

\$989,000 - 45 Deforest Road, Toronto (high Park-Swansea)

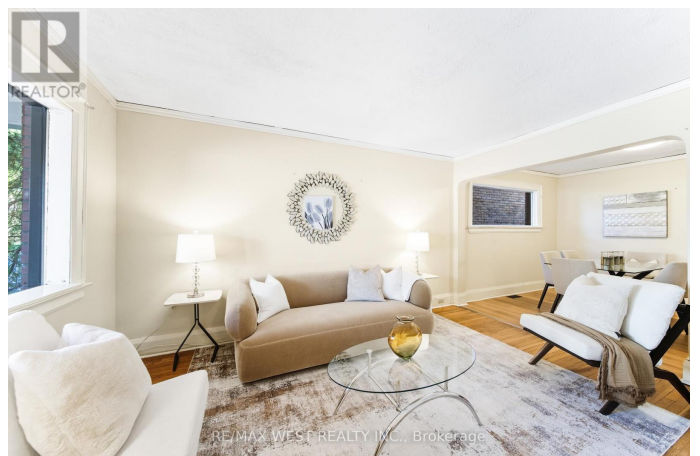
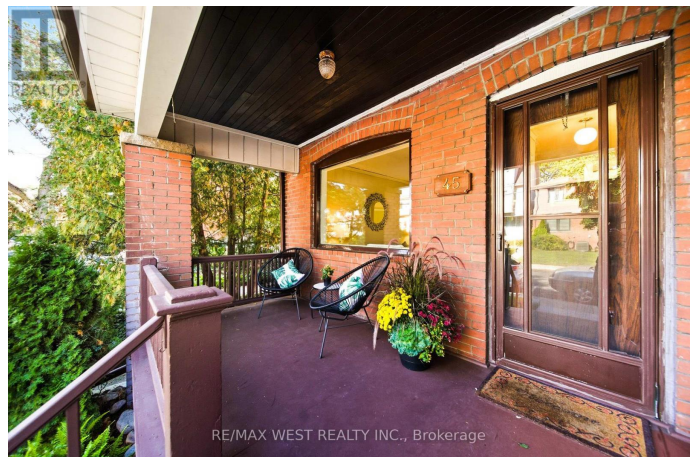
MLS® #W12477977

\$989,000

2 Bedroom, 1.00 Bathroom,
Single Family on 0.00 Acres

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

Welcome to 45 Deforest Road, a charming two-storey home ready to make your own, perfectly situated in the heart of the highly sought-after Swansea neighbourhood. Step outside and you'll find yourself just a short stroll from everything this vibrant area has to offer. Enjoy the shops, restaurants, and cozy caf  s of Bloor West Village, or hop on the subway at nearby Runnymede station for a quick commute downtown. Nature lovers will appreciate the close proximity to High Park, The Humber River Parkland, Rennie Park, and lakefront parkland, where you can take advantage of playgrounds, tennis courts, sports fields, and beautiful walking, biking and hiking trails. Families will be pleased to know its in the catchment for two of the best schools in the area Swansea Public School and Humberside Collegiate. And, commuters will appreciate the easy access to major highways, downtown Toronto, and Pearson Airport. This home welcomes you with a private, covered front veranda - a perfect spot to relax and watch the world go by. At the back, the kitchen offers a walk-out to a private, fenced backyard, ideal for entertaining or enjoying quiet outdoor time. Plus, there is the added convenience of private parking for two cars, including a garage. This home also qualifies for a garden suite of up to 1,291 sq ft. This is a rare opportunity to own a well-loved residence in



one of Toronto's most desirable communities -
a home that has been in the same family since
the 1960s and is now ready for you to make it
your own. (id:6289)

Essential Information

Listing #	W12477977
Price	\$989,000
Bedrooms	2
Bathrooms	1.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	45 Deforest Road
Subdivision	High Park-Swansea
City	Toronto (high Park-Swansea)
Province	Ontario
Postal Code	M6S1J1

Amenities

Amenities	Park, Public Transit, Schools
Features	Irregular lot size, Carpet Free
Parking Spaces	2
Parking	Detached Garage, Garage
# of Garages	2

Interior

Appliances	Water Heater, Dryer, Stove, Washer, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning
# of Stories	2

Exterior

Exterior	Aluminum siding, Brick
Lot Description	16.9 x 94 FT ; Irregular shape lot, depth approximat
Foundation	Brick

Listing Details

Listing Office RE/MAX WEST REALTY INC.



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