

Prepared by ANNEMARIE LORUSSO, Salesperson  
**FREEMAN REAL ESTATE LTD., BROKERAGE**  
 988 Bathurst St., Toronto C02, ON M5R3G6  
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**351 Windermere Ave** **Sold: \$335,000**  
 Toronto, Ontario M6S3L1 Toronto W01 High Park-Swansea **List: \$339,900**  
**Orig Price:** \$339,900 **Taxes:** \$2,813.54/1999 99 % List  
 None High Park-  
**SPIS:** Swansea 114- **DOM:** 9 **Contract:** 1/17/2000 **Sold:** 1/26/2000  
 11-Q

Detached **Fronting On:** E **Rooms:** 6  
 Bungalow **Acreage:** **Bedrooms:** 2  
**Dir/Cross St:** Bloor West Village **Washrooms:** 2  
**Lot:** 27.83X91.67 Feet  
**Lot Irreg:** 2x3

MLS#: LM6259

PIN#:

**Kitchens:** 1  
**Fam Rm:** N  
**Basement:** Fin W/O

**Fireplace/Stv:** Y  
**Heat:** Gas  
 Forced Air

A/C: Central Vac:

Apx Age:

Apx Sqft:

Assessment:

Elevator: Laundry Lev:

Phys Hdcap-Equip:

**Exterior:** Brick  
**Drive:** Private  
**GarType/Spaces:** Detached/1  
**Parking Spaces:**  
**UFFI:** No  
**Pool:** None

**Zoning:** Res  
**Cable TV:** **Hydro:** Y  
**Gas:** Y **Phone:**  
**Water:** Municipal  
**Water Supply:**  
**Sewers:** Sewers  
**Spec Desig:** Unknown  
**Farm/Agr:**  
**Waterfront:**  
**Retirement:**

| # | Room    | Level | Dimensions (ft) |                |                         |
|---|---------|-------|-----------------|----------------|-------------------------|
| 1 | Living  | Main  | 12.80 x 12.14   | Broadloom      | Fireplace Stained Glass |
| 2 | Dining  | Main  | 12.47 x 10.83   | Broadloom      | Bay Window              |
| 3 | Kitchen | Main  | 11.48 x 7.87    | Ceramic Floor  |                         |
| 4 | Master  | Main  | 11.65 x 10.01   | Broadloom      | His/Hers Closets        |
| 5 | Br      | Main  | 11.81 x 7.87    | Closet         | Stained Glass           |
| 6 | Nursery | Main  | 9.19 x 7.87     | O/looks Garden |                         |
| 7 | Rec     | Bsmt  | 36.09 x 19.03   |                |                         |

Electric Light Fixtures, Broadloom Where Laid, Fridge, Stove, Washer And Dryer, Dishwasher (As Is); Please Exclude (Lr Curtain Rod, Brackets & Curtains And Light Fixture In Dr & Br) Thanks.\*Apts Call John Stix @416-762-7531 Ex302\*

**Listing Contracted With:** SOUTHSIDE REAL ESTATE LTD. (416) 762-7531

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