

# \$780,000 - 16 North Bonnington Avenue, Toronto (clairlea-Birchmount)

MLS® #E12448528

**\$780,000**

4 Bedroom, 1.00 Bathroom,  
Single Family on 0.00 Acres

Clairlea-Birchmount, Toronto  
(clairlea-Birchmount), Ontario

Get into the desirable Claire-Birchmount area. Fantastic opportunity for Investors, Builders, and Handy People. A perfect Condo Alternative. The possibilities are endless! This deep lot, with a vast open yard, is situated on a beautiful tree lined street and presents boundless opportunities to renovate and create your dream indoor and outdoor space. Great potential for Basement Suite with Separate Entrance from the back. The two bedrooms on the upper floor have had the dividing wall removed to create a larger space, but separate entry doors have been maintained, making a return to the original plan extremely easy to do should the new Home Owner wish to do so. Woodrow, Dunlop, and Danforth Gardens Parks are all within a 7 minute walk. Scarborough Go is only a 15 minute walk away, and it's only a ten minute drive to The Scarborough Bluffs! We have had Laneway Housing Advisors perform an assessment for us. They have indicated it should qualify for an approximately 1291 Square Foot Garden Suite should a new owner wish to explore this possibility. This is an opportunity you don't want to miss! Watch the Multimedia Tour and book an appointment to view today! (id:6289)



## Essential Information

Listing #	E12448528
Price	\$780,000
Bedrooms	4
Bathrooms	1.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

### Community Information

Address	16 North Bonnington Avenue
Subdivision	Clairlea-Birchmount
City	Toronto (clairlea-Birchmount)
Province	Ontario
Postal Code	M1K1X2

### Amenities

Parking Spaces	3
Parking	No Garage

### Interior

Appliances	Dryer, Stove, Washer, Window Coverings, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning
# of Stories	2
Has Basement	Yes
Basement	Separate entrance

### Exterior

Exterior	Steel
Lot Description	30 x 138 FT
Foundation	Block

### Listing Details

Listing Office	SUTTON GROUP-ASSOCIATES REALTY INC.
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Listing information last updated on October 15th, 2025 at 2:01pm PDT