

\$1,649,000 - 254a Carlton Street, Toronto (cabbagetown-South St. James Town)

MLS® #C12474945

\$1,649,000

6 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Cabbagetown-South St. James Town, Toronto
(cabbagetown-South St. James Town),
Ontario

Like 2 houses in 1! Fabulous 4+2 Bedroom, 3 Bathroom century home available for sale in historic Cabbagetown. This incredible property contains two large, self-contained re-wired, re-plumbed bi-level units under one roof, allowing for an array of options. The main floor unit, renovated in 2022, contains a private entrance to a fantastic apartment with a new kitchen, renovated bathrooms on each floor, new flooring and new closets. The main-floor primary bedroom contains a walk-out to the spacious fenced yard. The character-laden living and dining area boasts hardwood floors, a stunning decorative fireplace, a large window and built-in shelving. The spiral staircase leads to the lower-level with two bedrooms, abundant storage, a laundry area, and a walk-out to the garden. The charming upper level second and third floor unit, renovated in 2017, has a private entrance with a great front porch. The eat-in kitchen has recent counter-tops and back-splash. There are three spacious bedrooms (one with a bay window and stacked ensuite laundry), and a big bathroom with a claw-foot soaker tub. The upper level has great bones, but the interior is dated and will shine after cosmetic updates. The light-filled third floor living room opens out to a huge deck showcasing roof-top city skyline views. This absolute gem is perfectly



placed in a convenient Cabbagetown location that's mere steps to multiple transit stops. The tree-lined neighbourhood brims with family-friendly amenities: Riverdale Petting Zoo, Riverdale Park, schools, shops, restaurants, a great community centre, and so much more. This unique opportunity is not to be missed! (id:6289)

Essential Information

Listing #	C12474945
Price	\$1,649,000
Bedrooms	6
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	254a Carlton Street
Subdivision	Cabbagetown-South St. James Town
City	Toronto (cabbagetown-South St. James Town)
Province	Ontario
Postal Code	M5A2L3

Amenities

Amenities	Public Transit, Park, Schools
Parking	No Garage

Interior

Heating	Natural gas Forced air
# of Stories	3
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Brick
Lot Description	20 x 100 FT
Foundation	Unknown

Listing Details

Listing Office KELLER WILLIAMS ADVANTAGE REALTY



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