

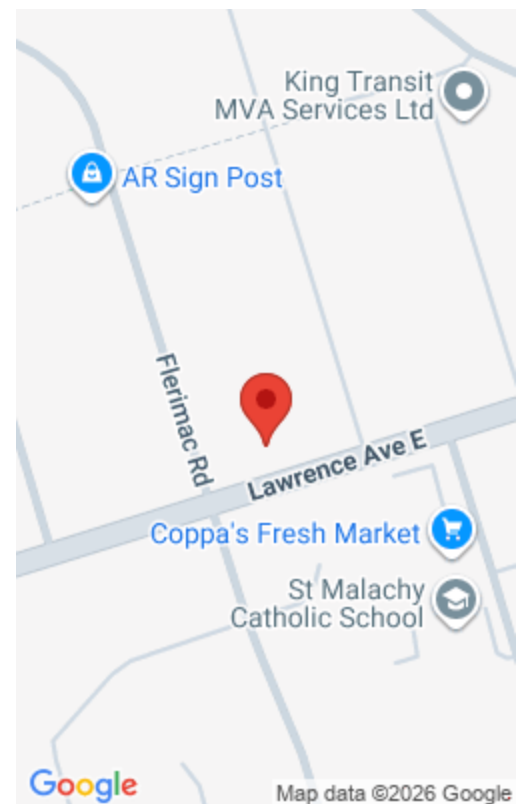
## 4396 LAWRENCE AVE E, SCARBOROUGH, ON M1E 2T5, CANADA

<https://www.gtarealestates.com>

Welcome to this beautifully upgraded 3+2 bedroom, 2.5-bath detached side-split with a walkout basement, nestled in the desirable West Hill community. With over \$120,000 in recent improvements, this home showcases a thoughtful blend of style, functionality, and comfort. The open-concept living and dining area features hardwood floors, pot lights, and a cozy fireplace-perfect for entertaining....

**\$1,049,000**

- 5 beds
- 3 baths
- Single Family
- Single Family
- 1500 - 2000 sq ft



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## Rooms & Units Descr

**RoomType1:** Bedroom 4

**RoomDimensions1:** Measurements not available

**RoomLevel2:** Lower level

**RoomType3:** Kitchen

**RoomLength3:** 3.2

**RoomDimensions3:** 3.2 m X 2.95 m

**RoomLevel4:** Lower level

**RoomWidth4:** 2.6

**RoomType5:** Living room

**RoomLength5:** 5.25

**RoomDimensions5:** 5.25 m X 3.65 m

**RoomLevel6:** Main level

**RoomWidth6:** 3.17

**RoomType7:** Kitchen

**RoomLength7:** 3.75

**RoomDimensions7:** 3.75 m X 3.3 m

**RoomLevel8:** Main level

**RoomWidth8:** 3.65

**RoomType9:** Bedroom 2

**RoomLength9:** 4.5

**RoomDimensions9:** 4.5 m X 3.3 m

**RoomLevel10:** Upper Level

**RoomWidth10:** 3

**RoomLevel1:** Lower level

**RoomType2:** Bedroom 5

**RoomDimensions2:** Measurements not available

**RoomLevel3:** Lower level

**RoomWidth3:** 2.95

**RoomType4:** Laundry room

**RoomLength4:** 2.6

**RoomDimensions4:** 2.6 m X 2.6 m

**RoomLevel5:** Main level

**RoomWidth5:** 3.65

**RoomType6:** Dining room

**RoomLength6:** 3.45

**RoomDimensions6:** 3.45 m X 3.17 m

**RoomLevel7:** Main level

**RoomWidth7:** 3.3

**RoomType8:** Primary Bedroom

**RoomLength8:** 4.7

**RoomDimensions8:** 4.7 m X 3.65 m

**RoomLevel9:** Upper Level

**RoomWidth9:** 3.3

**RoomType10:** Bedroom 3

**RoomLength10:** 3.6

**RoomDimensions10:** 3.6 m X 3 m

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## Location Details

**City:** Toronto (West Hill)

**Province:** Ontario



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## Property Details

**SubdivisionName:** West Hill

**FrontageLength:** 50 ft

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## Property Features

**CommunityFeatures:** Community Centre,School Bus

**Heating:** Forced air

**CoolingYN:** True

**ParkingTotal:** 4

**GarageYN:** True

**CarportYN:** False

**ViewYN:** False

**Sewer:** Sanitary sewer

**Flooring:** Hardwood,Laminate

**HeatingFuel:** Natural gas

**Cooling:** Central air conditioning

**OpenParkingYN:** False

**AttachedGarageYN:** True

**PoolYN:** False

**WaterfrontYN:** False

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## Courtesy of

**OfficeName:** RE/MAX COMMUNITY REALTY INC.

**Office ID:** 283662

**ListAOR:** Toronto Regional Real Estate Board

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## Building Details

**ParkingTotal:** 4

**Heating:** Forced air

**Sewer:** Sanitary sewer

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## Amenities & Features



**Waterfront available:** No

**OpenParkingYN:** No

**AttachedGarageYN:** Yes

**GarageYN:** Yes

**CarportYN:** No

**PoolYN:** No

**CoolingYN:** Yes

**CommunityFeatures:** Community Centre, School Bus

**Cooling:** Central air conditioning

