



FOR SALE

DETACHED

MLS# W13877634

43 Franca Crescent, Toronto, ON M9V 4T8

Mount Olive-Silverstone-Jamestown, Toronto · M9V 4T8

C\$ 699,000

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

ABOUT THIS PROPERTY

An exceptional opportunity to own a detached home in the heart of Mount Olive! Offering 1,400 sf above grade and lovely curb appeal, 43 Franca Crescent is a spacious detached two-storey, multi-level residence with three bedrooms, generous principal rooms and tremendous potential to make it your own. The main level welcomes you with a foyer featuring a double coat closet that opens to a family-sized eat-in kitchen with a dedicated breakfast area overlooking the front yard and a walkout to the side patio, a formal dining room ideal for family gatherings, an oversized living room with a direct walkout to the deck and backyard and a convenient two-piece powder room. Upstairs are three well-proportioned bedrooms and a four-piece family bathroom. A lower level family/recreation room with a striking brick fireplace adds valuable living space, perfect for a children's playroom, home office or an additional lounge area. The next level down accommodates an open laundry and utility area, along with plentiful storage and a cantina. Outside, the expansive, fully fenced backyard features a deck, patio, large lawn and garden shed, with plenty of space for children, pets, gardening, relaxing and outdoor entertaining. An attached single-car garage and a double private driveway provide parking for three vehicles. Conveniently located near excellent recreational amenities including Thackeray Park, Humber River parkland, the scenic Humber River Recreational Trail and Rowntree Mills Park, shopping at Albion Mall, local schools including well-regarded John D. Parker Junior School, public transit and Highways 27 and 407. A detached family home offering endless potential to make it your in Etobicoke's established Mount Olive neighbourhood!

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fireplace
- ✓ Park
- ✓ River/Stream
- ✓ School
- ✓ Public Transit
- ✓ Rec./Commun.Centre
- ✓ Greenbelt/Conservation

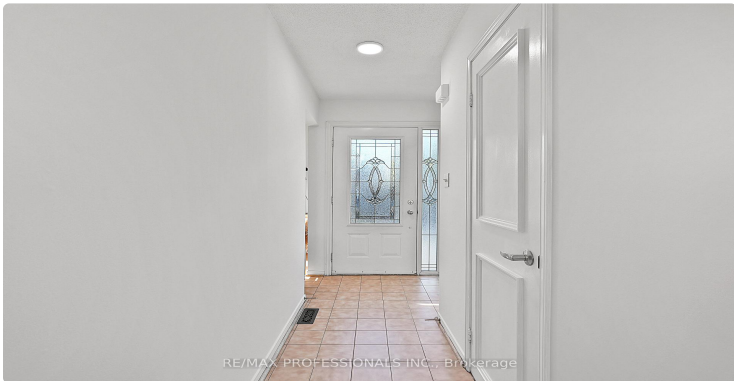
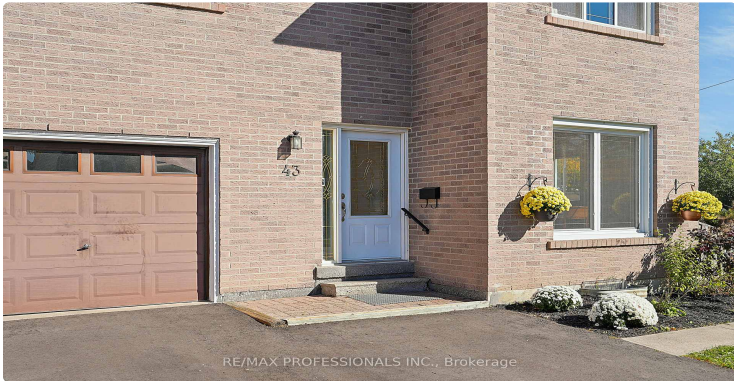
PROPERTY DETAILS

PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Backsplit 5
PROPERTY TYPE	Detached
BASEMENT	Partially Finished
FACING	North
AREA RANGE	1100-1500 sqft
PARKING	3 spaces
ANNUAL TAX	\$3,439
POSTAL CODE	M9V 4T8
NEIGHBOURHOOD	Mount Olive-Silverstone-Jamestown

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Foyer	Main	—	Tile Floor, Double Closet, 2 Pc Bath
Kitchen	Main	—	Tile Floor, Family Size Kitchen, Double Sink
Breakfast	Main	—	W/O To Patio, Large Window, Tile Floor
Dining Room	Main	—	Tile Floor, Overlooks Living
Living Room	In Between	—	W/O To Deck, Broadloom, Overlooks Dining
Primary Bedroom	Second	—	Double Closet, Large Window, Broadloom
Bedroom 2	Second	—	Double Closet, Large Window, Broadloom
Bedroom 3	Second	—	Double Closet, Window, Broadloom
Family Room	In Between	—	Brick Fireplace, Above Grade Window, Panelled
Utility Room	Lower	—	Combined w/Laundry, Above Grade Window
Cold Room/Cantina	Lower	—	B/I Shelves, Tile Floor, Above Grade Window

GALLERY





LISTING AGENT

Pavel Shaganenko

RE/MAX PROFESSIONALS INC.

Email: pshaganenko@gmail.com

Prepared for you on October 25, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.