



FOR SALE

DETACHED

MLS# E14114728

38 Bobolink Avenue, Toronto, ON M1X 1W3

Rouge E11, Toronto · M1X 1W3

C\$ 1,299,000

6	4	2,250	6	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Mattamy Built Home With Spacious 2 Bedroom Basement Apartment ** Featuring hardwood flooring throughout the main floor, an open concept layout, and a modern kitchen with granite countertops. Walk out directly to the backyard from the kitchen.The fully interlocked driveway accommodates 4 cars with no sidewalk. Direct garage access via mudroom and provides convenient access to the basement apartment.**The second floor offers 4 spacious bedrooms, 2 full bathrooms, and a computer nook **Primary bedroom features double walk in closets **The 2 bedroom basement apartment includes a separate living room, kitchen, and full bathroom, potential to earn additional rental income.**Convenience: Just a 3 minute walk to an elementary school, park, and 24-hour public transit. Approximately 10 minutes to high schools, colleges, universitiy, the Pan Am Centre, New medical School, and hospital.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Apartment
FACING	North
AREA RANGE	2000-2500 sqft
PARKING	6 spaces
ANNUAL TAX	\$6,023
POSTAL CODE	M1X 1W3
NEIGHBOURHOOD	Rouge E11

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Hardwood Floor, Pot Lights, Window
Dining Room	Main	—	Hardwood Floor, Pot Lights, Window
Family Room	Main	—	Hardwood Floor, Pot Lights, Gas Fireplace
Kitchen	Main	—	Modern Kitchen, Granite Counters, Stainless Steel Appl

ROOM	LEVEL	DIMENSIONS	FEATURES
Breakfast	Main	—	Ceramic Floor, Pot Lights, W/O To Yard
Primary Bedroom	Second	—	Broadloom, Double Closet, 4 Pc Ensuite
Bedroom 2	Second	—	Broadloom, Closet, Bay Window
Bedroom 3	Second	—	Broadloom, Closet, Window
Bedroom 4	Second	—	Broadloom, Closet, Window
Bedroom	Basement	—	—

GALLERY





LISTING AGENT

Pavel Shaganenko

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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.