



**57 Winthorpe Rd**  
**Toronto Ontario M4E2Y7**  
 Toronto E02 The Beaches Toronto 121-27-R  
**SPIS: N Taxes: \$8,084.01 / 2020**  
**DOM: 1**

List: \$1,599,000 For: Sale

Detached Front On: E Rms: 9 + 3  
 Link: N Acre: Bedrooms: 3 + 1  
 2-Storey Washrooms: 4  
 1x2xMain, 1x5x2nd, 1x3x2nd,  
 1x2xBsmt  
 Lot: 43.41 x 76 Feet Irreg:  
 Dir/Cross St: Main And Kingston Rd

MLS#: E5161871 Contract Date: 3/22/2021 PIN#: 210060568  
 Possession Remarks: Tbd

Kitchens: 1 Fam Rm: Y Basement: Finished Fireplace/Stv: Y Heat: Radiant / Gas A/C: Central Air Central Vac: Apx Age: Apx Sqft: Assessment: POTL: POTL Mo Fee: Elevator/Lift: Laundry Lev: Phys Hdcap-Eqp:	Exterior: Stone / Stucco/Plaster Drive: Private Gar/Gar Spcs: Carport / 0.0 Drive Park Spcs: 2 Tot Prk Spcs: 2.0 UFFI: Pool: None Energy Cert: Cert Level: GreenPIS: Prop Feat: Electric Car Chrg	Zoning: Cable TV: Hydro: Gas: Phone: Water: Municipal Water Supply: Sewer: Sewers Spec Desig: Unknown Farm/Ag: Waterfront: Retirement: Oth Struct:
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#	Room	Level	Length (m)	Width (m)	Description		
1	Living	Main	5.39	x 3.07	Hardwood Floor	Fireplace	Bay Window
2	Dining	Main	4.75	x 3.05	Hardwood Floor	Crown Moulding	Window
3	Office	Main	4.17	x 2.24	Hardwood Floor	Crown Moulding	Window
4	Kitchen	Main	4.76	x 3.85	Backsplash	Stainless Steel Appl	Centre Island
5	Breakfast	Main	3.76	x 3.32	Hardwood Floor	Large Window	Eat-In Kitchen
6	Master	2nd	4.87	x 5.50	Broadloom	Double Closet	3 Pc Ensuite
7	2nd Br	2nd	4.71	x 3.09	Broadloom	Large Window	W/O To Balcony
8	3rd Br	2nd	2.55	x 4.09	Broadloom	Large Window	
9	Family	2nd	4.65	x 3.09	Broadloom	Large Window	Large Closet
10	Rec	Bsmt	8.25	x 6.30	Broadloom	Window	Pot Lights
11	Family	Bsmt	4.38	x 5.99	Broadloom	Window	Pot Lights
12	Br	Bsmt	4.97	x 2.98	Broadloom	Window	Pot Lights

**Client Remks:** This Stunning 3+1 Bed Home Is Perfect For Families! Enjoy The Inviting Feel When You Walk In Through The Bright & Open Concept Main Flr. Plenty Of Room For Wfh In The Office. Kitchen Features S/S Appl & Centre Island. Bd rms Are Spacious & Master Comes W/ 3Pc Ensuite. Bsmnt Has Been Finished W/ Fam Rm, Rec Rm & Extra Bdrm. Relax In The Backyard Oasis W/ Artificial Grass In Kids Play Area W/ Built In Water Sprinklers, A Gazebo & Gas Firepit.  
**Extras:** Incl. Fridge, Dw, Stove, Microwave, Washer, Dryer, Elfs, Drapery, 3 Nest Fire Alarms, Next Video Doorbell, 2 Nest Thermostats, 2 Outdoor Bluetooth Speakers, Solar Water Pre-Heater System, Mains Gas Outdoor Fire Pit, Tesla Car Charger

**Listing Contracted With:** RE/MAX HALLMARK RICHARDS GROUP REALTY LTD., BROKERAGE Ph: 416-699-0303