FOR SALE | CONDO TOWNHOUSE | MLS# E14107922

35 Birchcliff Avenue 48, Toronto, ON M1N 3C5

Birchcliffe-Cliffside, Toronto · M1N 3C5

C$ 725,000

3	2	1,100	1	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Green views change the feeling here. This 3-bedroom, 2-bath Birchcliff condo townhouse pairs a clean, modern interior with the kind of outdoor connection buyers do not always expect from condo living. Warm luxury vinyl flooring runs through a bright main level, where crisp white cabinetry and natural wood tones give the kitchen a calm, contemporary feel. A generous centre island anchors the space, with stainless steel appliances and an easy flow into the living and dining areas.The sightline carries straight toward the outdoors. Large windows and a walkout draw in leafy views, while the private deck and yard create an extension of the home that feels genuinely usable. Morning coffee outside. Dinner with the doors open. A little more green in the everyday.One bedroom sits on the main level, while two more are tucked downstairs for added privacy, including a spacious primary with double closets and ensuite. The bathrooms keep the same clean, minimal language, and owned underground parking plus an owned locker add everyday practicality.Then there is Birchcliff itself. Kingston Road is right nearby for shops, services and transit, while Lake Ontario gives the neighbourhood its quieter edge. Scarborough Crescent Park is a short drive away, with clifftop lake views, open lawns, a playground, splash pad and four tennis courts.It is the kind of east-end home that lets you stay connected to the city while still coming home to something calmer.*** NOTE: The listing price has been adjusted to reflect the net price after application of the newly introduced HST rebates ***

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Beach
- ✓ Park
- ✓ Place Of Worship
- ✓ Public Transit
- ✓ School
- ✓ Terraced

PROPERTY DETAILS

PROPERTY TYPE	Condo Townhouse
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Condo Townhouse
BASEMENT	Finished with Walk-Out
AREA RANGE	1000-1199 sqft
PARKING	1 spaces
ANNUAL TAX	$7,283
POSTAL CODE	M1N 3C5
NEIGHBOURHOOD	Birchcliffe-Cliffside

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Main	—	Stone Counters, Stainless Steel Appl, Centre Island
Living Room	Main	—	Combined w/Dining, Pot Lights, W/O To Deck

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Combined w/Dining, Pot Lights, W/O To Deck
Living Room	Main	—	Combined w/Dining, Pot Lights
Living Room	Main	—	Combined w/Dining, Vinyl Floor, Window Floor to Ceiling
Dining Room	Main	—	Combined w/Living, Pot Lights, Vinyl Floor
Kitchen	Main	—	Centre Island, Stainless Steel Appl
—	Main	—	—
Bedroom 3	Main	—	Window Floor to Ceiling, Closet, Vinyl Floor
Primary Bedroom	Lower	—	Double Closet, Window, Ensuite Bath
Bedroom 2	Lower	—	Closet, Window
—	—	—	—

GALLERY

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LISTING AGENT

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Prepared for you on October 27, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.