



Sheldrake Boulevard

252 Sheldrake Boulevard, Toronto, Ontario M4P 2B6

\$2,875,000

Wonderful three-storey family home, filled with character and charm

6 bed · 5 bath · 3,000 sq ft · 50 X 150 Ft. lot · MLS C13668508

Welcome to this wonderful three-storey family home, filled with character and charm. Add your own TLC. Situated on a premium 50 x 150 ft lot on coveted Sheldrake Boulevard. An exceptional opportunity for renovation or potential redevelopment into two lots. The elegant living room features a wood-burning fireplace, hardwood floors, and a large picture window that fills the space with natural light, while the dining room showcases classic wainscoting, hardwood floors, and expansive windows, creating a bright and inviting space. The kitchen offers ample storage, stainless steel appliances, a paneled refrigerator, and is combined with the family room, highlighted by large windows overlooking the backyard. The primary suite features hardwood floors, a walk-in closet, a 4-piece ensuite, and a tandem room with floor-to-ceiling windows and a separate thermostat, ideal for a home office. The second level also includes a 4-piece bathroom and two additional bedrooms with hardwood floors and large...

Highlights

- On one of Lawrence Park's most sought-after streets
- Chef's kitchen with onyx countertops and a Wolf six-burner gas range, breakfast bar + eat-in dining
- Separate formal living and dining rooms; wood-burning fireplace in the living room
- Two additional gas fireplaces (family room + primary bedroom)
- Finished lower level with rec room and a flexible guest/nanny suite (currently a media room with built-in speakers)
- Private backyard with an inground pool
- Recent upgrades: new HVAC system and updated flat roof - move-in ready
- Pre-listing home inspection completed, available on request



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