



FOR SALE

DETACHED

MLS# W14102734

454 Rimilton Avenue, Toronto, ON M8W 2G8

Alderwood, Toronto · M8W 2G8

C\$ 1,089,000

4	2	1,300	2	—	For Sale
BEDROOMS	BATHROOMS	SQ FT	PARKING	AGE (YRS)	TYPE

ABOUT THIS PROPERTY

This intriguing, solid brick bungalow is a true treasure with loads of potential! Renovate, top up, split/sever the lot, build new, or simply move-in and enjoy! Ideally situated on a WIDE 45 x 130 ft corner lot on postcard-pretty, tree-lined street in family-friendly Alderwood, this spacious 3+1-bedroom home has been lovingly owned by the same family for over 70 years! Uniquely positioned on a corner, the property offers welcoming front and side entrances from both Rimilton and Hallmark Ave. The freshly painted main floor offers 1,196 sq ft (per MPAC), plus an additional 1,129 sq ft in the unfinished lower level (per floor plans). Decorated in Benjamin Moore's trendy 'Dune White', the main floor feels bright and inviting. Updated lighting complements the solid oak hardwood floors, recently refinished in 'Special Walnut'. The spacious living/dining room features a large south-facing window that floods the space with natural light. The generously sized kitchen offers abundant cabinetry, a floor-to-ceiling pantry, ceramic backsplash and built-in desk. Two west-facing windows overlook the side yard, filling the kitchen with warm afternoon light and spectacular sunset hues. Three good-sized main-floor bedrooms feature fresh paint and beautifully refinished hardwood floors. The high, unspoiled basement awaits your personal touch, offering excellent potential for additional family living space or future income opportunities (\$\$\$)! Outside, enjoy an enormous, pool-sized 45 x 130 ft lot with private drive, attached garage and lush green backyard-perfect for relaxing in the afternoon sunshine or entertaining family & friends. The location is exceptional! Steps to local parks and schools, and a short walk to French immersion, scenic hiking/biking trails, Farm Boy and Long Branch GO Station. A short drive to local shopping, big-box stores and Sherway Gardens, with easy access to highways and the airport. A fantastic opportunity in much-loved East Alderwood! See attached survey.

FEATURES

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

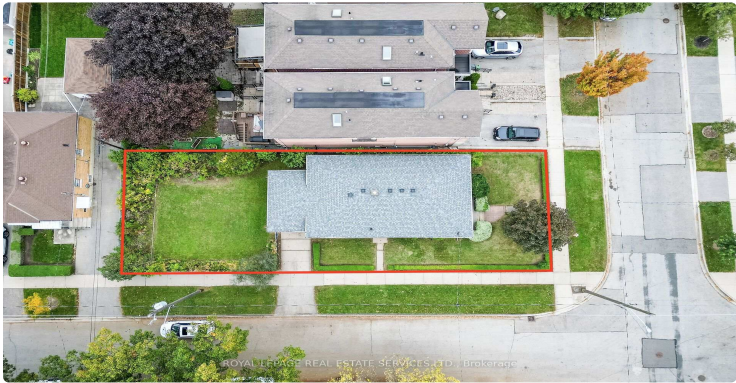
PROPERTY DETAILS

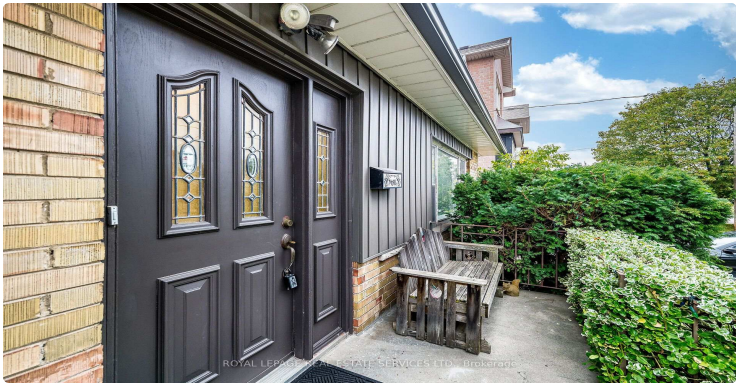
PROPERTY TYPE	Detached
LISTING STATUS	For Sale
STYLE	Bungalow
PROPERTY TYPE	Detached
BASEMENT	Full, Separate Entrance
FACING	North
AREA RANGE	1100-1500 sqft
PARKING	2 spaces
ANNUAL TAX	\$4,980
POSTAL CODE	M8W 2G8
NEIGHBOURHOOD	Alderwood

ROOM BREAKDOWN

ROOM	LEVEL	DIMENSIONS	FEATURES
Foyer	Main	—	—
Living Room	Main	—	Combined w/Dining
—	—	—	—
Dining Room	Main	—	Hardwood Floor, Formal Rm, Combined w/Living
Kitchen	Main	—	Pot Lights, B/I Desk, West View
Primary Bedroom	Main	—	Hardwood Floor, Wood Trim, Closet
Bedroom 2	Main	—	Hardwood Floor, Wood Trim, Closet
Bedroom 3	Main	—	Hardwood Floor, Wood Trim, Closet
Recreation	Basement	—	Unfinished, Concrete Floor, Above Grade Window
Bedroom 4	Basement	—	Unfinished, Concrete Floor, Above Grade Window
Laundry	Basement	—	Laundry Sink, Concrete Floor, Above Grade Window
Utility Room	Basement	—	Unfinished, Concrete Floor
Cold Room/Cantina	Basement	—	Unfinished, Concrete Floor

GALLERY





LISTING AGENT

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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.