

# 145 Massey Street

## Main Floor

### Living Room

- Soaring 12' ceilings
- Gas fireplace with marble surround, raised marble hearth and custom wood mantle
- Hardwood Floors
- Built-in speakers
- 2 Large mirrors are included
- Floor to ceiling windows
- Cornice molding
- Coat closet

### Kitchen/Dining Room

- Renovated
- Stone floor
- Plenty of cabinetry
- Granite counter
- Stainless Steel appliances, including Kitchen-Aid fridge & Kitchen-Aid built-in double ovens new in 2017, Kitchen-Aid gas cooktop and fan, Dishwasher 2019
- Built-in speakers
- Double door walk-out to large dining terrace. Phantom screens, and a gas outlet for BBQ
- California shutters

### Powder Room

Renovated 2 piece

## Second Level

### Bedroom/Nursery

- Hardwood floor
- Double closet
- Windows with California shutters
- Ceiling fan and light
- Built-in speakers

### Bathroom 2016

- Renovated 3 piece
- Large seamless glass shower
- Custom Vanity

### Bedroom

- Hardwood floor
- Double closet
- Chandelier
- Windows with California shutters
- Built-in speakers

## Third Level

### Master Suite

- Hardwood floor
- Double door walk-out to balcony with California shutters
- Built-in speakers

### Large Walk-in Closet

### Double Closet

### Linen Cupboard

### Laundry Closet; Washer/dryer 2019

### Ensuite 2016

- 6 piece
- Free standing soaker bathtub with Hand held shower
- Custom vanity with double sinks, marble counter and wall to wall mirror
- Seamless glass shower with rain head, hand held shower and 4 body jets
- Window with California shutters
- Chandelier

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## Lower Level

### Recreation Room

- Broadloom
- Walk-out to Massey Street
- Black out curtains makes for an ideal Theatre room

4 Large Storage Cupboards

### Bathroom

- 2 piece

Walk-in from the garage

## Rooftop Terraces

East Terrace is approximately 170 square feet with a composite material floor and expansive skyline views including the CN Tower

West Terrace is approximately 205 square feet and has been custom finished with a composite material floor, a built-in wet bar, a custom built pergola and built-in speakers. Fantastic views perfect for your summer entertaining!

There is also a bar fridge just inside the terraces.

### Extras:

There are built-in speakers in every room including the dining deck off the kitchen and the west rooftop terrace. (Excluding the lower level). The entire system can be controlled wirelessly through a tablet or phone device.

**AN ENTERTAINERS DREAM !!!!**

## Other Details

Lot Size: 14.3' x 65.98'

Heating: Forced Air Gas/ Central Air  
New A/C 2017

Hwt/Furnace Rentals

Taxes: \$6,529.82 (2019)

Driveway: Right of Way

Garage: Built-in single

Possession: 30 days/TBA

## Inclusions

All Stainless Steel appliances, Fridge, Built-in ovens, Gas cooktop & fan, Dishwasher, Washer, Dryer, 2 large matching mirrors in the LR, All window coverings and California shutters, Broadloom where laid, All electric light fixtures Central vacuum system, Garage door opener, Bar fridge

### NOTES;

There is an encroachment agreement-survey that needs to be acknowledged and attached to all offers.

Yearly management fee for snow removal and road maintenance \$577.00(2019)

Please attach disclosure as listing agents are related to sellers.

Price: Upon Request

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