



FOR SALE

DETACHED

MLS# W13740386

54 Bearbury Drive, Toronto, ON M9C 2G9

Markland Wood, Toronto · M9C 2G9

C\$ 1,649,000

3	2	1,300	8	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Welcome to this beautifully maintained bungalow nestled in the highly sought-after Markland Wood community. Situated on a quiet, family-friendly street, this spacious home offers over 1,250 SF above grade with a thoughtfully designed layout featuring 3 generous bedrooms, a bright open-concept living and dining area, and a large eat-in kitchen perfect for everyday living and entertaining. The sun-filled main floor showcases hardwood flooring, updated finishes, and a renovated 3-piece bath, while the spacious primary bedroom provides a comfortable retreat. The finished lower level, which has a separate entrance expands the living space with a second kitchen, a large recreation room, an additional 3-piece bath, and ample storage, offering excellent in-law suite or income potential. Enjoy the convenience of living minutes from top-rated schools, parks, golf courses, and everyday essentials. Walk to Markland Wood Golf Club, Millwood Park, and local trails, while being just moments from CF Sherway Gardens, Cloverdale Mall redevelopment, Farm Boy, Longo's, Costco, and a variety of restaurants and cafes. Commuters will appreciate quick access to Highways 427, 401, QEW, and Gardiner Expressway, along with nearby TTC and MiWay transit connections. Pearson International Airport, Kipling GO Station, and Kipling Subway Station are all within easy reach, making this an exceptional opportunity to own in one of Etobicoke's most established and desirable neighbourhoods.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ Park
- ✓ Fenced Yard
- ✓ School
- ✓ Rec./Commun.Centre
- ✓ Public Transit

PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Bungalow-Raised
PROPERTY TYPE	Detached
BASEMENT	Finished, Separate Entrance
FACING	North
AREA RANGE	1100-1500 sqft
PARKING	8 spaces
ANNUAL TAX	\$6,327
POSTAL CODE	M9C 2G9
NEIGHBOURHOOD	Markland Wood

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Kitchen	Main	—	Centre Island, Quartz Counter, Stainless Steel Appl

ROOM	LEVEL	DIMENSIONS	FEATURES
Dining Room	Main	—	Open Concept, Pot Lights, W/O To Deck
Living Room	Main	—	Overlooks Dining, Pot Lights, Hardwood Floor
Primary Bedroom	Main	—	Mirrored Closet, Window, Hardwood Floor
Bedroom 2	Main	—	Closet, Window, Hardwood Floor
Bedroom 3	Main	—	Closet, Window, Hardwood Floor
Kitchen	Lower	—	Open Concept, Quartz Counter, Breakfast Bar
Recreation	Lower	—	Open Concept, Pot Lights, Vinyl Floor

GALLERY





LISTING AGENT

Pavel Shaganenko

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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.