



67 Lascelles Blvd **List: \$4,895,000 For: Sale**
Toronto Ontario M5P2E3
 Toronto C03 Yonge-Eglinton Toronto 115-19-L
SPIS: N **Taxes: \$16,619.55 / 2021** **DOM: 0**

Detached **Front On: E** **Rms: 9 + 3**
Link: N **Acre:** **Bedrooms: 4 + 1**
 2-Storey **Washrooms: 4**
 1x2xMain, 1x5x2nd, 1x4x2nd,
 1x3xLower
Lot: 40 x 133.5 Feet
Irreg:
Dir/Cross St: Chaplin Estates

MLS#: C5402195 **Contract Date: 10/14/2021** **PIN#:**
Possession Remarks: 60/Tba

Kitchens: 1	Exterior: Stucco/Plaster	Zoning:
Fam Rm: Y	Drive: Private	Cable TV:
Basement: Fin W/O	Gar/Gar Spcs: None / 0.0	Hydro:
Fireplace/Stv: Y	Drive Park Spcs: 3	Gas:
Heat: Forced Air / Gas	Tot Prk Spcs: 3.0	Phone:
A/C: Central Air	UFFI:	Water: Municipal
Central Vac:	Pool: Inground	Water Supply:
Apx Age:	Energy Cert:	Sewer: Sewers
Apx Sqft:	Cert Level:	Spec Desig: Unknown
Assessment:	GreenPIS:	Farm/Agr:
POTL:	Prop Feat: Fenced Yard, Park, Public Transit, Rec Centre, School	Waterfront:
POTL Mo Fee:		Retirement:
Elevator/Lift:		Oth Struct: Garden Shed
Laundry Lev: Upper		
Phys Hdcap-Eqp:		

#	Room	Level	Length (ft)	Width (ft)	Description
1	Living	Main	18.99	x 14.76	Hardwood Floor Window Flr To Ceil Fireplace
2	Dining	Main	12.23	x 12.50	Hardwood Floor Open Concept Window
3	Kitchen	Main	12.23	x 17.91	Limestone Flooring Centre Island Combined W/Family
4	Family	Main	15.91	x 16.56	Fireplace Window Flr To Ceil W/O To Patio
5	Office	Main	10.00	x 12.50	B/I Desk Window O/Looks Family
6	Prim Bdrm	2nd	16.99	x 16.99	Window Flr To Ceil 5 Pc Ensuite W/I Closet
7	2nd Br	2nd	10.99	x 12.43	Hardwood Floor Window B/I Shelves
8	3rd Br	2nd	12.43	x 16.33	Hardwood Floor Window B/I Shelves
9	4th Br	2nd	13.15	x 9.22	Double Closet Window Hardwood Floor
10	Rec	Lower	26.40	x 15.48	Window Flr To Ceil Fireplace W/O To Patio
11	Br	Lower	18.99	x 15.74	3 Pc Ensuite Window Fireplace
12	Exercise	Lower	8.00	x 11.74	Window

Client Remks: Fantastic Family Home On Prime Street In Chaplin Estates. Light-Filled Main Floor, Kitchen/Family Room With Island And Walk-In Pantry, Elegant Living And Dining Rooms And Built-In Study Area. Four Bedrooms Including Stunning Primary Bedroom. Bright Finished Basement With Walk-Out, Fitness Area And Nanny Suite. Private Drive Fits 3 Cars. This Is The One!

Extras: Beautifully Landscaped Property With Backyard Oasis Including In-Ground Pool. 10+ Location, Walk To Yonge Street, Ucc And Bss And Oriole Park Ps District. Pre-List Home Inspection Available. See Schedule B For Inclusions/Exclusions.

Listing Contracted With: CHESTNUT PARK REAL ESTATE LIMITED, BROKERAGE **Ph: 416-925-9191**