toombs.team/296-eagle

For Sale

296 Eagle Street

NEWMARKET, ONTARIO



COLDWELL BANKER
THE REAL ESTATE CENTRE, BROKERAGE

TOOMBS TEAM
REAL ESTATE GROUP

Property Overview

The Henry Johnson House, circa 1891. One of Old Newmarket's landmark century homes, on a rare double lot measuring roughly 93 x 170 feet and held under two separate titles.

Behind the buff brick and the heritage plaque is a home quietly brought up to date. A 2004 custom addition opened up the living space, the foyer has been freshly redone, and the mechanicals are sorted: furnace and air conditioning (2023), roof (2020), 200-amp service.

The main floor moves from a formal dining room with California shutters, through a built-in-lined office, to an open kitchen with Bosch gas cooktop, Bosch dishwasher, Fisher & Paykel refrigerator, wall oven and speed oven. The living room keeps its original hardwood, a gas fireplace and a walkout to the deck, while a bay window off the secondary dining area catches the morning light.

Upstairs, the primary suite offers a four-piece ensuite and walk-in closet, with two further bedrooms overlooking the front gardens.

Outside is the part that is hard to replicate. Mature trees, perennial gardens, a newly laid front walkway, and a depth of yard rarely found this close to Main Street, Fairy Lake and the Tom Taylor Trail.

A century of Newmarket history, with nothing left on your list.

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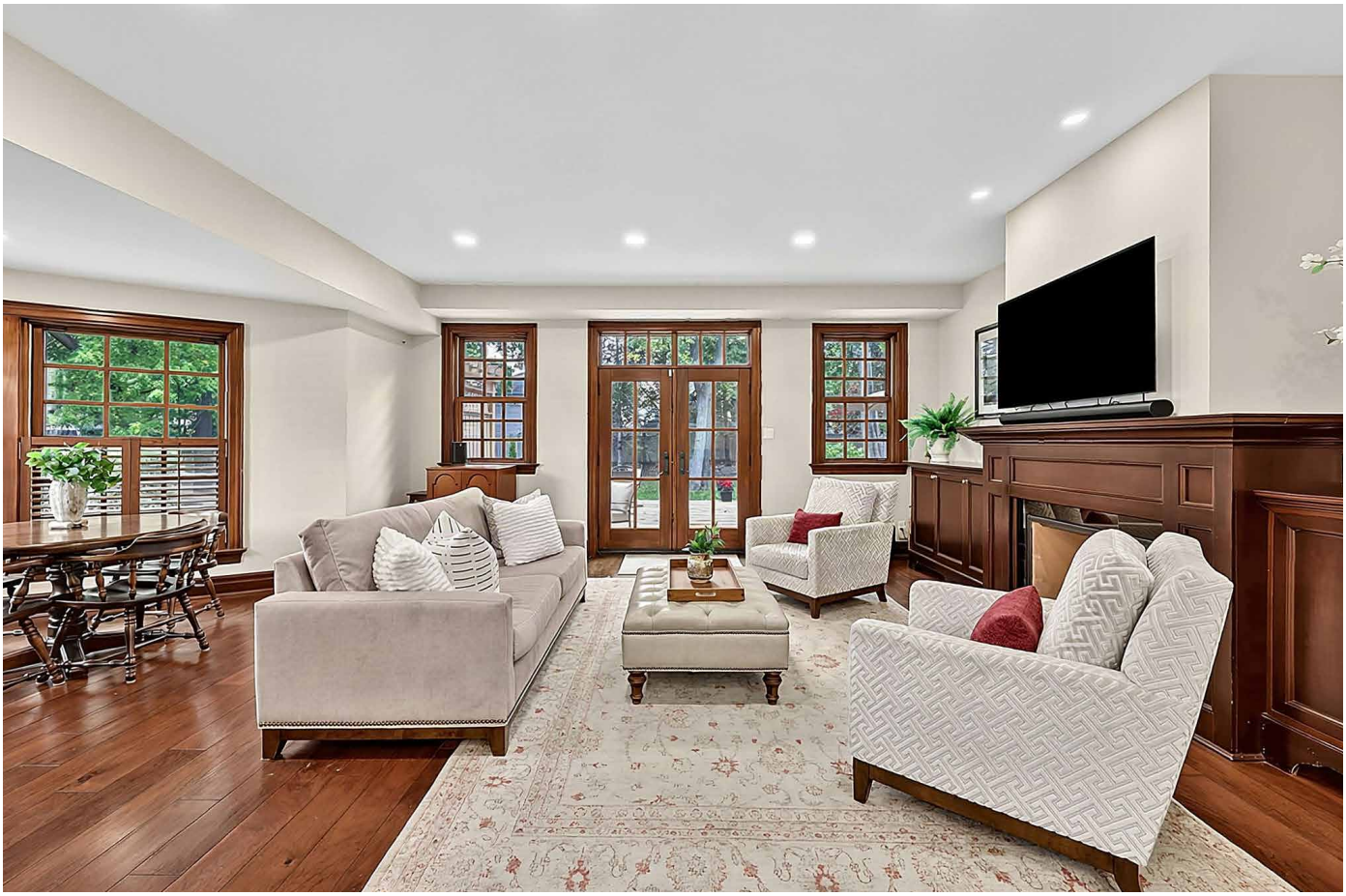










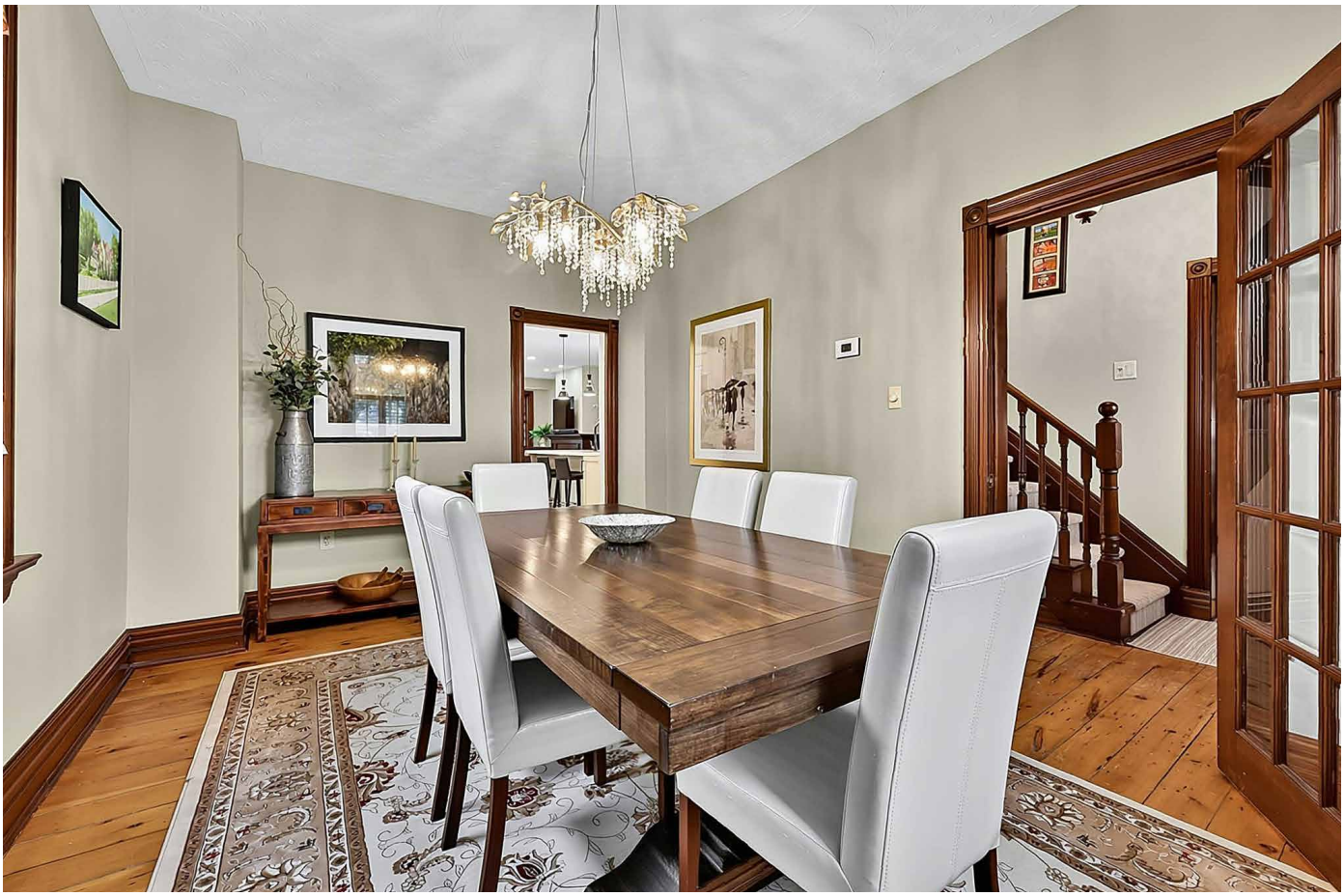


































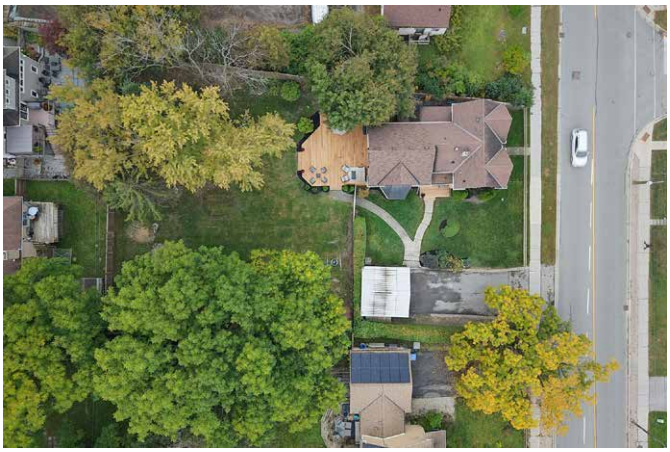


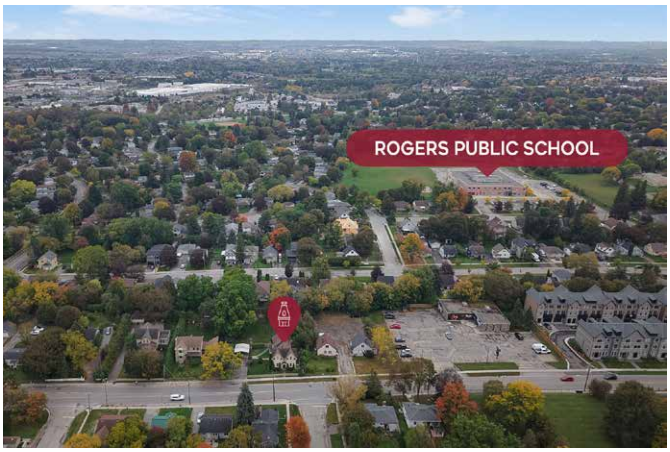











ROGERS PUBLIC SCHOOL


NEWMARKET GO
MAIN STREET

WHY YOU'LL LOVE IT

01

A House with a Name

The Henry Johnson House, 1891. A piece of local history, proudly recognized on the Town's heritage register, with its original plaque still marking the door.

02

Room to Breathe

Approximately 93 x 170 feet across two titles, surrounded by mature trees and perennial gardens. A rare sense of space this close to Main Street.

03

Old Soul, Modern Comfort

Original hardwood and millwork bring the character, while a 2023 furnace and air conditioning, 2020 roof and 200-amp service bring modern peace of mind.

04

Thoughtfully Appointed

A thoughtful mix of form and function, featuring a Bosch gas cooktop, Bosch dishwasher, Fisher & Paykel refrigerator, wall oven and speed oven.

05

Life on Foot

Main Street, Fairy Lake and the Tom Taylor Trail are all within easy walking distance, putting the best of the neighbourhood right outside your door.



Floor Plans

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Main Floor



2nd Floor

All room dimensions and floor areas must be considered approximate and are subject to independent verification.

Newmarket

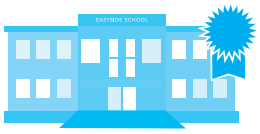
Local Area Report

Nestled in a prime Newmarket neighbourhood, 296 Eagle Street puts you near top-rated schools, scenic parks, convenient transit, and trusted healthcare.



SCHOOLS

With good asigned public schools very close to this home, your kids can thrive in the neighbourhood.



Nearby Schools

Rogers PS
Designated Catchment School
Grades PK to 8
256 Rogers Rd

Sir William Mulock SS
Designated Catchment School
Grades 9 to 12
705 Columbus Way

LookDeeper

Mazo De La Roche PS
Designated Catchment School
Grades 2 to 8
860 Arnold Crescent

ÉS Norval-Morrisseau
Designated Catchment School
Grades 7 to 12
51 Wright St

PARKS & REC

This home is located in park heaven, with 3 parks and 21 recreation facilities within a 20 minute walk from this address.



Lions Park
230 Church Street
4 mins

Gorman Pool
424 D'Arcy Street
7 mins

Beswick Park
243 Hodgson Dr
5 mins

FACILITIES WITHIN A 20 MINUTE WALK

- 3 Playgrounds
- 1 Pool
- 3 Tennis Courts
- 3 Basketball Courts
- 2 Ball Diamonds
- 2 Sports Fields
- 1 Track
- 2 Sports Courts
- 1 Outdoor Games Facility
- 1 Fishing Location
- 4 Trails

TRANSIT

Public transit is at this home's doorstep for easy travel around the city. The nearest rail transit stop is only a 19 minute walk away, and the nearest street transit stop is a 2 minute walk away.

Nearest Rail Transit Stop
Newmarket GO
19 mins

Nearest Street Level Transit Stop
Eagle St / Lorne Av
2 mins

SAFETY

With safety facilities in the area, help is always close by. Facilities near this home include a police station, a fire station, and a hospital within 2km.

Southlake Regional Health Centre
596 Davis Dr

Fire Station
125 McCaffrey Rd

Police Station
240 Prospect Street

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