



FOR SALE

DETACHED

MLS# W13879568

15 Valencia Crescent, Toronto, ON M6L 1M3

Maple Leaf, Toronto · M6L 1M3

C\$ 1,049,000

3	2	1,300	5	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

On a quiet Crescent is a modest family home with great potential, situated on a 46 x 120 foot lot that widens to 70 feet at the rear boundary. Lived in and cared for by the same family for over 25 years, originally purchased as a 4 bedroom, converter to a 3 bedroom by the current owners to accommodate what's now the sitting room. Conveniently Located in the heart of the desirable Maple Leaf community. Hardwood floors throughout the main floor, lots of storage space, over-sized single garage that includes a small work space towards the rear. Trap door at the rear of the garage, accesses an underground storage space. Not far from Highways 401 and 400, public transit, schools, the community centre, parks, shopping, restaurants, and other everyday amenities, with easy access to Yorkdale Shopping Centre and the Toronto City core not too far away.

FEATURES

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

PROPERTY DETAILS

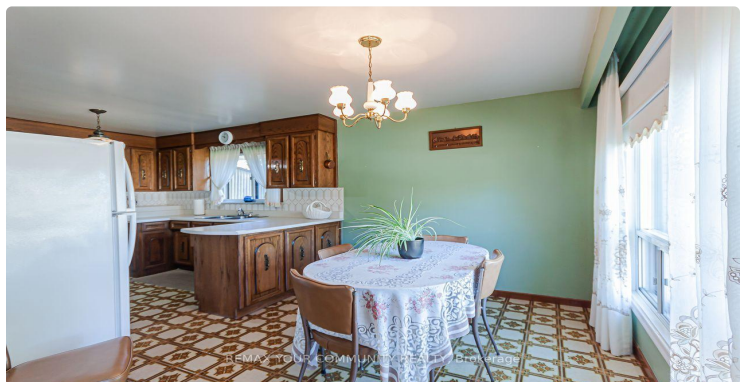
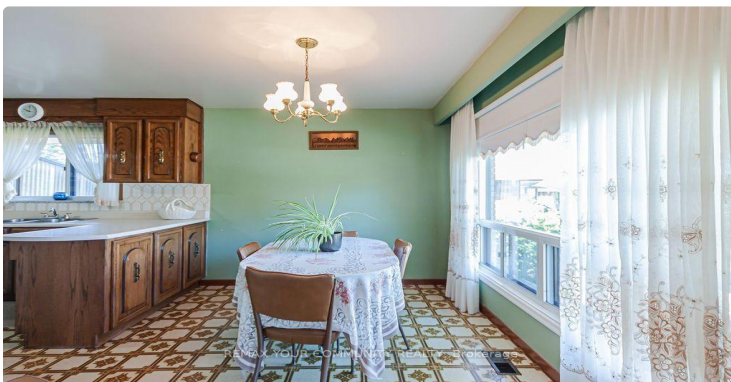
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Bungalow
PROPERTY TYPE	Detached
BASEMENT	Finished, Separate Entrance
FACING	East
AREA RANGE	1100-1500 sqft
PARKING	5 spaces
ANNUAL TAX	\$5,632
POSTAL CODE	M6L 1M3
NEIGHBOURHOOD	Maple Leaf

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Dining Room	Ground	—	Hardwood Floor
Kitchen	Ground	—	Ceramic Floor, Ceramic Backsplash
Breakfast	Ground	—	Ceramic Floor
Sitting	Ground	—	Broadloom

ROOM	LEVEL	DIMENSIONS	FEATURES
Bedroom	Ground	—	Hardwood Floor
Bedroom 2	Ground	—	Hardwood Floor, Closet
Primary Bedroom	Ground	—	Hardwood Floor, Closet
Kitchen	Basement	—	Ceramic Floor
Recreation	Basement	—	—
—	Basement	—	Ceramic Floor
Recreation	Basement	—	Ceramic Floor, Wet Bar, Fireplace

GALLERY





LISTING AGENT

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REMAX YOUR COMMUNITY REALTY

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Prepared for you on October 24, 2026. Data provided by Toronto Regional Real Estate Board (TRREB) via AMPRE. All information is deemed reliable but not guaranteed.