

76 Highbury Road

www.76Highbury.com



ROYAL LEPAGE
CHAIRMAN'S CLUB
NATIONAL
TOP 1%
2012-2020

Shawn Zigelstein
Broker

TEAM ZOLD

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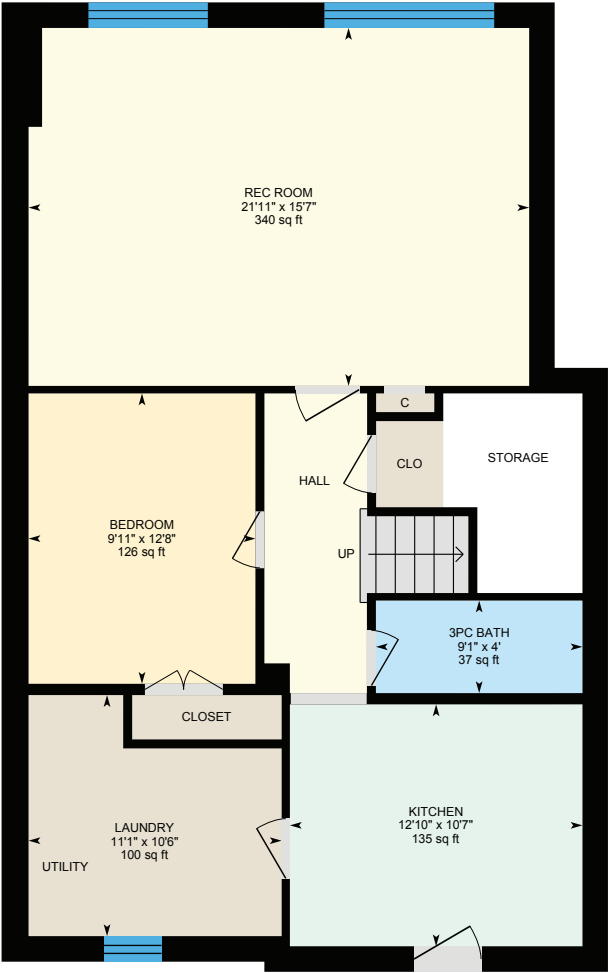
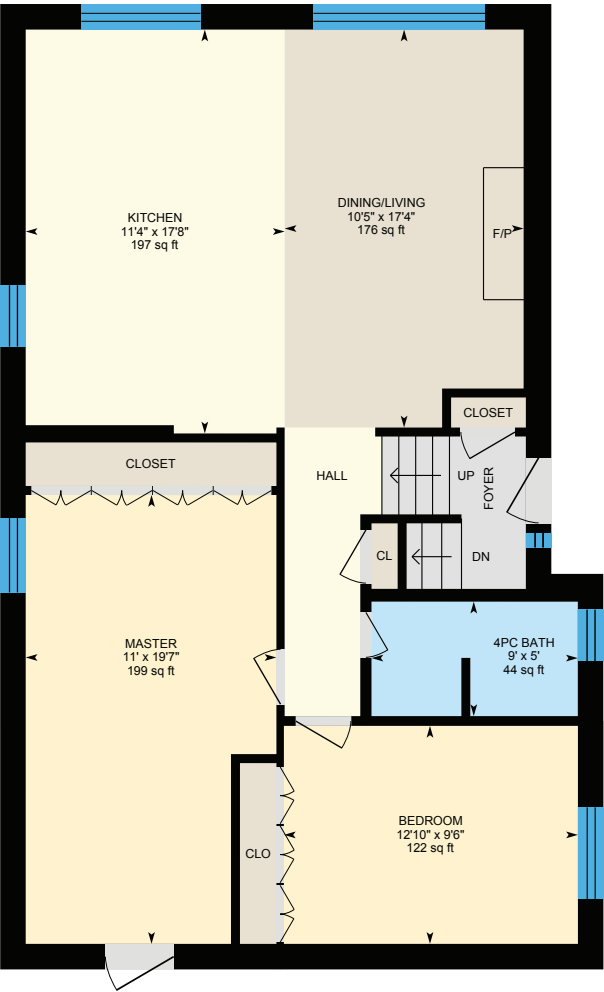
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YOUR
Community
REALTY™



BROKERAGE INDEPENDENTLY OWNED & OPERATED





PUBLIC SCHOOLS

Your neighbourhood is part of a community of Public Schools offering Elementary, Middle, and High School programming.

Gulfstream Public School

Designated Catchment School
Grades PK to 8
20 Gulfstream Rd

É Éléon Félix-Leclerc

Designated Catchment School
Grades PK to 6
50 Celestine Dr

Emery Collegiate Institute

Designated Catchment School
Grades 9 to 12
3395 Weston Rd

ÉS Jeunes sans frontières

Designated Catchment School
Grades 7 to 12
7585 Financial Dr

ALTERNATIVE & SPECIAL SCHOOLS

Nearby alternative and special education schools include:

Boys Leadership Academy

Grades 4 to 7
45 Golfdown Dr

Gap Academy

Grades 7 to 12
4 John St



CATHOLIC SCHOOLS

Your neighbourhood is part of a community of Catholic Schools offering Elementary, Middle, and High School programming.

St. Simon Catholic School

Grades PK to 8 (Assigned)
20 Wallasey Ave

ÉEC Saint-Noël-Chabanel-Toronto

Grades PK to 6 (Assigned)
30 Thistle Down Boulevard

ÉSC Monseigneur-de-Charbonnel

Grades 7 to 12 (Assigned)
110 Drewry Ave

St. Basil-the-Great College School

Grades 9 to 12
20 Starview Ln

PRIVATE SCHOOLS

The private schools nearest to you are:



SuOn International Academy

Grades 9 to 12
35 Heavtree Dr

Can-AIM High School

Grades 9 to 12
2 Elmhurst Dr

Timothy Christian School

Grades K to 8
28 Elmhurst Drive

Acacia International High School

Grades 9 to 12
2 Rosemount Ave

PARKS & REC.

This home is located in park heaven, with 4 parks and a long list of recreation facilities within a 20 minute walk from this address.



Strathburn Park

55 Strathburn Blvd



3 min



Louise Russo Park

42 Flindon Rd



9 min

Oakdale Village Park

95 Fred Young Dr



13 min

FACILITIES WITHIN A 20 MINUTE WALK

4 Playgrounds
2 Ball Diamonds
1 Multi-Use Pad
1 Picnic Facilities
2 Tennis Courts
1 Rink
2 Lawn
Bowling/Bocces

TRANSIT

Public transit is at this home's doorstep for easy travel around the city. The nearest street transit stop is only a 4 minute walk away and the nearest rail transit stop is a 39 minute walk away.



Nearest Rail Transit Stop

Weston GO



Nearest Street Level Transit Stop

401 Clayton Rd



4 min

SAFETY

With safety facilities in the area, help is always close by. Facilities near this home include a fire station, a hospital, and a police station within 3.68km.



Humber River Hospital

1235 Wilson Ave



Fire Station

2220 Jane St



Police Station

40 Norfinch Dr

CONVENIENCE

This home is located near everyday amenities to make your daily errands easier.



Coffee



Grocery



Gym



Gas Station



HoodQ

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****COMPLETELY RENOVATED AND LOVINGLY MAINTAINED BUNGALOW*****

This Former 3 Bedroom Bungalow Has Been Renovated Into Your Dream Home! Bright & Spacious With A Large Open Concept Gourmet Kitchen With A Massive Center Island To Entertain Around, Hardwood Floors, Pot Lights, Trim And Moldings, Built In Storage, And A Finished Basement With Separate Entrance, Kitchen, Bedroom And More. The Private Yard Is Complete With A Covered Gazebo And Hot Tub. Full Detached Double Garage Which Is Perfect For Your Home Workshop. Located Close To Transit, Schools, Parks, Shops & More!!

This House Is Ready For You To Just Move In And Enjoy. The Garage Is A Great Workshop With Open Space And Its Own Panel And Heater – But The House Is Where It's All At – Book Your Showing Today.

Lot Size: 49.38 ft x 120.00 ft Taxes: \$3,070.49 / 2020