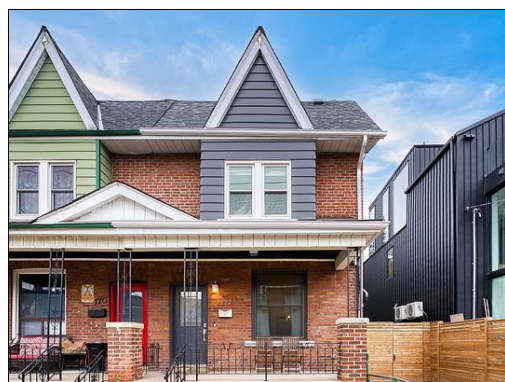




172 Gladstone Ave
Toronto Ontario M6J 3L4
 Toronto C01 Little Portugal Toronto
SPIS: N **Taxes:** \$9,124.45/2025 **DOM: 0**

Semi-Detached **Front On:** W **Rms:** 6 + 2
Link: **Acre:** **Bedrooms:** 3
 2-Storey **Washrooms:** 2
 1x4x2nd, 1x4xBsmt

Lot: 29 x 80 Feet **Irreg:**
Dir/Cross St: Dufferin and Dundas
Directions: Dufferin and Dundas

MLS#: C12550886 **PIN#:** 212960142

Possession Remarks: 60 Days/TBS

Legal: LT 4 PL 701 TORONTO; PT LT 5 PL 701 TORONTO AS IN CA755216; CITY OF TORONTO

Broker Open House: Saturday, November 22 2025 2:00 PM - 4:00 PM

Opn Hse Note:
 Saturday & Sunday 2PM - 4PM

Kitchens: 1
Fam Rm: N
Basement: Finished
Fireplace/Stv: N
Heat: Forced Air / Gas
A/C: Central Air
Central Vac: N
Apx Age: 100+
Year Built: 1900
Yr Built Source: MPAC
Apx Sqft: 1500-2000
Lot Size Source: GeoWarehouse
Roof: Asphalt Shingle
Foundation: Concrete
Assessment:
POTL:
POTL Mo Fee:
Elevator/Lift:
Laundry Lev: Lower
Phys Hdcap-Eqp: N

Exterior: Brick / Wood
Gar/Gar Spcs: None / 2
Park/Drive: Private
Drive: Private
Drive Park Spcs: 2
Tot Prk Spcs: 2
UFFI: No
Pool: None
Energy Cert:
Cert Level:
GreenPIS:
Prop Feat: Fenced Yard, Library, Park,
 Public Transit, Rec Centre, School
Exterior Feat: Deck **Interior Feat:** Other

Zoning:
Cable TV:
Hydro:
Gas:
Phone:
Water: Municipal
Water Supply Type:
Sewer: Sewers
Spec Desig: Unknown
Farm/Agr:
Waterfront:
Retirement: N
HST Applicable to: Included In
Sale Price:
Oth Struct: Garden Shed
Survey Type: None

#	Room	Level	Length (ft)	Width (ft)	Description
1	Foyer	Main	6.43	x 4	Tile Floor
2	Living	Main	15.42	x 10.76	Hardwood Floor
3	Dining	Main	8.6	x 14.4	Hardwood Floor
4	Kitchen	Main	18.57	x 16.83	Quartz Counter
5	Prim Bdrm	2nd	12.66	x 11.25	Hardwood Floor
6	Br	2nd	12.4	x 12.99	Hardwood Floor
7	Br	2nd	9.42	x 15.26	Hardwood Floor
8	Rec	Bsmt	14.76	x 6.82	Laminate

Client Remks: Larger than it looks - an impressive 29 ft wide! This beautifully renovated 2-storey semi in sought-after Little Portugal blends modern style with original charm. Gutted to the studs and professionally extended at both the rear and upper levels, this home was completely rebuilt in 2016 with new furnace, plumbing, windows, air conditioning, and roof. The bright open-concept living and dining area retains its character with leaded-glass windows while offering a contemporary, airy layout. The stunning chef's kitchen features a large quartz island, sleek cabinetry, and wall-to-wall patio doors that open to a private backyard-ideal for entertaining. Upstairs offers three spacious bedrooms and a fully renovated 4-piece bath. The primary bedroom includes a walk-in closet with excellent potential for custom built-ins. The finished basement adds valuable living space, complete with a 4-piece bath and a generous utility/laundry room (ceiling height approx. 6'1"). Basement renovation includes interior waterproofing below grade and a backflow valve for peace of mind. Outside, enjoy a new deck with gazebo, garden shed, interlocking brick, and a new north-side fence. A rare bonus for the neighbourhood: a private driveway with parking for two cars. Stylish, spacious, and move-in ready-this exceptional home is not to be missed!

Inclusions: Fridge, Stove, Dishwasher, Stove hood, Washer, Dryer, Gas furnace, Air Conditioning, All Electric Light Fixtures, Bathroom mirrors/medicine cabinets, All window coverings, Chest freezer, Garden Shed

Listing Contracted With: BOSLEY REAL ESTATE LTD. **Ph:** 416-530-1100