



114 Babcombe Dr
Markham Ontario L3T 1N1
Markham Bayview Glen York
SPIS: N **Taxes:** \$8,802/2025
List: \$1,788,000 For: Sale
Detached **Front On:** W
Link: N **Acre:**
Bungalow
Rms: 7 + 3
Bedrooms: 3 + 2
Washrooms: 2
1x4xMain, 1x4xBsmt
Lot: 75 x 133.56 Feet **Irreg:** N= 142.94 Rear= 45
Dir/Cross St: Laureleaf Rd & Babcombe Dr
Directions: Laureleaf Rd & Babcombe Dr

MLS#: N12409966 **PIN#:** 030140131
Legal: PCL 36-1, SEC M1091 ; LT 36, PL M1091 ; S/T LB155317, LB155396 MARKHAM
Possession Remarks: TBA

Kitchens: 1 Fam Rm: Y Basement: Finished Fireplace/Stv: Y Heat: Forced Air / Gas A/C: Central Air Central Vac: N Apx Age: Year Built: 1965 Yr Built Source: MPAC Apx Sqft: 1500-2000 Lot Size Source: MPAC Roof: Shingles Foundation: Concrete Assessment: 2025 POTL: POTL Mo Fee: Elevator/Lift: Laundry Lev: Phys Hdcap-Eqp:	Exterior: Brick Gar/Gar Spcs: Built-In / 2 Park/Drive: Private Drive: Private Drive Park Spcs: 4 Tot Prk Spcs: 6 UFFI: Pool: None Energy Cert: Cert Level: GreenPIS: Prop Feat: Family Room, Fireplace/Stove Interior Feat: Primary Bedroom - Main Floor	Zoning: Cable TV: A Hydro: Y Gas: Y Phone: A Water: Municipal Water Supply Type: Sewer: Sewers Spec Desig: Unknown Farm/Agr: Waterfront: Retirement: HST Applicable to Included In Sale Price: Oth Struct: Survey Type: None
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#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Main	14.24	x 13.16	Hardwood Floor		
2	Dining	Main	11.48	x 12.24	Hardwood Floor		
3	Family	Main	18.8	x 11.15	Hardwood Floor	Fireplace	W/O To Deck
4	Kitchen	Main	21.49	x 8.73			
5	Prim Bdrm	Main	11.32	x 13.25	Hardwood Floor	Double Closet	
6	2nd Br	Main	14.67	x 9.28	Double Closet		
7	3rd Br	Main	11.38	x 9.58	Hardwood Floor		
8	Rec	Bsmt	22.11	x 12.7	Broadloom	Wet Bar	
9	Br	Bsmt	12.96	x 19.55	Broadloom		
10	Br	Bsmt	13.25	x 12.99			
11	Laundry	Bsmt	21.72	x 13.16			

Client Remks: Located in one of Thornhill's most prestigious and sought-after neighbourhoods, this solid 3-bedroom bungalow sits on a premium 75 ft x 133 ft lot surrounded by multi-million dollar custom homes. Whether you're an investor, builder, or end-user, this is your chance to renovate, rent, or build your dream estate in a tranquil, tree-lined enclave. Inside, the home offers a functional layout with generous principal rooms, a full basement, and loads of potential perfect for those ready to bring their vision to life. The property is being sold in as-is condition, ideal for those seeking a renovation project or the perfect tear-down to start fresh. Highlights: Extra-wide 75 ft frontage build a luxury custom home Surrounded by exclusive homes in an upscale, family-friendly community Close to Bayview Golf & Country Club, top-rated schools, parks, and shopping Easy access to Hwy 404/407, TTC & GO transit Rare lot size in this high-demand area Don't miss your chance to secure a foothold in this prestigious pocket of Bayview Glen. Opportunities like this are becoming increasingly rare. (4pc Bathroom in basement is Roughed-In) ** Some pictures are Virtually staged
Inclusions: Existing Fridge, Stove, B/I Dw, Washer & Dryer, Light Fixtures, Window Coverings/Blinds, Garage Door Opener and 2 Remotes
Listing Contracted With: PAUL ZAMMIT REAL ESTATE LTD. Ph: 905-881-2181