

924 MANNING AVENUE

Presented by Eileen Farrow, Sales Representative at Chestnut Park Real Estate Limited, Brokerage



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Thoughtful design. Brilliant engineering.
Beautiful bright spaces.

Completely rebuilt down to the studs in 2014/2015, 924 Manning is a masterpiece of thoughtful design and modern engineering. Envisioned by award-winning architects Christine Ho Ping Kong and Peter Tang—recipients of the 2023 Prix de Rome in Architecture and the 2016 Ronald J. Thom Award—the home seamlessly blends timeless elegance with smart, modern construction. Raised steel beams elevate the main and second levels, creating soaring ceilings and an airy, light-filled atmosphere. Comfort is built-in with radiant in-floor heating across the lower and main levels, complemented by slim rads on the second floor. Impeccable craftsmanship and meticulous attention to detail on every level ensure this turnkey home is ready to simply move in, admire and enjoy!



MAIN FLOOR

Ceiling height 10’ throughout main floor

FOYER

Solid Sapele (African hardwood) front door with transom window. Radiant concrete floor.

LIVING ROOM

Radiant polished concrete floor. East facing large window with Sapele wood frame and seating ledge. Built-in shelves and TV nook. Remote window blinds. Open to dining area. Halogens.

DINING ROOM

Radiant polished concrete floor. West facing vertical side window. Open to living area and kitchen.

KITCHEN

Radiant polished concrete floor. Custom oak millwork on cupboards and built-in floating sideboard. Soapstone main counter, island counter and integrated double sink. Pop up counter plugs. Pull out pantry. South facing horizontal transom window the length of the kitchen. Custom design wall shelf. Walk out to Epe covered deck and garden via large sliding glass doors framed in Sapele wood. Remote blinds. Appliances: Miele full oven with induction cook top and fan. Sharp stainless steel microwave, Miele dishwasher, Miele fridge/freezer



SECOND FLOOR

Ceiling height 9' throughout second floor
Custom metal and oak staircase with Sapele
handrails and recessed wall lights

GREAT HALL

Soaring ceiling 16'8". Custom feature Western Red Cedar wall (same admired Western Red Cedar used on exterior of the home). Large East, South and West facing windows bathe the Great Hall with an abundance of light. One South window on remote control.

PRIMARY BEDROOM

Oak floor. Glass sliding door. East/North facing floor to ceiling corner windows (new 2024). Remote window blinds. Built-in cupboards with recessed lighting. Two double closets with Sapele doors and built-in drawers. Sapele pocket door to 4-PC ensuite: Stone tiled floor. Glass enclosed shower with stone tiling, soaring ceiling to skylight, soapstone bench. Soapstone sink. Heated towel bars. Custom Sapele medicine cabinet. Toto toilet. Recessed lighting. Halogens.



SECOND BEDROOM

Oak floor. Large West facing windows overlooking garden. Double closet with built-in shelves and drawers.

THIRD BEDROOM

Sapele pocket doors open from both sides of the room creating an enclosed bedroom with a Murphy bed or when recessed an open concept office to the Great Hall. Built-in closets. Built-in Sapele desk. Linen closet. Large South facing window. Halogens.

4-PC HALL BATH

Sapele pocket door. Stone tiled floor and walls. Combined tub/shower. Corian sink (Brooklyn faucet) and full length counter top. Sapele cupboard doors. Toto toilet. Heated towel bars. West facing vertical window. Halogens.





LOWER LEVEL

Oak stairs to Lower Level

FAMILY ROOM

Radiant polished concrete floor. Large South and East facing windows. Build-in bookshelves and Oak credenza. Samsung TV. Large cold storage room. Exercise area with built-in double Murphy bed.

4-PC BATH

Radiant stone floor. Glass enclosed shower with porcelain tiles. Waterworks sink with Corian counter. Toto toilet.

LAUNDRY

Radiant polished concrete floor. LG washer and dryer. Stainless steel sink. Over counter cupboards. Pocket door. Halogens.

ADDITIONAL INFORMATION

INCLUSIONS:

All window treatments. All electrical light fixtures. Miele full oven with induction cook top and fan. Sharp stainless steel microwave, Miele dishwasher, Miele fridge/freezer. LG washer and dryer. Living room Sony TV. Family room Samsung TV.

EXCLUSIONS:

All hanging art work

MECHANICALS:

Boiler 2025 (owned) for radiant heat. Forced air for air conditioning. Sump pump.

LOT SIZE:

29.69 foot X 127.5 foot (as per GeoWarehouse)

LANDSCAPING:

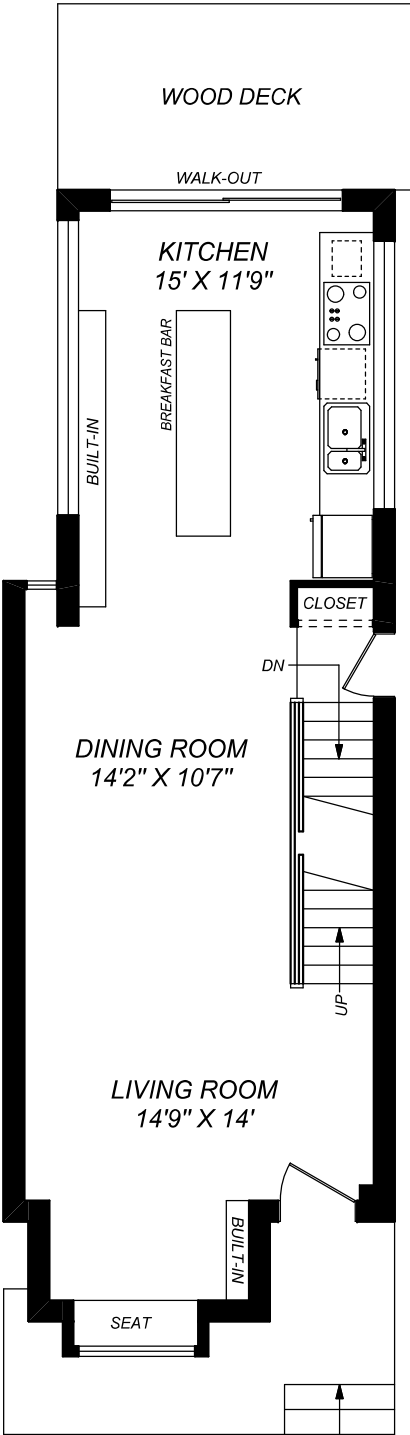
Front and back gardens lit and irrigated. Limestone pavers lead to both the front door with Epe deck and in the back garden to the double car garage.

PARKING:

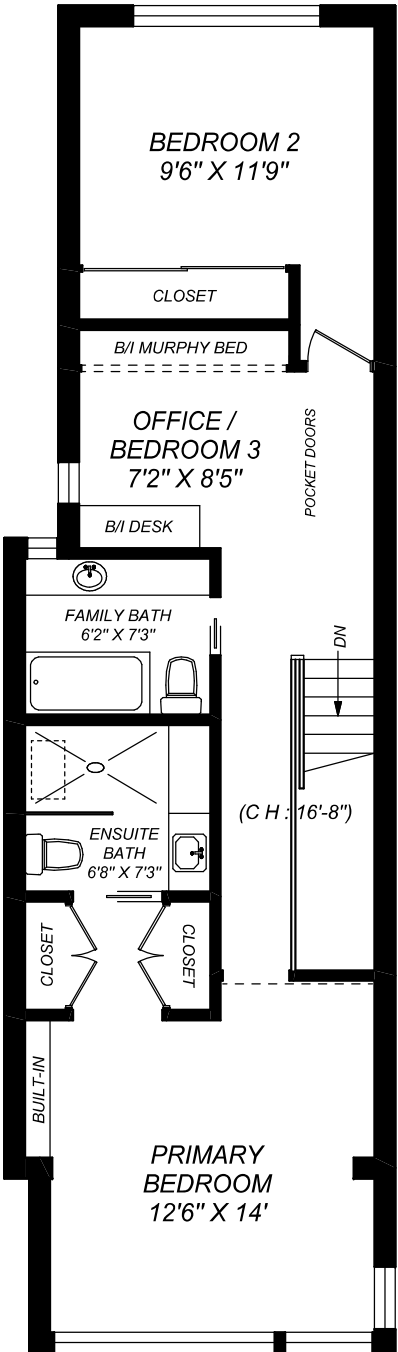
Double car garage off laneway.

TAXES:

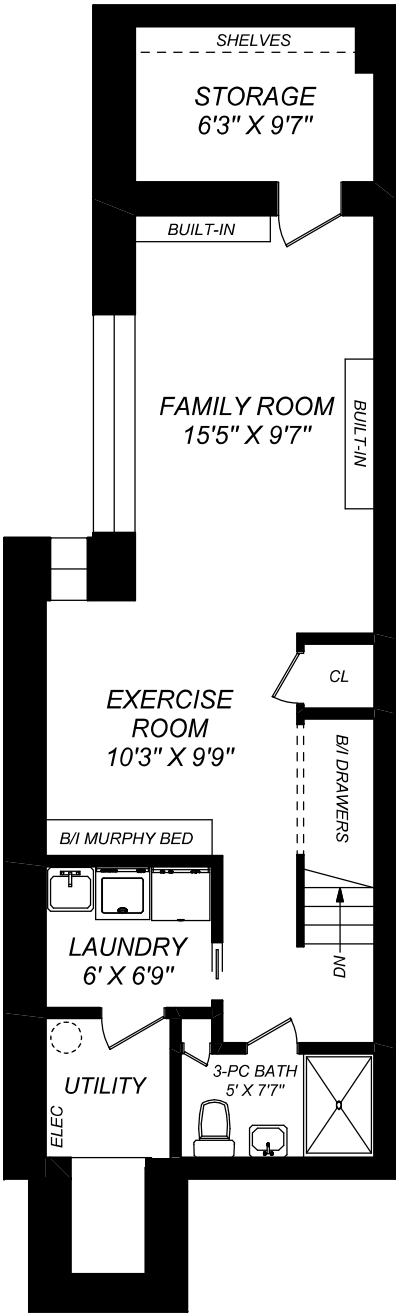
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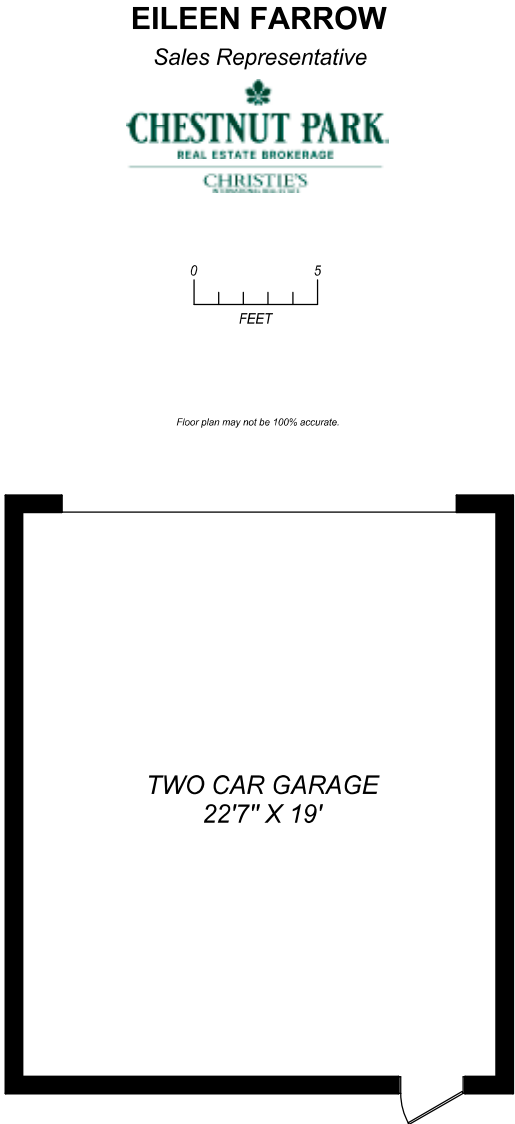
MAIN FLOOR
662 SQUARE FEET
(CEILING HEIGHT : 10'-0")



SECOND FLOOR
795 SQUARE FEET
(CEILING HEIGHT : 9'-0")



LOWER LEVEL
657 SQUARE FEET
(CEILING HEIGHT : 7'-0")



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Floor plan may not be 100% accurate.



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