



HEAPS ESTRIN

REAL ESTATE TEAM



518 Markham Street



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Welcome to 518 Markham Street. This sun-filled, two-and-a-half-story home is located in the heart of one of the most sought-after neighborhoods in Toronto. This stunning property features timeless aesthetics with modern touches.

Walking through the main door, you're met with a charming vestibule. Bespoke inlay tile flooring and leaded glass windows tie the room together and set the tone for the rest of the home.

A large, welcoming foyer with hardwood floors, a large closet for coats and shoes, stained glass accent windows, and pot lights opens into the rest of the home.

Head through the gorgeous French doors to an inviting living room with a wood-burning brick fireplace. With hardwood floors and a large window overlooking the well-maintained, mature front garden, it is a perfect room for intimate gatherings.

The spacious entertainer's dining room, with hardwood floors, features a large bay window and a second rear window with views of the deep backyard. An arched stained glass window and modern dining room light fixture elevate the room, which flows seamlessly into the large chef's kitchen.

The bright open-concept kitchen features quality appliances and heated floors. The stone countertops complement the clean lines of the cabinets, which provide ample storage. A beautifully designed main-floor powder room completes the main floor.

The second level boasts two large bedrooms, a well-appointed family room, and a four-piece bathroom. The largest bedroom offers hardwood floors, a double closet, and a beautiful sunroom, which is accented by stunning tile flooring, overlooking the backyard. The third bedroom features hardwood floors and overlooks the side yard. The spacious family room features a decorative fireplace, stained glass cutout, and charming bay window with a storage bench overlooking the front garden. This oversized space is perfectly divided, offering room for an office in addition to the lounge area. The stunning family bathroom features stone floors, a separate oversized glass shower with a rainforest shower head, and a timeless clawfoot bathtub.

The third floor, crowned with a skylight, features two bedrooms and a laundry closet. The primary bedroom is a stunning oasis boasting a well-designed walk-in closet with ample storage, a gorgeous ensuite with a deep soaker tub, a separate oversized glass shower with a rainforest shower head, and a double sink vanity. This suite also offers a walkout to a gorgeous balcony overlooking the treetops. Across the hall, the charming fourth bedroom overlooks the front garden and features built-in bookshelves, a deep closet, and an extra storage area. This beautiful room is exceptionally inviting and beautifully designed.

The lower level offers a range of options for its use. A fabulous extension of space for the rest of the home or a fantastic fully equipped secondary suite. This level offers a full kitchen, living room, dining area, laundry, a generous bedroom, and ample storage. The four-piece washroom offers tiled floors and a large window for natural light. The recreation/living room leads through to a second separate basement entrance, which can be entered from the front of the house, including a mud room and multi-use storage area.

Unbelievable outdoor space is found at the rear of the home. As one of the largest yards in the neighbourhood, it is truly a private urban paradise! The yard is low maintenance with astroturf, a fabulous deck, and plenty of room for entertaining, as well as a garden shed for easy storage.

One of the best neighbourhoods in the city! Steps to excellent shops, bakeries, outstanding restaurants, galleries, and plenty of entertainment. A few short blocks to great parks and a short walk to Bloor Street and the TTC!













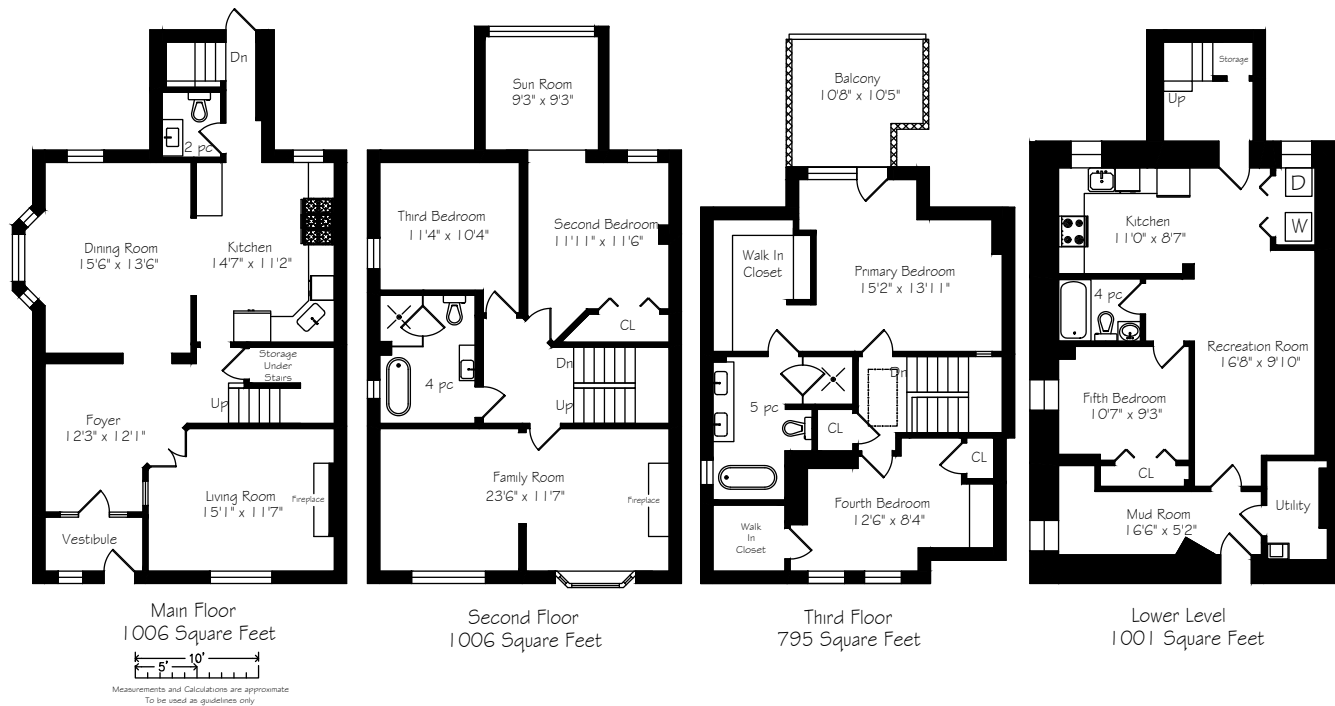








Features



- Located on a quiet street in the heart of one of Toronto's most sought-after neighbourhoods
- Stone walkway and beautiful landscaping lead you to a fantastic covered front porch
- The charming vestibule with bespoke inlay tile flooring and leaded glass windows sets the tone for the rest of the home
- The large welcoming foyer features hardwood floors, a deep closet for shoes and coats, stained glass accent windows, and pot lights
- Inviting living room with wood-burning brick fireplace, hardwood floors, and a large window overlooking the backyard and flows seamlessly into the kitchen
- The bright open-concept chef's kitchen offers heated floors, quality appliances, stone countertops, and ample storage
- The main floor powder room is beautifully designed and well-appointed
- The second floor offers two large bedrooms with hardwood floors and a large family room.
- The large second bedroom features hardwood floors and a large double closet and opens into a sunroom overlooking the back garden.
- The third bedroom offers hardwood floors and a window for lovely natural light.
- The family room features a decorative fireplace, stained glass, and a bay window overlooking the front garden. This spacious room is large enough to also accommodate an office
- The stunning family bathroom with stone floors and an oversized glass shower is completed with a gorgeous clawfoot bathtub
- The third floor is crowned with a bright skylight for lots of natural light.
- The primary bedroom offers a beautiful deck, a dreamy walk-in closet, and a spectacular five-piece en-suite bathroom
- The en-suite bathroom boasts a luxurious deep soaker tub, oversized glass shower with rainforest shower head, and double sink vanity
- The charming fourth bedroom features hardwood floors, built-in bookshelves, extra storage, and overlooks the front garden. This room is designed to perfection
- The stackable washer and dryer on the third-floor offer convenience and ease of use
- The basement is a versatile which can be used as an extension of the main house or as a secondary suite
- The basement is equipped with a second kitchen, second laundry, separate entrance, living and dining space, a generous bedroom, and ample storage
- A four-piece washroom with tiled floors and a large window is also located on the lower level
- Further, the lower level offers a mud room and ample storage space
- Exceptionally rare oversized yard! Low maintenance and ideal for entertaining.
- Steps to excellent shops, bakeries, outstanding restaurants, galleries, and plenty of entertainment. A few short blocks to great parks and a short walk to Bloor Street and the subway system

INCLUSIONS

- Garland Stainless Steel 6 Burner Gas Stove
- Samsung Stainless Steel double-door fridge and Freezer
- Samsung Stainless Steel Dishwasher
- Stainless Steel Microwave
- GE Stackable Washer and Dryer
- GE Washer and Dryer
- GE Stove
- GE Refrigerator
- All Heating Equipment
- All Cooling Equipment
- All Electric Light Fixtures
- Room Fixture
- All Window Coverings
- Garden Shed

EXCLUSIONS

- All Art
- All Barbeque Equipment Including Large Green Egg
- Children's Play Structure

RENTALS

- None

Details

LOT SIZE

30 feet by 125 feet

TAXES

\$12,386.04 (2023)

POSSESSION

To be arranged

HEATING

Radiant Gas

COOLING

Central Air Conditioning plus supplemental cooling units for the main floor

PARKING

Street Permit Parking



HEAPS ESTRIN

REAL ESTATE TEAM

We are a team of passionate and dedicated professionals who strive to ensure that each client's unique needs are met. Our goal is to deliver every client with a full service real estate experience that exceeds all expectations.



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