

\$1,499,000 - 156 Brookdale Avenue, Toronto (Lawrence Park North)

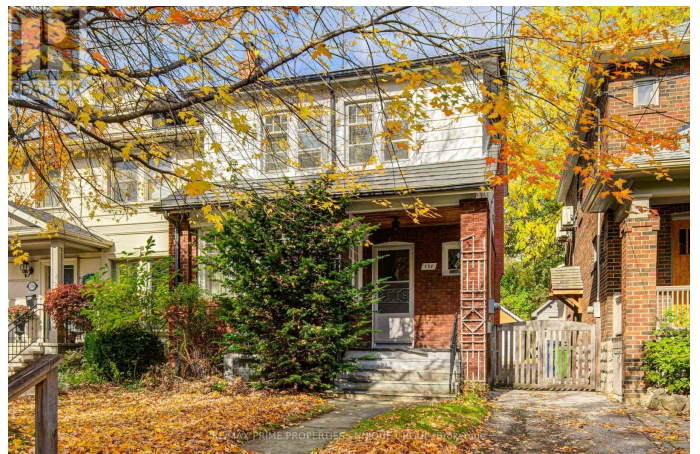
MLS® #C12484105

\$1,499,000

2 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

Lawrence Park North, Toronto (Lawrence Park North), Ontario

Exceptional opportunity in one of Toronto's most desirable neighbourhoods, just steps from Yonge and Lawrence. Situated on a quiet, tree-lined street, this two-storey home on 25 x 112 foot lot with mutual drive and detached garage offers the perfect canvas for those with vision. Whether you're dreaming of a stylish renovation or planning to construct a brand-new residence, or for investors, build a new 4-plex on this property, there are many possibilities for this home. Also, the existing detached garage, could be transformed into a stunning two-storey secondary dwelling. Ideal for extended family or rental income, a garden suite adds both value and versatility to your investment. The location is simply outstanding. A short stroll brings you to the Lawrence subway station, making commuting throughout the city effortless. The vibrant Yonge Street corridor is right at your doorstep, offering an exciting mix of boutique shopping, gourmet dining, cozy cafes, and everyday conveniences. From weekend brunch spots to late-night takeout options, the neighbourhood buzzes with urban energy while maintaining a welcoming community feel. Families will appreciate access to highly regarded public schools including John Wanless Jr P.S. and Lawrence Park Collegiate Institute, both known for their strong academic reputations. In addition, some of Toronto's finest private



schools are just minutes away such as Havergal College, St. Clement's, Crescent and Toronto French School, placing top-tier education within easy reach. Whether you envision a modern transformation of the current home or a complete redesign paired with a luxurious garden suite, or you're an investor looking to build a 4-plex, the potential here is truly remarkable. This is an invitation to create a residence that reflects your lifestyle and future plans in a coveted neighbourhood where opportunity rarely knocks twice. Unlock the endless possibilities in this exceptional location. (id:6289)

Essential Information

Listing #	C12484105
Price	\$1,499,000
Bedrooms	2
Bathrooms	2.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	156 Brookdale Avenue
Subdivision	Lawrence Park North
City	Toronto (lawrence Park North)
Province	Ontario
Postal Code	M5M1P5

Amenities

Parking Spaces	2
Parking	Detached Garage, Garage
# of Garages	2

Interior

Appliances	All
Heating	Natural gas Forced air

Cooling	None
Fireplace	Yes
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Brick
Lot Description	25 x 111 FT
Foundation	Block

Listing Details

Listing Office RE/MAX PRIME PROPERTIES - UNIQUE GROUP



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