

WESTON – PELLAM PARK · TORONTO

160 Silverthorn Avenue

Rebuilt to a level rarely offered.

3 + 1	4	1,970	17.06×116	Detached	2026
BEDROOMS	BATHROOMS	SQ FT TOTAL LIVING	LOT	BOULEVARD PARKING	REDESIGNED

THE MAIN FLOOR

Every system new. Over 900 sq ft added.

Plumbing, electrical, HVAC, roof, windows and a permitted rear extension — all 2026.





LIVING ROOM

Built-in electric fireplace. Custom slat wall.

8½-foot ceilings, 5½-inch baseboards and wide-plank engineered hardwood throughout the main floor.

KITCHEN

Quartz counters and full quartz backsplash.





KITCHEN

Island seating. Reeded-glass pantry. Built-in hood.

Pull-out waste and recycling. All appliances included with a one-year warranty.



KITCHEN

Under-cabinet lighting. Garden view from the sink.

New built-in range hood; panel-ready dishwasher; brass fixtures.





MAIN FLOOR POWDER ROOM

Marble tile floor. LED mirror.

One of four bathrooms — three full baths plus this powder room off the main hall.

PRIMARY SUITE

Walk-in closet. Skylight. Private ensuite.



SECOND FLOOR

Three large bedrooms up, with built-in wardrobes.



PRIMARY ENSUITE (ABOVE) · SECOND BATH (BELOW)

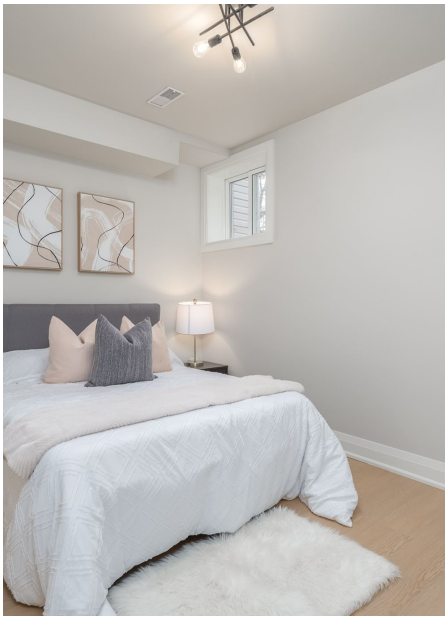
Custom glass shower and niche. Deep soaker tub.



LOWER LEVEL · LIVING SPACE (ABOVE); DEN, FOURTH BEDROOM AND THIRD BATH (BELOW)

A den, living space, fourth bedroom and full third bath.







OUTDOORS

Fresh sod, a fenced garden, and a quiet street.





THE LOT

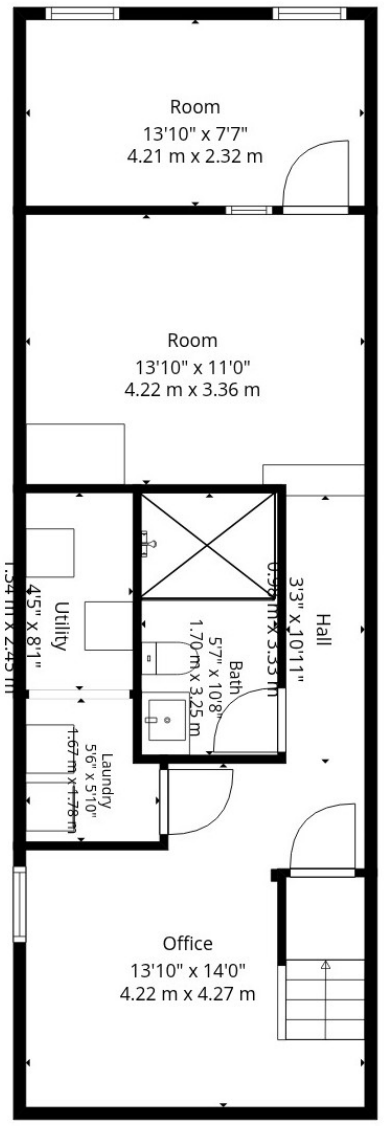
Detached, with licensed boulevard parking.

17.06 × 116 ft lot. New interlock driveway, City-licensed (annual permit). Rear extension under permit. Peaked roof 2026.

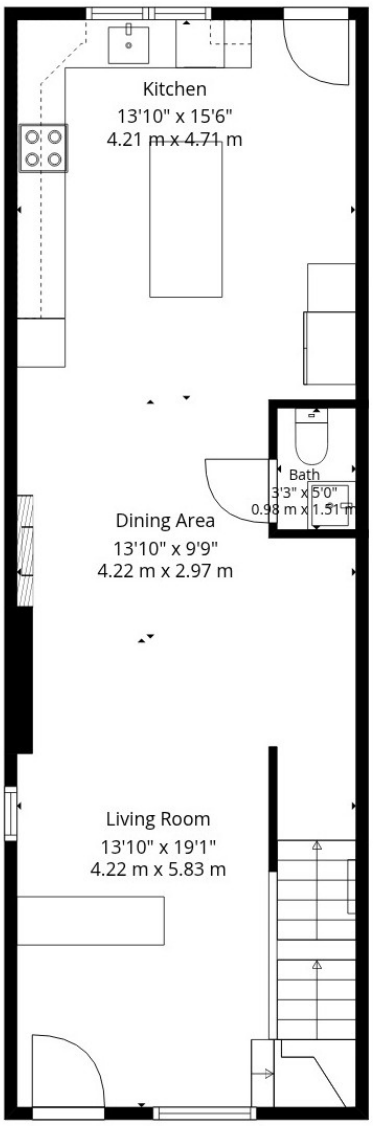
FLOOR PLANS

1,970 sq ft of total living space.

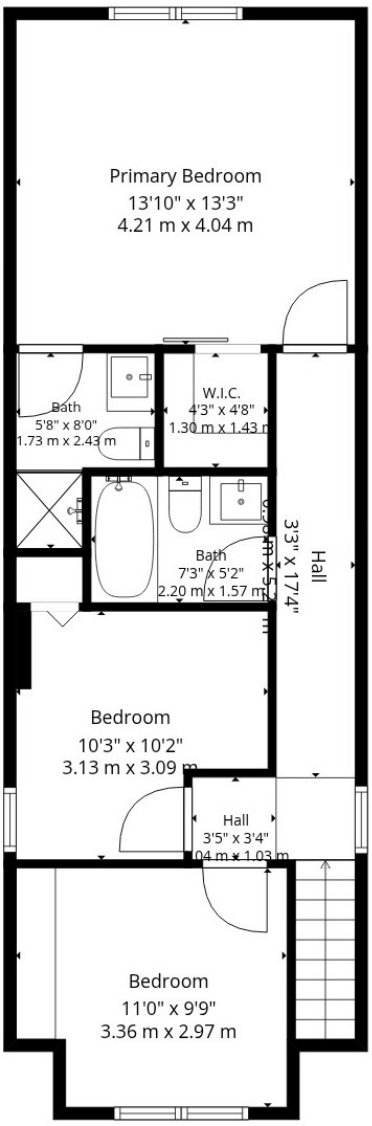
Basement 634 sq ft · Main floor 673 sq ft · Second floor 660 sq ft. Measurements highly reliable but not guaranteed.



Basement



1st Floor



2nd Floor

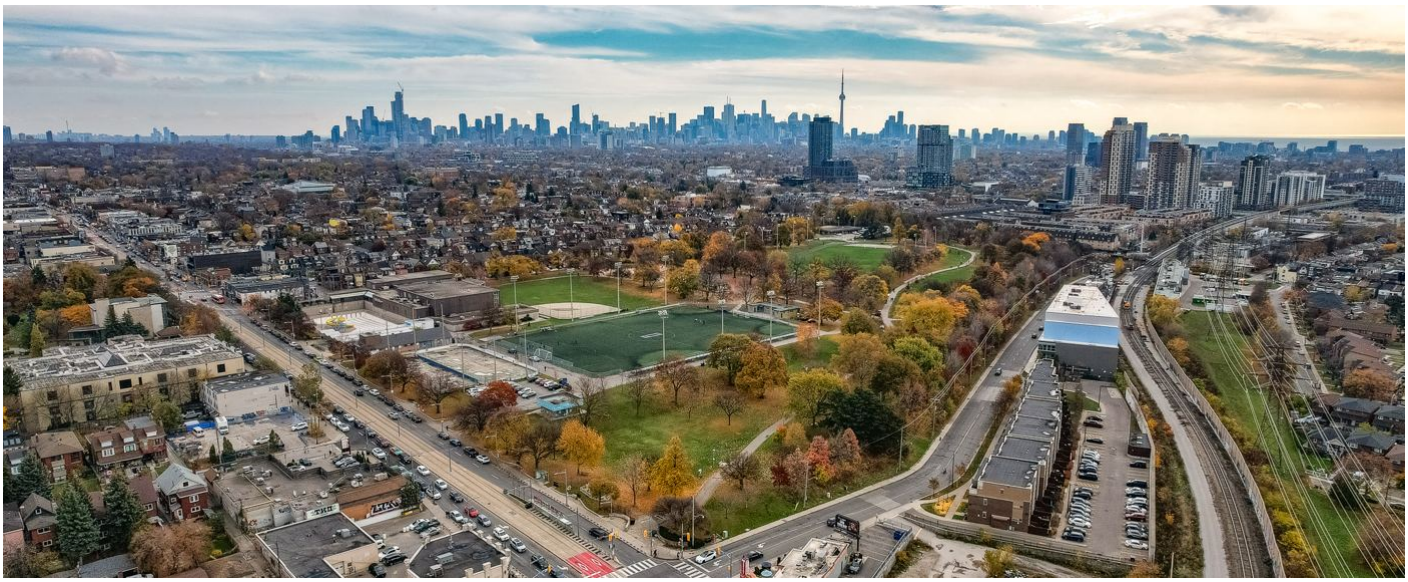
Total: 1967 sq. Ft, 183 m2
Basement: 634 sq. Ft, 59 M2, 1st Floor: 673 sq. Ft, 63 M2, 2nd Floor: 660 sq. Ft, 61 m2
Excluded Areas: Utility: 39 sq. Ft, 4 m2

Measurements Are Highly Reliable, But Not Guaranteed. Actual May Vary.

WESTON – PELLAM PARK

Minutes to the Junction, the Stockyards and St. Clair West.

A century-old workers' neighbourhood being rediscovered — and a fully detached rebuild in it is rare.



Rebuilt to a level rarely offered.

Every system in this house is new. This sheet lists exactly what was done, so your inspector, your lender and your family know what you are buying.

THE SYSTEMS — WHAT YOU CAN'T SEE

ELECTRICAL	Complete rewire in copper. Brand-new 100-amp panel, 2026. Permitted and inspected by the Electrical Safety Authority, ESA certificate on file. Hardwired, interconnected smoke and CO detectors in every bedroom and on every level.
PLUMBING	All new water lines and drains above grade; approximately 95% of underground plumbing replaced, with the small remaining section camera-inspected and confirmed in excellent condition. New backwater valve and sump pump installed under City of Toronto permit and inspection — ask your insurer about the premium reduction these qualify for. New tankless hot water system, 2026 (rental).
HVAC	New ductwork and trunk lines laid out for high-efficiency airflow. Smart ecobee thermostat. Brand-new furnace and central air, 2026, owned and under 10-year warranty.
INSULATION & DRYWALL	New drywall installed throughout the entire home, with fire-rated drywall on the exterior side walls. R-30 batt insulation in the flat-roof portion of the house. Brand-new batt insulation and vapour barrier throughout the basement.
WATERPROOFING	Full waterproofing system completed on the new rear extension. New sump pump and backwater valve.
WINDOWS & DOORS	All windows replaced — most in 2026, the remainder in 2018. New exterior doors.
ROOF & EXTERIOR	Peaked roof 2026; flat roof 2018. Exterior pot lights on the front of the house. New eavestroughs and downspouts, with new eaves on the front of the house. Front deck rebuilt. New interlocking driveway, completed under permit — licensed City of Toronto boulevard parking (annual permit fee, transfers to the new owner). Fresh sod in the back garden, laid September 2026 and established.
PERMITS	Entire interior renovation and rear extension completed under City of Toronto building permit, with electrical (ESA), plumbing and backwater-valve/sump permits and inspections. Full permit package available on request.

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THE FINISHES — WHAT YOU CAN

THROUGHOUT	8½-foot ceilings on the main floor. Wide-plank engineered hardwood on the main and second floors, porcelain tile in all bathrooms, luxury vinyl plank in the lower level. 5½-inch baseboards throughout. Gimbal pot lights throughout with statement light fixtures. Upgraded metal handrails. LED mirrors in the bathrooms. Custom built-ins.
LIVING ROOM	Built-in electric fireplace.
KITCHEN	Custom cabinetry with quartz counters, full quartz backsplash and custom lighting. Island with seating. Pull-out waste and recycling bin. New built-in range hood. All appliances included, covered by a one-year warranty.
REAR EXTENSION	New rear addition built under City of Toronto permit, adding over 900 sq ft of living space to the house and opening the main floor to the back garden and new deck. Fully waterproofed foundation.
PRIMARY SUITE	Skylight and walk-in closet. Private ensuite with 8½-foot ceilings, porcelain tile, LED mirror, custom glass shower enclosure and custom tiled niche.
SECOND BATH	Full bath serving bedrooms two and three. Porcelain tile, deep soaker tub.
POWDER ROOM	Main floor. Marble tile floor.
LOWER LEVEL	Fully finished with a fourth bedroom, a bonus office / play-area den, and dedicated laundry. Full third bathroom with walk-in shower, custom glass enclosure, vanity and porcelain tile.

WHY IT MATTERS IN WESTON – PELLAM PARK

Weston–Pellam Park was built for the people who worked it. The streets between St. Clair West and the rail corridor filled in between roughly 1905 and 1930 with brick workers' houses for the stockyards, the packing plants and the railway yards at the Junction — solid, modest homes on narrow lots, most of them semis or one-and-a-half-storey detached cottages with a small front porch and a long back garden. A century on, the bones are still good, which is why the neighbourhood is being rediscovered. But the houses that come to market here are almost always one of two things: original, with the knob-and-tube and galvanized pipe that implies, or cosmetically renovated — a new kitchen and floors over the same old systems. A fully detached house in this pocket, with parking, a rear extension done under permit, and every system from the roof to the drain tile replaced, is close to unheard of. Most renovated houses in this neighbourhood are cosmetic. This one isn't. Electrical, plumbing, HVAC, roof, windows, doors and waterproofing have all been replaced — no capital projects for a decade, lower insurance risk, and a house that performs like new construction while keeping the brick and the street that made Weston–Pellam Park worth finding.

Nothing left to do but move in.

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Full renovation specification and permits attached.



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SCAN FOR THIS LISTING

RIGHT AT HOME REALTY, BROKERAGE

Not intended to solicit properties already listed for sale. All measurements approximate; buyer to verify.