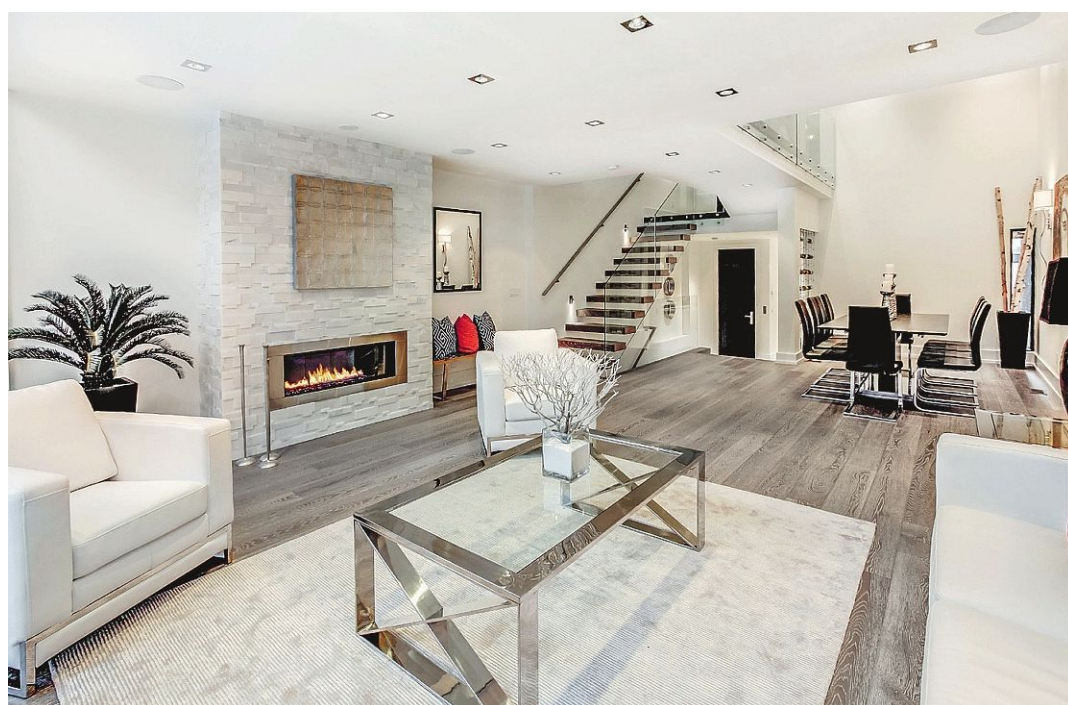


resale

Send submissions to *Connie Adair*
(cadair@pathcom.com).
Photos by agents.

FOR SALE



A historic façade and a modern interior come together in a perfect reflection of the area.

PAST, PRESENT and FUTURE

Annex; 17 Berryman St. (Davenport Road and Bay Street); Asking price: \$3.395-million; Taxes: n/a; Bedrooms: 3+1; Bathrooms: 5; MLS# C3129516

By *Connie Adair*

Looking at its 1888 façade, you'd never suspect what's inside. The shock factor when buyers walk in and are met with an incredible contemporary living space was builder David Pacht's ultimate goal, says listing agent Ellen Schneiderman of Slavens & Associates Real Estate.

When DC Developments purchased the home, it was run down. "The original space was something of a nightmare," says Ms. Schneiderman, who has listed the property with Brian Schneiderman and Cindy Schaeffer.

Its heritage designation required that the façade be preserved but the space behind has been "completely reinvented as a new three-storey masterpiece," Ms. Schneiderman says.

The 4,000-square-foot home

has an open-concept design that has large windows, skylights and high ceilings.

The gourmet kitchen, a delight for anyone who loves to cook, has custom-designed cabinetry, Caesarstone counters and top-of-the-line appliances including a wine fridge and a cappuccino maker. A built-in banquette provides comfortable seating for six.

The impressive open-concept dining room has a 20-ft.-high ceiling and an artistically crafted wine holder to display favourite bottles.

Floor-to-ceiling windows bathe the expansive great room with natural light. In the evening, a glass of wine can be enjoyed in the glow of a gas fireplace finished with a stone surround. A walkout leads to the professionally landscaped outdoor living

space, complete with a deck, a waterfall, a hot tub and a garden.

Floating staircases with glass railings connect the levels. Two bedrooms, each with its own ensuite bathroom, are on the second level. The third-floor master retreat has two glass-enclosed rooftop decks and amazing panoramic views of Yorkville and downtown. The spa-like master ensuite bathroom has an oversize shower.

The lower level has a media room, a hobby/nanny's room, a laundry room and a walk-up to the garden.

An elevator is a bonus so the home can be enjoyed now and for years to come. "The house will appeal to everyone from families to empty nesters," Ms. Schneiderman says.

National Post



VAUGHAN
380 Summeridge Dr. (Bathurst Street and Langstaff Road)
Asking price: \$1,799,900
Taxes: \$12,000 (2015)
Bedrooms: 4+1
Bathrooms: 5
MLS# N3125659

SUMMER ON SUMMERIDGE
For someone who longs to spend every minute of the summer outdoors, splashing in the water and surrounded by nature, this backyard is the perfect retreat.

More than \$600,000 was spent on a pool, calming water features, stone and landscaping for the 49x162-foot ravine property. The outdoor space is amazing, and best of all, there's no commute from home to cottage-like surroundings. Walkouts from the custom brick home offer easy access to the backyard, which also has outdoor lounging and eating areas.

"The family wanted all the comforts for their children and to provide them with wonderful memories," says listing agent Agnes Chiatas.

The backyard also has in-pool bar stools, surround-sound and fibre optics, two hot tubs, a custom barbecue and a cedar gazebo.

The brick home has a bright open-concept design that features many windows and luxurious upgrades. The foyer has a crystal chandelier. The kitchen has granite counters and stainless steel appliances.

Open to the kitchen, the family room has a fireplace and windows overlooking the backyard. A living/dining room and a den are also on the main floor.

Each of the bedrooms has an ensuite bathroom. Custom closet systems throughout cost almost \$38,000.

Listing Broker: Royal LePage Terrequity Realty (Agnes Chaitas)



HUNTSVILLE
366 Jarvis Rd. (Huntsville)
Asking price: \$2.7-million
Taxes: \$2,303 (2015)
Bedrooms: 3+4
Bathrooms: 2
MLS# X3110111

AMASS YOUR ESTATE WITH 1,150 ACRES IN HUNTSVILLE

Privately owned for generations, this 1,150-acre waterfront property is now for sale, says listing agent Betty Yee. "It's currently the largest tract of seasonal residential land on the market in Huntsville."

The property, known as Blue Top Hunt Club, includes a forest of tall pine and maple trees and a 50-acre lake. Two large rustic wood cottages, each with a hand-hewn granite fireplace, offer views of the lake and a small island that's part of the property. "The island is crowned by tall wind-

swept pines," Ms. Yee says.

W.P. Renaud, who founded the Blue Top Brewery, purchased the property in the 1950s as a family compound so he could spend time with his children and grandchildren. In memory of the brewery, he had a Blue Top symbol etched into the granite fireplace in the main cottage. He also installed blue-and-greys (the company's colours) flooring in the dining room, she says.

An oversize two-car garage has indoor/outdoor dog runs. It also has a commercial walk-in cooler with a door that came from the brewery's ice house.

The property is within a half-hour drive of the Muskoka Airport. The Ontario Federation of Snowmobile Club maintains trails that run across the top of the property.

Listing Broker: Forest Hill Real Estate Inc. (Betty Yee)