 Sq. Ft. No detail has been overlooked in this extraordinary transformation, featuring a spectacular new three-storey addition and thoughtfully designed living spaces that check every box. Step inside and prepare to be impressed! Soaring 10 foot main-floor ceilings, beautiful engineered hardwood floors, custom millwork and elegant staircases create an immediate sense of sophistication. The gorgeous custom kitchen, appointed with KitchenAid and Fisher & Paykel appliances, flows beautifully into the living spaces, including that coveted and rarely found main-floor family room. Offering four spacious bedrooms, this home truly shines on the third floor, where an incredible primary retreat awaits. Soaring 10-foot ceilings, a luxurious five-piece ensuite, private sitting/dressing room and your very own south-facing treetop deck create a sanctuary you'll never want to leave. The fully underpinned and waterproofed lower level features impressive 8-foot ceilings, a separate entrance and kitchen/laundry rough-ins, offering exciting potential for a future legal apartment. Behind the beauty is an equally impressive investment in infrastructure: 200-amp electrical, upgraded water and gas services, three heat pumps providing independent climate zones, new energy-efficient windows and doors, and new roofing. Original brickwork has been beautifully restored and stained glass preserved, honouring the home's Victorian heritage. Add convenient second-floor laundry and a private, fully fenced south-facing backyard, and the picture is complete. And the location? Simply outstanding. Nestled in the heart of Prime Riverdale, within the highly coveted Withrow Avenue Junior Public School, Earl Grey Senior Public School and Riverdale Collegiate Institute catchments. An exceptional home.

FEATURES

- ✓ Basement
- ✓ Park
- ✓ Fenced Yard
- ✓ Library
- ✓ Public Transit
- ✓ School
- ✓ Place Of Worship

PROPERTY DETAILS

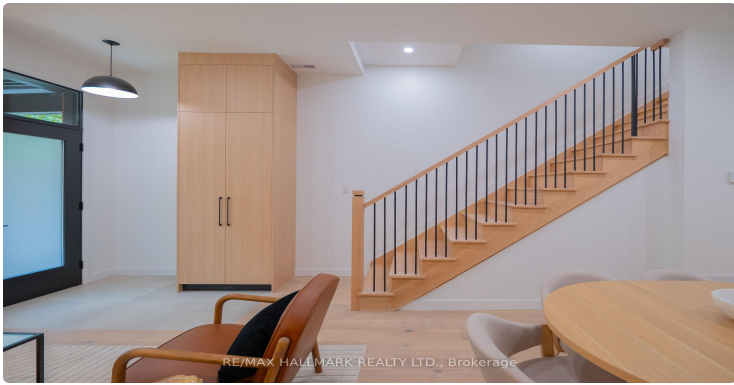
PROPERTY TYPE	Semi-Detached
LISTING STATUS	For Sale
STYLE	3-Storey
PROPERTY TYPE	Semi-Detached
BASEMENT	Finished with Walk-Out
FACING	South
AGE	100+ years
AREA RANGE	1500-2000 sqft
ANNUAL TAX	\$7,782
POSTAL CODE	M4K 1B4
NEIGHBOURHOOD	North Riverdale

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Hardwood Floor, Pot Lights, Open Concept
Dining Room	Main	—	Hardwood Floor, Pot Lights, Open Concept
Kitchen	Main	—	Hardwood Floor, Renovated, 2 Pc Bath
Family Room	Main	—	Hardwood Floor, W/O To Garden, Window Floor to Ceiling
Bedroom 2	Second	—	Hardwood Floor, Picture Window, Double Closet
Bedroom 3	Second	—	Hardwood Floor, Closet, Window
Bedroom 4	Second	—	Overlooks Backyard, 3 Pc Ensuite, Double Closet
Primary Bedroom	Third	—	Hardwood Floor, 5 Pc Ensuite, W/O To Deck
Sitting	Third	—	Hardwood Floor, W/W Closet, Window
Bathroom	Third	—	Tile Floor, Soaking Tub, Separate Shower
Recreation	Basement	—	Laminate, W/O To Yard, Pot Lights
Bedroom	Basement	—	3 Pc Bath, Closet, Window

GALLERY





LISTING AGENT

Pavel Shaganenko

RE/MAX HALLMARK REALTY LTD.

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.