

## 80 CAYUGA AVE, YORK, ON M6N 2G3, CANADA

<https://www.gtarealestates.com>

DETACHED HOME WITH 150-FT DEEP LOT AND LANEWAY POTENTIAL. Rare opportunity to own a solid detached home with genuine income potential in one of Toronto's most transit-connected west-end neighbourhoods. Whether you're looking to live and invest, or convert to a multi-unit rental, this property checks the boxes. Functional 1,392 sq ft layout featuring hardwood floors...

**\$958,000**

- 3 beds
- 2 baths
- Single Family
- Single Family
- 1100 - 1500 sq ft



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## Rooms & Units Descr

**RoomType1:** Primary Bedroom

**RoomLength1:** 4.52

**RoomDimensions1:** 4.52 m X 2.69 m

**RoomLevel2:** Second level

**RoomWidth2:** 4.32

**RoomType3:** Bedroom 3

**RoomLength3:** 2.67

**RoomDimensions3:** 2.67 m X 3.18 m

**RoomLevel4:** Basement

**RoomWidth4:** 5.77

**RoomType5:** Laundry room

**RoomLength5:** 3.84

**RoomDimensions5:** 3.84 m X 2.16 m

**RoomLevel6:** Main level

**RoomWidth6:** 3.28

**RoomType7:** Dining room

**RoomLength7:** 4.17

**RoomDimensions7:** 4.17 m X 2.69 m

**RoomLevel8:** Main level

**RoomWidth8:** 2.64

**RoomType9:** Eating area

**RoomLength9:** 2.21

**RoomDimensions9:** 2.21 m X 4.6 m

**RoomLevel1:** Second level

**RoomWidth1:** 2.69

**RoomType2:** Bedroom 2

**RoomLength2:** 2.72

**RoomDimensions2:** 2.72 m X 4.32 m

**RoomLevel3:** Second level

**RoomWidth3:** 3.18

**RoomType4:** Recreational, Games room

**RoomLength4:** 3.05

**RoomDimensions4:** 3.05 m X 5.77 m

**RoomLevel5:** Basement

**RoomWidth5:** 2.16

**RoomType6:** Living room

**RoomLength6:** 5.44

**RoomDimensions6:** 5.44 m X 3.28 m

**RoomLevel7:** Main level

**RoomWidth7:** 2.69

**RoomType8:** Kitchen

**RoomLength8:** 4.17

**RoomDimensions8:** 4.17 m X 2.64 m

**RoomLevel9:** Main level

**RoomWidth9:** 4.6

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## Location Details

**City:** Toronto (Rockcliffe-Smythe)

**Province:** Ontario

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## Property Details



**SubdivisionName:** Rockcliffe-Smythe

**Stories:** 2

**Levels:** 2

**FrontageLength:** 24 ft ,8 in

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## Property Features

**Fencing:** Fully Fenced,Fenced yard

**Heating:** Forced air

**CoolingYN:** True

**ParkingTotal:** 3

**GarageYN:** True

**CarportYN:** False

**ViewYN:** True

**WaterfrontYN:** False

**Flooring:** Hardwood,Ceramic,Vinyl,Concrete

**HeatingFuel:** Natural gas

**Cooling:** Central air conditioning

**OpenParkingYN:** False

**AttachedGarageYN:** False

**PoolYN:** False

**View:** View,City view

**Sewer:** Sanitary sewer

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## Courtesy of

**OfficeName:** FABIANO REALTY INC.

**Office ID:** 284795

**ListAOR:** Toronto Regional Real Estate Board

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## Building Details

**ParkingTotal:** 3

**Heating:** Forced air

**Sewer:** Sanitary sewer

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## Amenities & Features

**Waterfront available:** No

**OpenParkingYN:** No

**AttachedGarageYN:** No

**GarageYN:** Yes

**CarportYN:** No

**PoolYN:** No

**CoolingYN:** Yes

**Cooling:** Central air conditioning

