

# Welcome To 173 Woodycrest Avenue



**Louis Adamidis**  
**Broker of Record**

Office 416-533-5593

Cell 416-301-4950

Email:

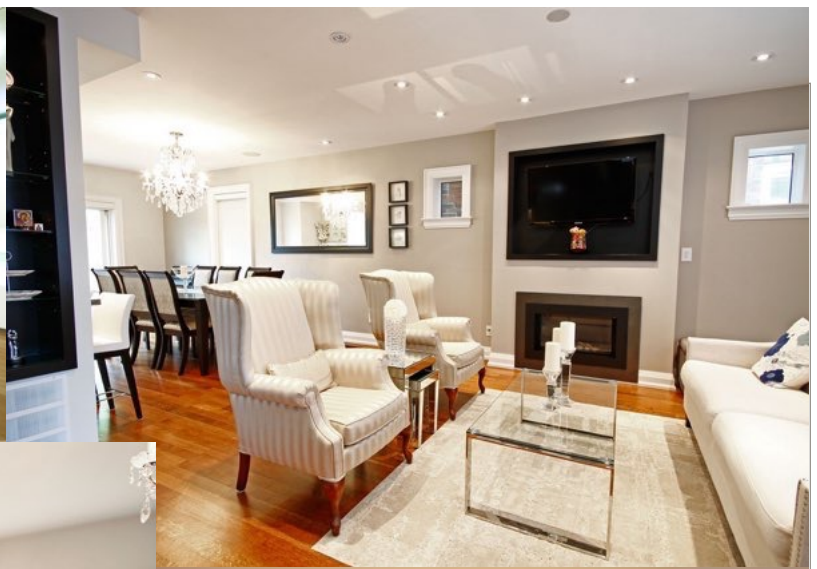
[louis@louisadamsrealty.com](mailto:louis@louisadamsrealty.com)

**Louis Adams Real Estate Ltd.**

## Renovated Detached In Danforth Village!!

- 3 Stunning Levels
- Entire Interior brought back to brick & re-built
- City of Toronto permits obtained for all work

**Simply Move-In & Enjoy!!!!**



- Entire Envelope Spray Foamed
- Custom designed open concept main floor
- Contemporary Custom Designed Oak Stairs
- Stunning quarter sawn custom on-site finished oak floors
- Stunning Maple Kitchen w/Granite Counter Tops w/under counter lighting
- Kitchen-Aid Stainless Steel Appliances including built-in Dishwasher
- Gas Top Range
- Built-in Wine Rack
- Kitchen Island w/breakfast bar seating
- Valor Gas Fireplace
- Wonderful Formal Dining Room
- 3 Bedrooms on 2nd floor
- Amazing 2nd floor bath w/double sink and heated floors!!
- Excellent closet space

- Safe n'sound added between bedrooms and main floor ceiling
- Walk-out to Large Private Deck w/bbq gas hook-up & Ext. Speakers
- Built-in ceiling speakers, CAT 5, Alarm & Ext. Webcam
- Fantastic Finished Basement w/Amazing 'Spa' Style Shower Jets and seamless glass door
- Built-in speakers in ceiling /speaker wire roughed-in for surround sound
- Built-in Storage Cabinets
- Fabulous Wet Bar w/beverage fridge!
- Great Ceiling Height!!
- Separate Side Entrance to Basement
- Central Vacuum!!
- All custom millwork, including solid core doors & high quality poplar wood baseboards and casings from Central Fairbank
- Alarm system
- Exterior webcams, can be viewed from your smartphone anywhere on the planet!
- Hi-efficiency gas furnace
- Central Air Conditioning
- Garage Parking w/Automatic Garage Door Opener
- All Custom Window Coverings Included
- The home's roof completely re-shingled one year ago!

**\*\*Celebrating 27 Years 1988-2015\*\***

**Louis Adams Real Estate Ltd., Brokerage**