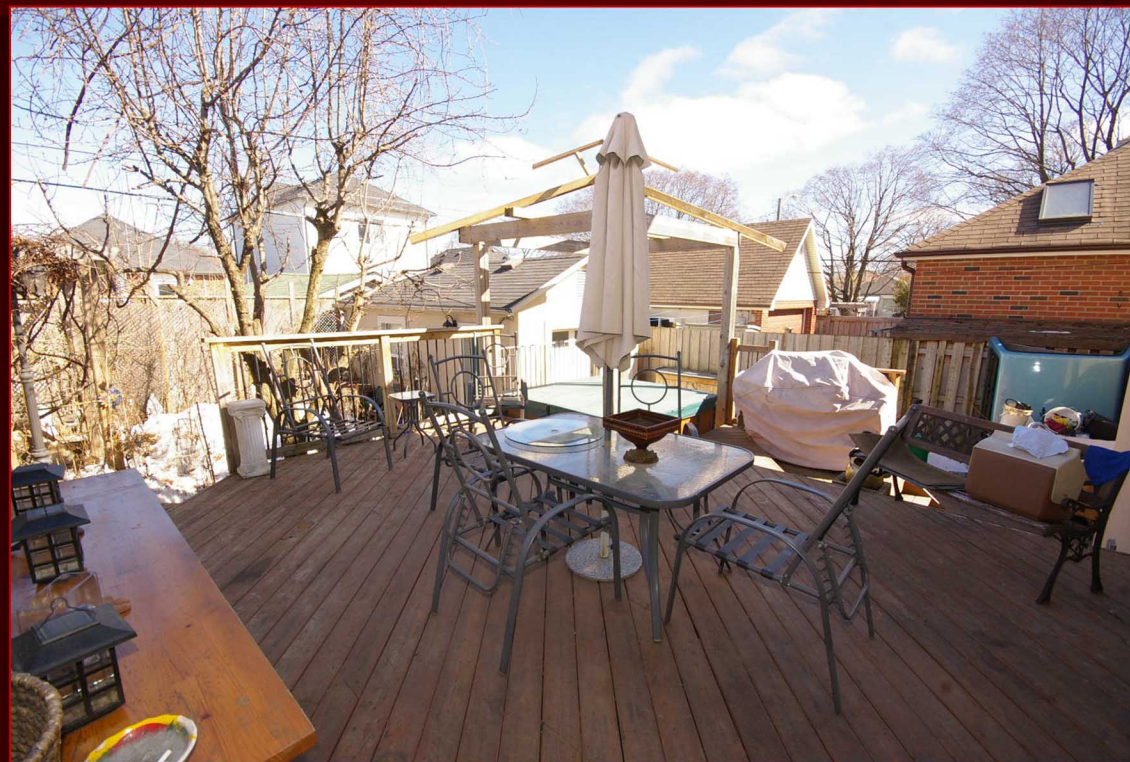


WELCOME TO 33 ROTHSAY AVENUE



FOR SALE AT: \$799,000 LOT SIZE: 34.25 x 102 Feet

THIS RESIDENCE IS LOCATED IN THE HISTORIC QUEENSWAY VILLAGE, ONE OF TORONTO'S UP AND COMING NEIGHBORHOODS. THE QUEENSWAY HAD BEEN FOUNDED IN THE 1800s AS A SMALL RURAL FARMING COMMUNITY. A WHITE STUCCO COTTAGE THAT SITS ON AN OLD FARMING FIELD AT 694 ROYAL YORK ROAD HAS STOOD THE TEST OF TIME, SERVING AS A REMINDER OF THE PAST AND OF THE PIONEERING MEN AND WOMEN, WHO HAD LEFT THEIR MARK UPON THE LANDSCAPE. IN 1912, THE QUEENSWAY HAD BEGUN TO GROW QUICKLY FROM THE URBANIZATION BY EASTERN EUROPEAN IMMIGRANTS, WHO HAD INNOVATIVELY DEVELOPED THE AREA AND ITS BUSINESSES. DURING THIS TIME, QUEENSWAY PUBLIC SCHOOL HAD BEEN BUILT TO SERVE AREA RESIDENTS. DURING THE MID-1990s, THIS HISTORIC SCHOOL HAD BEEN DEMOLISHED TO MAKE WAY FOR THE CURRENT COSTCO STORE, WHICH HAS PLAYED A SIGNIFICANT ROLE IN THE REVITALIZATION OF THE AREA.

THE QUEENSWAY HAS QUIETLY EARNED CELEBRITY STATUS FOR THE MANY TELEVISION, MOVIE, AND COMMERCIAL PRODUCTIONS THAT HAVE BEEN FILMED IN AND AROUND QUEENSWAY PARK. THE QUEENSWAY IS CLOSE TO SOME OF TORONTO'S BEST SHOPPING AND DINING DESTINATIONS, THE BEST SCHOOLS, BEAUTIFUL PARKS, AND QUICK TRAVEL TIMES TO THE GREATER TORONTO AREA AND THE AIRPORT, VIA CAR OR PUBLIC TRANSIT.



EXCEEDING EXPECTATIONS

Daiva Dalinda, Broker
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The information that has been written herein has been obtained from sources that have been deemed reliable. There has been no reason to doubt its accuracy, but, regretfully, it cannot be guaranteed. Royal LePage Real Estate Services Ltd., Brokerage. © DalindaTeam.com.

WELCOME TO 33 ROTHSAY AVENUE



This home is a stunning, renovated 3-bedroom, 4-bathroom luxury residence that is located in trendy Queensway Village.



EXCEEDING EXPECTATIONS

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This stylish residence features an open concept main floor, with French door walkout to an oversized deck. The gardens are landscaped, with a tranquil pond and fencing. The private drive leads to a heated single car garage. The gourmet kitchen features granite counters, a center island, with breakfast bar, stainless steel appliances, and radiant heated floors. There are 3-bedroom, 4-bathrooms, and a fully finished basement, with heated floors, that can be an in-law suite, basement apartment, or just a fabulous entertainment area.

