



FOR SALE

ATT/ROW/TOWNHOUSE

MLS# W13883264

399 Perth Avenue, Toronto, ON M6P 3Y5

Dovercourt-Wallace Emerson-Junction, Toronto · M6P 3Y5

C\$ 1,279,000

3	2	1,300	2	16-30	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

Some homes surprise you. Others surprise you with just how much they have to offer. Tucked into one of the Junction Triangle's quietest little pockets, 399 Perth is a home that gives you room to spread out, space to entertain, and a neighbourhood you'll wonder how you ever lived without. Step inside to a generous, light-filled living room with beautiful hardwood floors and plenty of space to relax. The bright, eat-in kitchen is made for everything from morning coffee to lively dinners with friends, with a walkout to your own private, fully fenced backyard retreat. Three bedrooms, two full bathrooms, and a wonderfully flexible layout offer options for growing families, work-from-home professionals, and anyone looking for a little extra breathing room. The spacious lower level includes a third bedroom with a full bathroom nearby, plus a generous laundry and craft area and plenty of storage. Big on living space. Surprisingly small on utility bills. With exceptionally low heating (\$49.23/month 13 month average 2025/26) and electricity costs (\$121.20/Month 12 Month Average 2025/26), 399 Perth makes everyday homeownership that much easier. And yes, there's laneway parking. Because the little conveniences make a big difference. But here's where this home really shines. Carlton Park is one of those special Toronto pockets that feels almost hidden in plain sight. With no through traffic, leafy residential streets, parks and playgrounds just steps away, and a growing collection of neighbourhood cafés and restaurants, it's a place where city living feels a whole lot more relaxed. Walk to Carlton Park, Simcoe Playground, and the splash pad at Preston Square. Explore the Junction Triangle's fantastic local businesses, or hop on transit to discover the rest of the city. The energy of Toronto when you want it. The peace of a quiet neighbourhood when you don't.399 Perth isn't just a place to live. It's a place to make yourself at home.

FEATURES

- ✓ Basement
- ✓ Garage
- ✓ Fenced Yard
- ✓ Park
- ✓ Public Transit

PROPERTY DETAILS

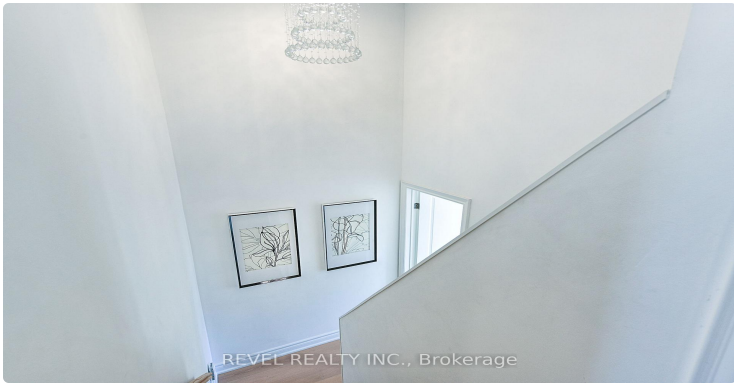
PROPERTY TYPE	Att/Row/Townhouse
LISTING STATUS	For Sale
STYLE	2-Storey
PROPERTY TYPE	Att/Row/Townhouse
BASEMENT	Finished
FACING	East
AGE	16-30 years
AREA RANGE	1100-1500 sqft
PARKING	1.5 spaces
ANNUAL TAX	\$4,619
POSTAL CODE	M6P 3Y5
NEIGHBOURHOOD	Dovercourt-Wallace Emerson-Junction

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Living Room	Main	—	Crown Moulding, Hardwood Floor, Window
Kitchen	Main	—	Eat-in Kitchen, B/I Dishwasher, W/O To Deck
Primary Bedroom	Second	—	Large Closet, Hardwood Floor, Window
Bedroom 2	Second	—	Large Closet, Hardwood Floor, Window
Bedroom 3	Lower	—	Closet, Hardwood Floor, Above Grade Window
Laundry	Lower	—	—

GALLERY





LISTING AGENT

Pavel Shaganenko

REVEL REALTY INC.

Email: pshaganenko@gmail.com

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.