



# 28 Ulster Ave

South Annex/Harbord  
Village

PRESENTED BY

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Welcome Home



4+1



3



1



Semi-Detached



# Property Details

Situated in the vibrant heart of Harbord Village this beautifully renovated South Annex home embodies the perfect blend of Victorian classic charm & modern luxury. Boasting 4 spacious bedrooms, 3 modern bathrooms & 10.5-foot ceilings adorned w/stunning original crown molding. The spacious open-concept light filled living & dining areas featuring beautiful hardwood floors provide an ideal space for entertaining guests & family gatherings. The renovated kitchen w/custom cabinetry stone countertops & an island for additional workspace & seating. Upstairs you'll find 4 generously sized bedrooms with multiple options for the primary suite. Hide away in the treetops on the 3rd floor retreat or enjoy the convenience of w/w closets in 2 of the 3 bedrooms on the 2nd floor. Lower Level is fully finished w/walk out & endless possibilities rec room home office or nanny/in-law suite. The Backyard is a perfectly private relaxing retreat. The perfect marriage of Victorian architecture & modern sleep easy renovation. Enjoy the vibrant Restaurants/Shopping outstanding local easy transit links Schools Margaret Fairley Park just across the street. Finally one to call your own hurry home!! Please note rear fence must be moved to reestablish parking.







# Floor Plans

28 ULSTER STREET



MAIN FLOOR



SECOND FLOOR



THIRD FLOOR



BASEMENT



4+1



3



1



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# Features & Upgrades

- Boiler 8 Years old
- 2022: New triple-pane windows throughout the house.
- 2021: Took down the old chimney
- 2022: replaced the shingles on the back roof
- Updated electrical & Plumbing













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