



NICOLE EMMERSON
 SALES REPRESENTATIVE
 nicoleemerson@royallepage.ca
 Cell: 416.721.6435

Office: 416.762.8255 | Fax: 416.762.8853 | 2320 Bloor St. West, Toronto ON M6S 1P2

Welcome to
23 FERNALROY BLVD.

23 FERNALROY BOULEVARD



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More information available at www.23fernalroy.com



Prospective purchaser should satisfy themselves as to the accuracy of the information contained in this feature sheet. All measurements are approximations. Information contained herein is based on information furnished and sources we believe to be reliable but for which we assume no responsibility.



Welcome to 23 FERNALROY BLVD.

Key features include:

- Fully renovated between 2017-2018
- Gorgeous chef's kitchen with high end appliances and large island
- Master bedroom oasis on upper level with sleek ensuite and huge walk-in closet
- Large but cozy rec room with fireplace
- Impressive amount of storage throughout
- Extensive landscaping, hardscaping and perennial gardens
- AC main house- Summer 2019
- Roof -2019
- Plumbing replaced
- Electrical – 2017: 200 amp service and all new wiring at time of reno
- Water-upgraded water connection from city in 2017
- Sprinklers 2017-Custom Lawn Sprinklers Ltd
- Sump Pump replaced 2016-French drain near blue spruce
- Armour stone walls – 2019
- Gas Fireplaces installed at time of reno
- New windows in kitchen on north side 2018
- New front and back door-2018
- Gas BBQ hook up

Neighborhood amenities:

- Islington Subway Station 5 mins north on Islington at Bloor St.
- Mimico GO Station south on Royal York, south of Evans
- Shopping and dining along Bloor/Kingsway
- METRO grocery at Islington & Bloor
- Big Box shopping and other amenities along Queensway just south on Islington
 - IKEA
 - Cineplex Theater
 - Costco
 - Canadian Tire
 - Lowes
 - Home Depot
 - Homesense
- Sherway Gardens Shopping Mall about a 10 min drive west along the Queensway
- Variety of parks and green space within the neighborhood

Neighborhood Schools:

- All of these schools are within walking distance of this home:
- Norseman Junior Middle School
 - Sainte Marguerite d'Youville Catholic French Junior School
 - Karen Kain School of the Arts
 - Etobicoke Collegiate Secondary School
 - Bishop Allen Catholic Secondary School
 - Etobicoke School of the Arts

