

Unprecedented Yorkville Townhome | 168 Davenport Rd



168 Davenport Road is an outstanding classic brownstone situated in Yorkville. It offers four uniquely designed living levels, a rooftop garden with 360-degree views of Toronto, a four car concrete heated parking area, and proximity to the best shops and dining in midtown's Millionaire Row.

The sleek Indiana Limestone façade exterior and luxe black-and-white flooring with LED lighting are ultra-modern while the Mahogany wood BBQ terrace and lower-level North-lit library and live/work space add comforting warmth. Additional stand-out features include a family room on the second level that serves as a meeting point for the bedrooms, a third-floor formal living space with a baby grand piano and master bedroom with a lavish six piece ensuite. The lower level offers a self-contained office space with direct street access.

Property Details | 168 Davenport Rd

- **Bedrooms:** 3
- **Family Room:** 1 Second floor
- **Living:** 2 Ground and Third floor
- **Washrooms:** 5
- **Parking:** 4 (2 built-in garage, 2 in drive way)
- **Office:** 1 with direct street access
- **Sq Ft:** 6,800 Approx. in all levels plus Kitchen Terrace and Roof Top Terrace
- **Lot size:** 21' - 5 1/2" x 118' - 10"

Offered For Sale at \$8,000,000.00

Townhome Specifications | 168 Davenport Rd

Ground Floor

Foyer: Ceramic black and White checkered Floor
22.3 x 8.3 Irr Contemporary Seamless Glass Stair Railing
Two-Piece elegant Powder Room with Caesarstone over a Glass Sink

Living Room: Hard Wood Floors
17.7 x 19.5 Open Concept integrated to Kitchen

Dining Room: Chevron Hardwood Floor pattern
14.6 x 18.9 Ceilings with gold and silver Mosaic Tiles
Gracie hand painted Wallpaper Panels
Floor to ceiling Windows with street view

Kitchen: Contemporary Sleek and Bright eat-in Kitchen
18.0 x 13.8 Porcelain Tiles emulate Hardwood Floor
Caesarstone Counter Tops and Island
Floor to ceiling Sliding Windows to walk out Terrace

Terrace: Mahogany Terrace with Built-in Stainless Gas
18.0 x 11.8 Glass Railing.

Second Floor

Family Room: Expansive Family Room with Seating and Eating Area.
15.1 x 20.0 Hardwood Floor

Second Bedroom: Floor to ceiling Windows with exquisite views of Ramsden Park.
17.7 x 13.8 Hardwood Floor
Sizable walk-in Dressing Room
Fabulous 5-Pc Ensuite Bathroom | Black and White checkered Ceramic Tiles.
Vanity and Make up Area

Third Bedroom: Floor to ceiling Windows with Yorkville Street scape views
19.0 x 14.3 Hardwood Floor
3-Pc Ensuite Bathroom | Black and White checkered Ceramic Tiles.

Third Floor

Living Room: Grand Living Room with Ceiling Moldings and Back Lit Mosaic
36.7 x 19.0 Hardwood Floor
Fireplace
Modern Bar
Floating Stairs with an overhanging Chandelier

Master Bedroom: Floor to ceiling Windows with spectacular views to Ramsden Park
17.7 x 13.8 Hardwood Floor

Stunning all-in-one Master Ensuite and Master Closet.
Double Sink Vanity
Soaker Tub
Glass Enclosed Shower
Additional 2-Pc Powder Room.

Roof Top

Roof Top: Rooftop Garden with 360-degree City Views including CN tower and Casa Loma.
61.7 x 14.6
Mahogany Deck.
Gas Fireplace Area.
Fire Pit Area.
Heaters Area.
Outdoor Eating Area with Retractable Awning.

Lower Floor

Office: Direct Street access.
42.0 x 14.6 Irr. Office entrance with Ice Melt.
6 Work Stations.
Kitchenette.
Powder Room.

Hallway: Laundry Room.

Multipurpose Room: Spacious Board Room with Floor to Ceiling Windows drenched Sun North Facing.
17.5 x 24.6
Wall to wall and floor to ceiling expansive Curtain-wall Windows
Built-in Libraries.

Garage: Two indoor and two outdoor Heated Concrete Parking Spaces.
17.5 x 18.4

Home Comfort Systems | List of Inclusions

3 Central Air Conditioning units
3 Separate furnaces serving different levels
Central vacuum
All cabinetry is custom.
All Window Treatments are Motorized Lutron Sunshades.
All bedrooms with all Blackout Sunshades.
Security Cameras and System Installed Throughout Exterior.
Stairs with Open Treads and LED Illumination.
Appliances: Subzero fridge, Subzero wine cooler, Wolf gas stove, Wolf oven with warming drawer, Wolf gourmet microwave, 2 Asko Dishwashers, Range hood. Wolf gas barbecue with stainless steel outdoor countertops. Front loader clothes washer and dryer.
Hot water tank (Rented)
Electric Light Fixtures

MAP | 168 Davenport Rd



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