



WELCOME TO

63 Hemford Crescent



LOT SIZE: 54.99 x 110 feet

BEDROOMS: 3 + 1

PARKING: 3 car parking

TAXES: \$6,134.57/2021

BATHROOMS: 1x4, 1x3 + sauna

POSSESSION: June/TBA

For more photos &
information on
this property

SCAN HERE



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Prospective purchasers should satisfy themselves as the accuracy of the information contained in this feature sheet. All measurements are approximate.
The statements contained herein are based on sources which we believe are reliable, but for which we assume no responsibility.

www.63HemfordCrescent.com









SPECIAL FEATURES

- Roof ‘16
- Central air conditioning ‘20
- In-ground swimming pool
- Private & quiet location
- Upper-level windows ‘10
- Most lower-level windows ‘11
- Large wood burning fireplace

EXTERIOR

- Mature trees, shrubs & perennials
- Non-slip pathway
- Three car parking
- Custom built-in garden shed
- Driveway re-paved ‘21

BACKYARD

- Raised wooden deck
- Fenced yard
- Landscaped
- Mature trees, shrubs & perennials
- Grand piano shaped in-ground pool ‘as is’
- Vinyl liner ‘16

SOLARIUM

- Three sets of sliding doors/screens
- Floor-to-ceiling widows
- Broadloom
- Skylight

FOYER

- Laminate flooring
- Double door coat closet

KITCHEN

- Glass block counter with built-in LED lighting
- Fabritec cabinetry
- Floor-to-ceiling pantry
- Soft close drawers
- Sliding pot drawers
- Overlooks front garden
- Pass-through to Dining Room
- Built-in breakfast bar
- Built-in GE stainless-steel microwave/range hood
- Stainless-steel GE 5 burner gas stove with convection oven & self-cleaning settings
- Stainless-steel LG fridge (with ice maker ‘as is’) ‘13
- Built-in stainless-steel Bosch dishwasher

DINING ROOM

- Hardwood flooring
- Track lighting
- Crown moulding
- Walk-out to Mud Room

MUD ROOM

- Walk-out to driveway

LIVING ROOM

- Broadloom
- Cathedral ceiling
- Wood burning fireplace with brick surround, impressive cement mantle & built-in storage
- Double wide sliding door walk-out to back deck & garden

PRIMARY BEDROOM

- Hardwood flooring
- Oversized picture window & two side windows
- Overlooks front garden
- Large double door closet
- Ceiling fan

BEDROOM

- Dutch door entry
- Hardwood flooring
- Oversized picture window
- Large sliding double door closet
- Overlooks back garden
- Ceiling fan

BEDROOM

- Dutch door entry
- Hardwood flooring
- Oversized picture window
- Overlooks back garden
- Closet

4 PIECE BATHROOM

- Sliding barndoor entrance
- Storage /linen closet
- Vanity with Quartz countertop, inlay sink & soft close cabinetry
- Ceramic tile surround
- Porcelain flooring
- Deep soaker tub
- Overlooks front garden
- Built-in shampoo alcove

LOWER LEVEL

RECREATION ROOM

- Two above-ground windows
- Wall-to-wall built-in storage/entertainment unit
- Triple bulb billiard light
- Electric fireplace

BEDROOM

- Paneled
- Above-ground window

3 PIECE SEMI-ENSUITE BATHROOM

- Double door storage closet
- Walk-in shower
- Walk-through to Bedroom

LAUNDRY ROOM

- Front loading Maytag washer ‘16
- Amana dryer
- Above-ground window
- Built-in deep shelving
- Built-in drying rack

UTILITY ROOM

- Storage under stairs
- Workbench

SAUNA

- Saunafin Cedar Sauna

IN YOUR NEIGHBOURHOOD

- Donalda Golf Club
- Bond Park
- Don Mills Tennis Club
- The Shops at Don Mills
- VIP Cineplex movie theatre
- Metro Grocery Store
- McEwan Grocery Store
- LCBO
- York Mills Gardens Shops with Longo’s
- Don Mills Public Library
- Edwards Gardens
- Steps to Don Mills and/or Lawrence TTC routes & soon-to-be LRT
- Steps to Don Mills walking trail which links to York Mills Gardens/Longo’s to Wilket Creek Park
- Minutes to DVP & Highway 401

LOCAL SCHOOLS

TORONTO DISTRICT SCHOOL BOARD

www.tdsb.on.ca, 416-397-3000

JK- 5	Norman Ingram P.S. 50 Duncairn Road, 416-395-2720
6-8	Don Mills Middle School 17 The Donway East, 416-395-2320
9-12	Don Mills Collegiate Institute 15 The Donway East, 416-395-3190
9-12	Northern Secondary School 851 Mount Pleasant Road, 416-393-0270

FRENCH IMMERSION

SK-5	Broadlands Public School 106 Broadlands Blvd., 416-395-2090
JK- 5	Denlow Public School (extended & middle immersion programs) 50 Denlow Blvd., 416-395-2300

TORONTO CATHOLIC DISTRICT SCHOOL BOARD

www.tcdsb.org, 416-512-3411

JK-8	St. Bonaventure Elementary School 1340 Leslie Street, 416-393-5263
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TORONTO PRIVATE SCHOOLS

www.ourkids.net/toronto-private-schools.php

JK-6	Crestwood Preparatory College 217 Brookbanks Drive, 416-391-1441
Daycare-12	La Citadelle International Academy of Arts and Science 36 Scarsdale Road, 416-385-9685
JK–Upper	Bayview Glen 275 Duncan Mill Road, 416-443-1030
Pre K-12	St. Clement’s School 21 St. Clement’s Avenue, 416-483-4835
Pre K-12	Toronto French School 306 Lawrence Avenue E., 416-484-6533
JK-12	Havergal College (girls) 1451 Avenue Road, 416-483-3843
SK-12	Upper Canada College (boys) 200 Lonsdale Road, 416-488-1125
3-12	Crescent School (boys) 2365 Bayview Avenue, 416-449-2556