



WELCOME TO
52 CARMICHAEL AVE
4+1 BED | 5 BATH

BEDFORD PARK (LAWRENCE PARK NORTH)

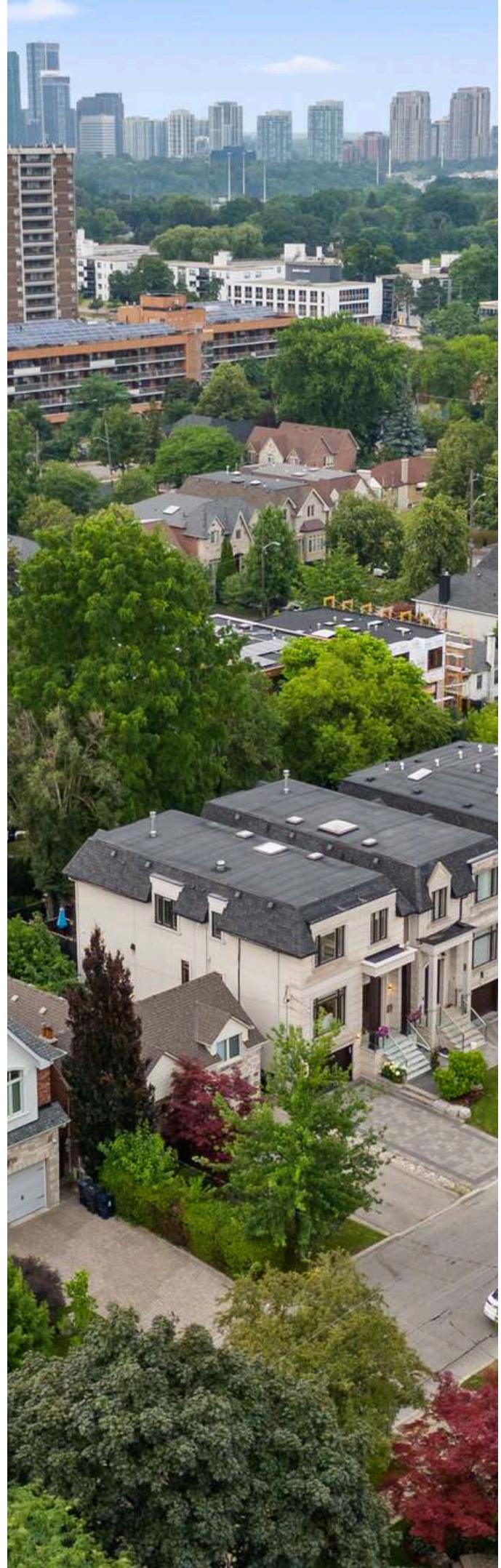
Bedford Park-Nortown is a cherished midtown Toronto neighborhood where families thrive among tree-lined streets and friendly community spirit.

This historic area blends 1870s charm with modern convenience, featuring beautiful homes from classic 1920s architecture to custom builds on generous lots.

Families love the abundant parks, excellent schools, and the welcoming Bedford Park Community Centre with its pool and programs.

The vibrant Yonge and Lawrence hub offers cozy shops and cafes, while Lawrence subway station provides easy downtown access.

Bedford Park-Nortown perfectly captures the warmth of small-town living with urban convenience that growing families treasure.

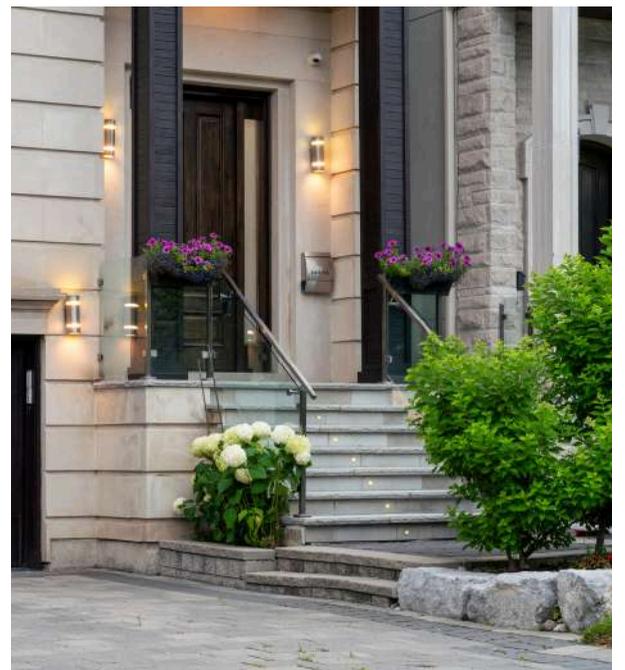




Welcome to a home that does more than impress , it performs. Perfectly positioned in the heart of Bedford Park, this custom residence designed for families who value comfort, style, and seamless functionality.

Overview:

- + Custom Crafted. Thoughtfully Designed HOME
- + Lot size: 30 x 115 ft
- + 4+1 Beds & 5 Baths
- + Over 3000 sqft living area
- + 2450 sq.ft. above grade finished space
- + Custom Oak Hardwood Flooring Throughout
- + Walk-out finished basement with soaring ceilings
- + Central Air & Forced Air Gas Heating
- + 3 Self-contained basement suites
- + Basketball Court And Exercise equipment
- + Prime Bedford Park location
(Close Avenue Rd/Wilson Ave)



Living and Dining Areas

Wide open principal rooms showcase natural flow and thoughtful design with curated accent lighting and quality millwork at every turn. The chef's dream kitchen features top-of-the-line appliances centered around a generous island that opens into the family room with oversized windows.



- Custom oak hardwood flooring
- Oversized windows with natural light
- Built-in speakers throughout
- Three gas fireplaces for cozy corners
- Open-concept flow between living spaces
- Quality millwork and accent lighting
- Carpet-free living spaces
- Amazing Chandeliers







The Gourmet Kitchen

The heart of this home is a chef's dream kitchen, equipped with popular appliances and expertly designed for both daily living and grand entertaining. The centerpiece is a generous island that seamlessly connects to the family room, creating an open-concept flow perfect for hosting gatherings or casual family meals.



- Generous center island with seating
- Built-in oven and premium fixtures
- Custom cabinetry with smart storage
- Open-concept flow to family room
- Direct connection to outdoor spaces
- Well-Known brands appliances
- Quality millwork and accent lighting

Family Room

Relax in sophisticated comfort where custom walnut built-ins frame a stunning marble fireplace. This thoughtfully designed space combines rich textures with natural light streaming through oversized windows, creating an inviting atmosphere for both intimate family moments and entertaining guests.

- Custom millwork throughout
- Walnut entertainment wall with integrated storage
- Marble-clad gas fireplace focal point
- Huge windows overlooking private gardens
- Coffered ceiling with warm accent lighting
- Hardwood floors in rich oak finish
- Custom millwork throughout



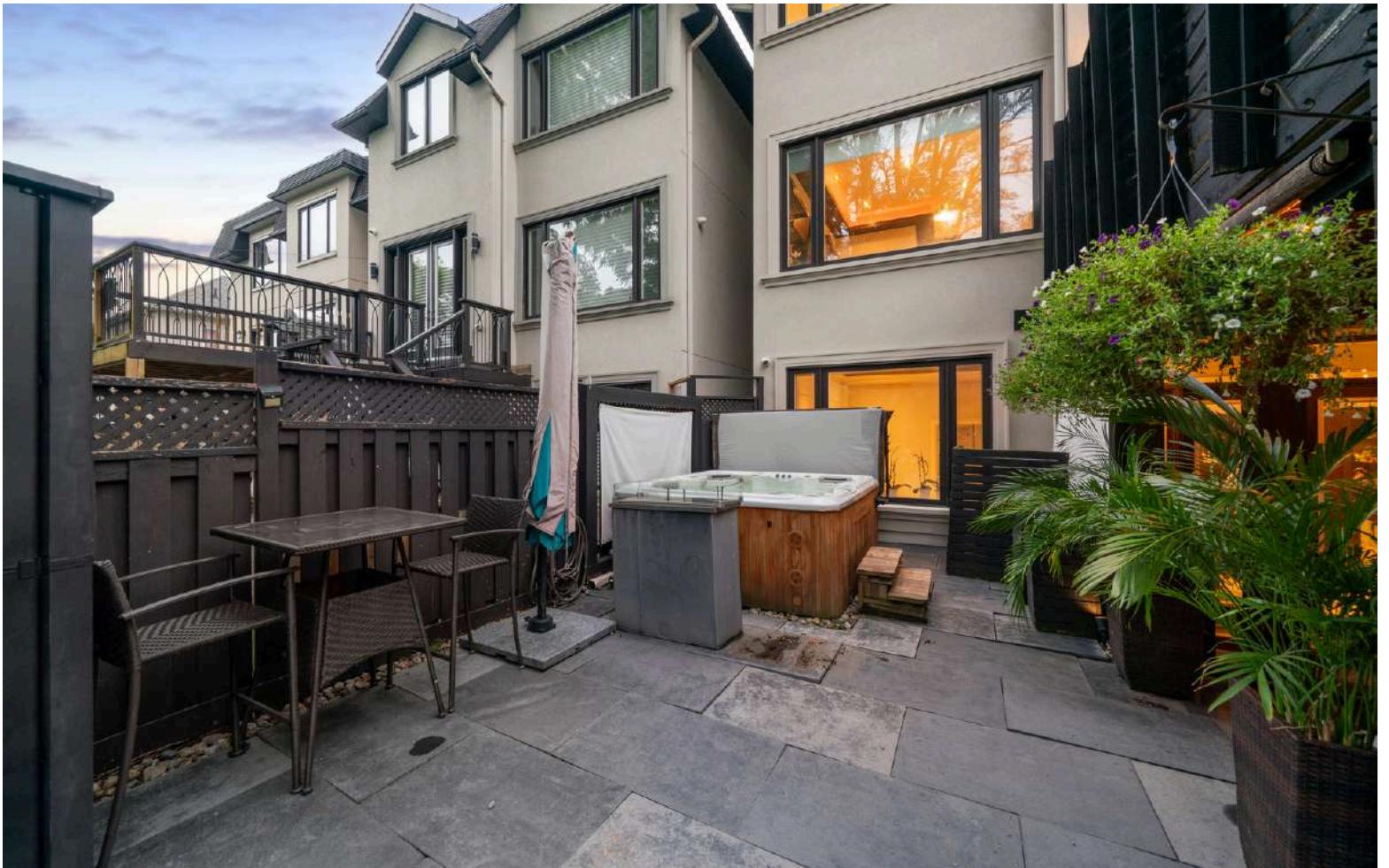


Primary Suite

Upstairs offers four well-sized bedrooms with privacy and comfort, including a serene primary suite featuring a luxurious ensuite and spacious walk-in closet for ultimate relaxation.









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Schedule a viewing today!



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