



FOR SALE

DUPLEX

MLS# W13800956

107 Trethewey Drive, Toronto, ON M6M 4B6

Beechborough-Greenbrook, Toronto · M6M 4B6

C\$ 2,788,888

9	6	4,250	9	0-5	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

A rare Custom-Built Legal Duplex Offering over 6,500 Sq. Ft. of Finished Living Space!! Designed for the evolving needs of today families, this thoughtfully designed custom-built legal duplex offers a rare alternative to traditional single-family housing. With the ability to create 1, 2 or 3 fully independent living environments that offers separate mechanical systems (3 electrical panels, 2 furnaces, 2 a/c units, & 2 hot water tanks) and kitchens with exceptional privacy. The home is ideally suited for multi-generational living, shared family ownership, live-and-rent arrangements, or long-term wealth building. Situated on a premium oversized lot (8,260 sq ft) and boasting approximately 4,650 square feet above grade living space and fully finished basement, this home delivers exceptional scale, flexibility, and quality rarely found within the Toronto market. Located 200m from Black Creek access to 400 series highways and 3 bus stops from the new Eglinton cross town Keelestation (corner of Keele/Eglinton) making city and downtown commuting very convenient. **Seller advises that the basement is a separate self-contained unit with two entrances/exits. The basement is not represented or warranted by the Seller as a legal secondary dwelling unit. Buyer to conduct their own due diligence with the appropriate municipal authorities regarding zoning, permits, building/fire code requirements and any requirements for conversion or retrofit of the basement. Seller makes no representation or warranty regarding the ability to legalize or retrofit the basement as a separate dwelling unit **

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Public Transit
- ✓ Place Of Worship
- ✓ Park
- ✓ Fenced Yard
- ✓ New Build

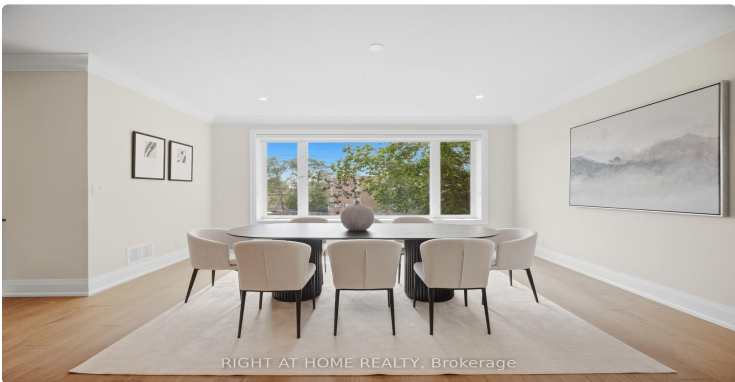
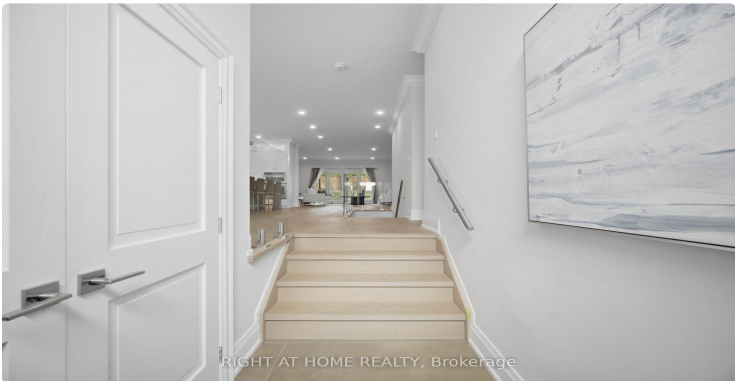
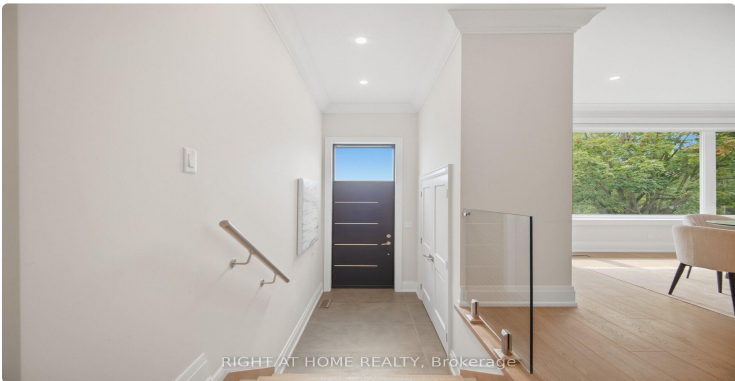
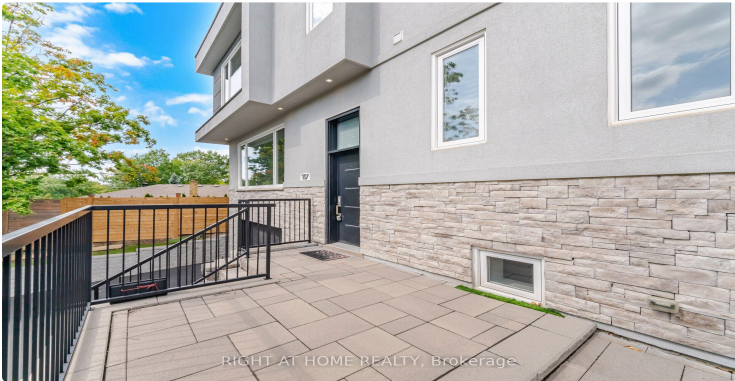
PROPERTY DETAILS

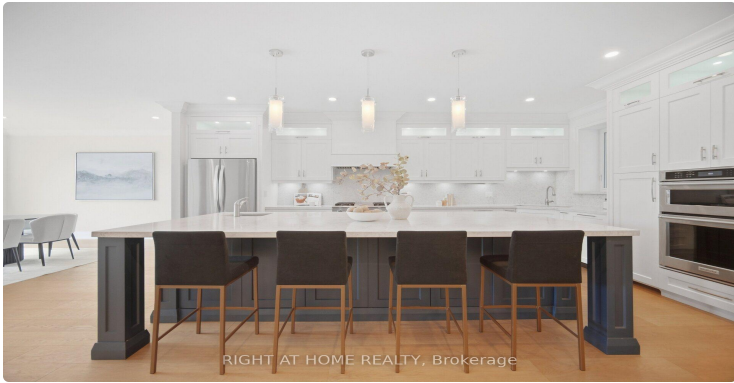
PROPERTY TYPE	Duplex
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Duplex
BASEMENT	Separate Entrance, Finished with Walk-Out
FACING	North
AGE	0-5 years
AREA RANGE	3500-5000 sqft
PARKING	8.5 spaces
ANNUAL TAX	\$13,305
POSTAL CODE	M6M 4B6
NEIGHBOURHOOD	Beechborough-Greenbrook

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Family Room	Main	—	Hardwood Floor, W/O To Patio, French Doors
Living Room	Main	—	Hardwood Floor, Large Window, Open Concept
Kitchen	Main	—	Centre Island, B/I Oven, B/I Stove
Powder Room	Main	—	2 Pc Bath
Primary Bedroom	Main	—	4 Pc Ensuite, Walk-In Closet(s), Hardwood Floor
Bedroom	Main	—	Hardwood Floor
Bedroom 2	Main	—	Hardwood Floor
Laundry	Main	—	—
Family Room	Second	—	Hardwood Floor, French Doors, W/O To Deck
Living Room	Second	—	Combined w/Dining, Hardwood Floor
Kitchen	Second	—	Centre Island, B/I Oven, B/I Stove
Primary Bedroom	Second	—	3 Pc Ensuite, Walk-In Closet(s), Hardwood Floor
Bedroom	Second	—	Hardwood Floor, Large Window
Bedroom 2	Second	—	Closet, Hardwood Floor
Laundry	Second	—	—
Kitchen	Basement	—	Combined w/Dining, Combined w/Living
Kitchen	Basement	—	Vinyl Floor, B/I Dishwasher
Living Room	Basement	—	Combined w/Dining
Other	Basement	—	Window
Other	Basement	—	Window
Other	Basement	—	—
Dining Room	Second	—	—
Laundry	Basement	—	—
Locker	Basement	—	—
—	—	—	—

GALLERY





LISTING AGENT

Pavel Shaganenko

RIGHT AT HOME REALTY

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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.