



209C RANDOLPH ROAD
LEASIDE



WELCOME TO YOUR DREAM HOME AT 209C RANDOLPH ROAD

Discover refined living in this beautifully designed three-storey freehold townhouse in South Leaside, one of Toronto's most coveted neighbourhoods.

This home offers four levels of expansive and well curated finished living space, seamlessly blending style, comfort, and practicality. Enjoy top-performing schools, boutique shopping, and easy access to highways and public transit—this location truly has it all.



The charming exterior welcomes you with landscaped gardens and a brick pathway. Inside, the open-concept main floor is filled with natural light, highlighting oversized windows with California shutters, high ceilings, and rich hardwood floors. The living room's elegant crown molding and gas fireplace create a warm, inviting atmosphere. Host gatherings in the formal dining room, and enjoy the updated kitchen with its new quartz countertop island, premium stainless steel appliances, and wine fridge. Step out to the balcony for outdoor grilling and relaxation. A bright corner office provides a perfect work-from-home space.

The second level features three spacious bedrooms, each with large windows and ample closet space. The five-piece family bathroom includes double sinks, a separate tub, and a glass-enclosed shower. The fully equipped laundry room adds convenience to daily life. The entire third floor is dedicated to the primary suite—a serene retreat with a sitting area, walk-in closet, and a spa-inspired ensuite with balcony access.

The lower level offers a flexible recreation room that can transform from the current home gym into a fifth bedroom, TV lounge or playroom. Enjoy direct access from the two-car garage and a practical mudroom. A private elevator adds long-term accessibility and ease. Additional storage is available in the cold cellar and garage.

Walk to Bayview Avenue's shops and restaurants, Laird Drive's conveniences, and the natural green spaces along the Beltline Trail and Serena Gundy Park. Benefit from top-ranked schools and proximity to private institutions like UCC, Crescent, and Greenwood. This Leaside townhouse offers an exceptional living experience tailored for modern families, professionals and downsizers seeking to stay in the area with little maintenance required.

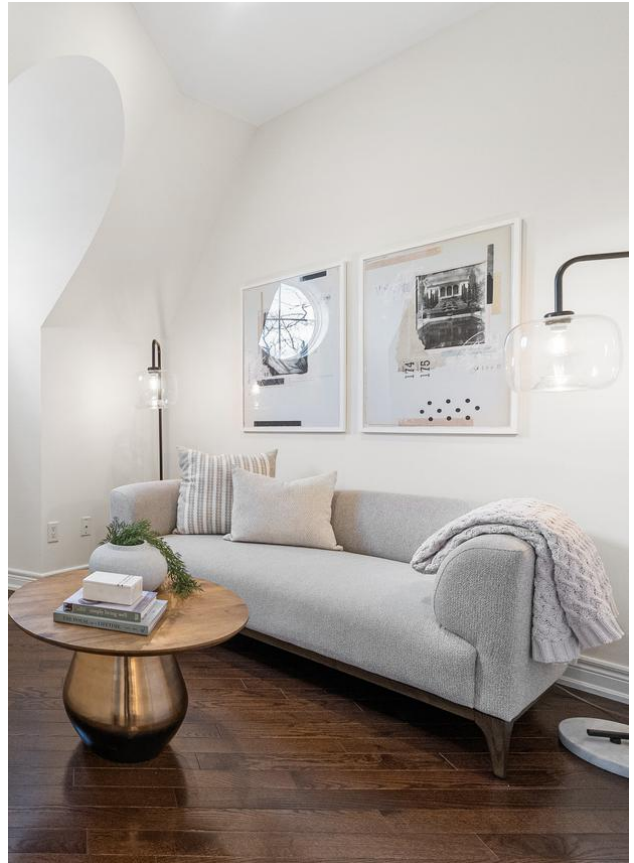












KEY FEATURES

- Turnkey 4+1 bedroom, three-storey freehold residence with an elevator
- Highly desirable South Leaside location
- Charming curb appeal with landscaped gardens and a covered entry
- Convenient built-in two-car garage with direct home access
- Elevator access to all levels for ultimate ease
- Bright living room with hardwood floors, crown molding, and a gas fireplace
- Open-concept dining room ideal for entertaining
- Recently renovated kitchen with sleek quartz island and designer stainless steel appliances
- Balcony with barbecue access for outdoor enjoyment
- Dedicated main floor home office space
- Expansive primary suite with a walk-in closet, spa-like ensuite, and Juliette balcony
- Three oversized second-floor bedrooms with ample closet space
- Second-floor laundry room with built-in cabinetry and large linen closet
- Versatile lower-level recreation room with heated floor, perfect for a fifth bedroom or gym
- Ample storage in the garage and cold cellar
- Beautifully maintained front gardens with in-ground irrigation
- Excellent public and private schools nearby
- Walk to TTC, shops, restaurants, grocery stores and the Beltline Trail
- Easy access to downtown

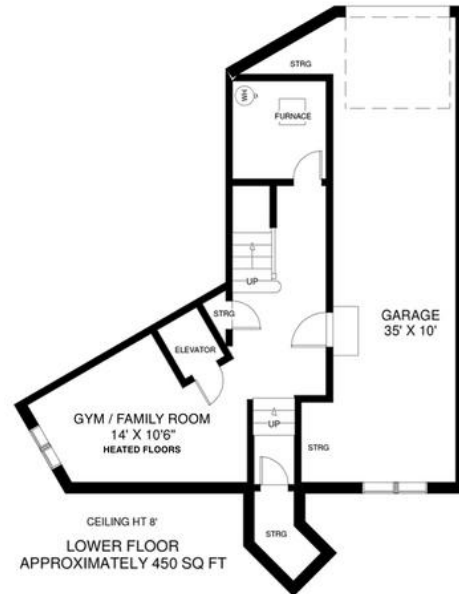
IMPROVEMENTS

- Kitchen refresh with new quartz countertop and oversized sink (2025)
- New light fixtures
- Updated principal bathroom cabinetry
- Freshly painted throughout (2025/2024)
- New gas-fired hot water heater (2024)
- Sump pump recently upgraded (2022)
- New roof (2020)
- New air conditioner (2016)
- Hi-efficiency furnace (2008), serviced annually by Kelly's
- Cambridge Elevator (last serviced November 2024)
- Updated principal bathroom cabinetry

INCLUSIONS

- All electric light fixtures and all window coverings
- All existing appliances including: Stainless Steel Sub Zero Bottom Mount Fridge/Freezer, Stainless Steel SubZero Dual Zone Wine Fridge, Wolf 5 Burner Electric Stove Top, Wolf Stainless Steel Wall Convection Oven, Wolf Stainless Steel Microwave, KitchenAid Stainless Steel Dishwasher, Stainless Steel Vent hood, Electrolux Front Loading Washer & Dryer
- Gas Fireplace
- Electrolux Front Loading Washer & Dryer
- Gas furnace & equipment
- Central air conditioner
- Smoke & CO Detectors Throughout
- Irrigation System
- Sump pump
- Elevator

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TAXES

- \$9,406.05 (2024)

ASSOCIATION FEES

- \$235/Month Fee for Lawn Maintenance & Snow Removal.

HEATING

- Forced Air/Gas Heating

EXCLUSIONS

- None

POSSESSION

- 60-90 Days / To Be Arranged

PARKING

- Laneway to two-car garage with home and elevator access

COOLING

- Central Air Conditioning

RENTAL ITEMS

- Hot Water Tank \$39.20/Month



ELEVATE YOUR EXPECTATIONS



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REAL ESTATE TEAM

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