



FOR SALE

DETACHED

MLS# E14120154

38 Pickering Street, Toronto, ON M4E 3J6

The Beaches, Toronto · M4E 3J6

C\$ 1,799,000

4	4	2,250	3	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to 38 Pickering Street, a beautiful detached home tucked on one of the most loved streets of the Upper Beach. With 4 bedrooms, 4bathrooms and plenty of room to grow, this is a home that makes everyday family living feel easy. Generous living and dining spaces, complete with a cozy fireplace, set the stage for everything from quiet evenings to lively gatherings, while the gorgeous eat-in kitchen is a natural place for everyone to come together. Upstairs, the spacious primary suite offers a lovely escape, complete with a spa-inspired ensuite and heated floors.The finished basement adds exceptional versatility, with soaring 12-foot ceilings and a walkout. Outside, a generous deck overlooks an exceptionally deep backyard with endless possibilities for entertaining, playing or simply enjoying a little peace and quiet. A private driveway and garage provide coveted, worry free parking. This home is both beautifully maintained and updated (new windows, garage door, solar panels, etc.) and is also just steps from Adam Beck Junior PS and Malvern Cl. A wonderful home in an equally wonderful neighbourhood.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ Beach
- ✓ Lake/Pond
- ✓ Park
- ✓ Public Transit
- ✓ Rec./Commun.Centre
- ✓ School

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Finished with Walk-Out
FACING	West
AREA RANGE	2000-2500 sqft
PARKING	3 spaces
ANNUAL TAX	\$8,955
POSTAL CODE	M4E 3J6
NEIGHBOURHOOD	The Beaches

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Hardwood Floor, Fireplace, Open Concept
Dining Room	Main	—	Hardwood Floor, Crown Moulding, Open Concept
Kitchen	Main	—	Hardwood Floor, Eat-in Kitchen

ROOM	LEVEL	DIMENSIONS	FEATURES
Family Room	Main	—	Hardwood Floor, W/O To Deck
Primary Bedroom	Second	—	Hardwood Floor, Walk-In Closet(s), 4 Pc Ensuite
Bedroom 2	Second	—	Hardwood Floor, Double Closet
Bedroom 3	Second	—	Hardwood Floor, Double Closet
Bedroom 4	Second	—	Hardwood Floor, Closet, Skylight
Recreation	Basement	—	3 Pc Bath, W/O To Garden, Broadloom
Laundry	Basement	—	Closet

GALLERY





LISTING AGENT

Pavel Shaganenko

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