



HOMELIFE/CIMERMAN REAL ESTATE LIMITED, Brokerage

FOR SALE

DETACHED

MLS# W13730624

43 Riverlea Drive, Toronto, ON M9P 2B1

Humber Heights, Toronto · M9P 2B1

C\$ 1,778,000

5	4	2,250	6	16-30	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

WELCOME TO BRIGHT HOME FILLED WITH NATURAL LIGHT, SITUATED IN ONE OF ETOBICOKE'S MOST PRESTIGIOUS NEIGHBOURHOODS. THE MAIN FLOOR OFFERS A RELAXING LIVING ROOM WITH A FIREPLACE THAT CREATES AN INVITING ATMOSPHERE, AN ENTERTAINER'S KITCHEN THAT A WALK-OUT TO A SPACIOUS DECK AND PATIO OVERLOOKING A LANDSCAPED YARD AND PERENNIAL GARDEN THAQT RETURNS ANNUALLY, THE HOUSE HAS HARDWOOD FLOOR THRU-OUT. THE UPPER LEVEL INCLUDED 4 SPACIOUS BEDROOMS AND A WALK-IN CLOSETS. ONE BEDROOM IS CURRENTLY BEING USED AS AN OFFICE. THE LOWER LEVEL OFFERS A COZY APARTMENT, WHICH PRESENTLY RENTED AND A LOT OF STORAGE SPACE. THERE ARE 4 BATHROOMS IN THE HOUSE, ONE CONVIENTLY LOCATED ON MAIN LEVEL. 3 FULL BATHROOMS ON SECOND AND BASEMENT LEVEL. STEPS TO TTC: 5 MIN WALK TO ROYAL YORK, SCARLETT SUBWAY, UP, GO, BUS ON THE CORNER. THE KINGSWAY SHOPS & RESTAURANTS AND ROYAL YORK PLAZA, YORKDALE MALL. CLOSE TO 2 GOLF AND COUNTRY CLUB, AND TOP-RANKED SCHOOLS. WALK OR BIKE ALONG THE SCENIC TRAILS OF PRESTIGIOUS JAMES GARDEN. HOUSE IS FRESHLY PAINTED MOVE IN AND ENJOY!Allowed to build garden suits

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Detached
BASEMENT	Apartment, Separate Entrance, Finished
FACING	North
AGE	16-30 years
AREA RANGE	2000-2500 sqft
PARKING	6 spaces
ANNUAL TAX	\$7,160
POSTAL CODE	M9P 2B1
NEIGHBOURHOOD	Humber Heights

GALLERY





LISTING AGENT

Pavel Shaganenko

HOMELIFE/CIMERMAN REAL ESTATE LIMITED

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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.