

\$2,688,888 - 76 South Kingsway, Toronto (high Park-Swansea)

MLS® #W12469225

\$2,688,888

6 Bedroom, 5.00 Bathroom,
Single Family on 0.00 Acres

High Park-Swansea, Toronto (high Park-Swansea), Ontario

This stately Swansea residence, gracing an impressive 190ft-deep lot, offering nearly 4000 square ft of luxurious living space, is a masterpiece of modern sophistication and precision craftsmanship. One of Toronto's most sought-after communities, the vibrant gardens lead to an exquisite granite facade, accentuated by a warm and commanding red-oak door beneath an archway. Step inside, and experience the tranquility of triple-glazed windows, the skylight illuminating the stairwell, the sleek glass railings, the solid oak and porcelain floors, the meticulous millwork, and the recessed ceilings. The main floor's soaring 10ft-ceilings and intimate fireplace enhance the spacious, well-defined living and dining rooms. The resplendent kitchen is a culinary haven, featuring quartz countertops, a grand centre island, an origami-inspired backsplash, a 6-burner gas range, and a fireplace warming the kitchen-side dinette and inglenook. Custom 8ft pocket doors transform the kitchen into a private drawing room, adding an elegance to evening gatherings. Upstairs, every bedroom boasts 9ft ceilings, and every bathroom is appointed with contemporary flair. The palatial primary suite is a serene retreat, complete with a customized walk-in closet with a skylight, micro-forest views, and a lavish 5-piece ensuite designed to pamper and impress. Downstairs offers 8ft ceilings, in-floor



heating, a separate entrance, a stylish 4-piece bath, two expansive rec rooms-with one designed for effortless division for more rooms. A roughed-in kitchen ready to accommodate caterers, a nanny, or visiting friends and family. The rear grounds are a true oasis, with towering canopies, open skies, playful chipmunks, and blue jay songs. Enjoy the gas-line barbecue on the deck, terrace lounging, and fireside dining. This urban sanctuary is surrounded by iconic parks, serene waterside trails, Bloor West Village, the Cheese Boutique and the prestigious Swansea Public School and Ursula Franklin Academy. (id:6289)

Essential Information

Listing #	W12469225
Price	\$2,688,888
Bedrooms	6
Bathrooms	5.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	76 South Kingsway
Subdivision	High Park-Swansea
City	Toronto (high Park-Swansea)
Province	Ontario
Postal Code	M6S3T3

Amenities

Amenities	Hospital, Park, Public Transit, Schools, Canopy, Fireplace(s), Separate Heating Controls, Separate Electricity Meters
Utilities	Cable, Electricity, Sewer
Features	Irregular lot size, Lighting, Carpet Free, Sump Pump
Parking Spaces	3

Parking No Garage

Interior

Appliances Barbeque, Oven - Built-In, Central Vacuum, Range, Water Heater - Tankless, Water Heater, Water meter, Water Treatment, All, Window Coverings

Heating Natural gas Forced air

Cooling Central air conditioning, Ventilation system

Fireplace Yes

of Fireplaces 2

of Stories 2

Has Basement Yes

Basement Walk out

Exterior

Exterior Stone, Stucco

Exterior Features Landscaped

Lot Description 32.3 x 190.8 FT

Foundation Unknown

Listing Details

Listing Office PSR



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