



Welcome to 55 Kerr Road



Featured In House & Home Magazine

This Stylishly Updated 3 Bedroom Semi In The Heart Of Leslieville Boasts

Smart and Classic Touches Throughout



Cameron Weir, Sales Representative (416) 578-5400 Cameron@TheWeirTeam.ca

Scott Hanton, Broker (416) 887-2530 Scott@TheWeirTeam.ca

Keller Williams Advantage Realty, Brokerage 1238 Queen St E Unit B, Toronto, ON M4L 1C3 O: (416) 465-4545 F: (416) 465-4533

www.TheWeirTeam.ca



The Spacious and Open-Concept Main Floor



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*Chef's Kitchen with Gorgeous Finishes, Jenn-Air Appliances
And Duel Fuel Stove with Downdraft*



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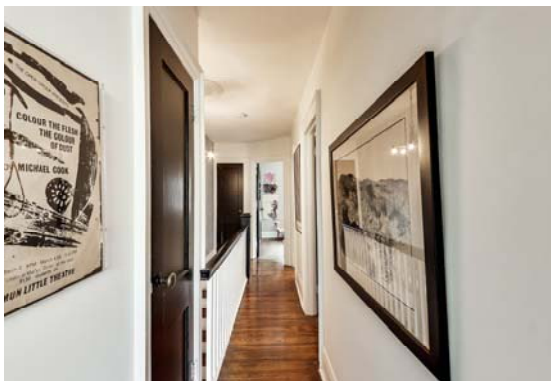
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3 Large Bedrooms with Tons Of Closet Space



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Double-Door Walk-Out To A Private Landscaped Backyard & Deck



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School Report Cards *If it matters . . . measure it*

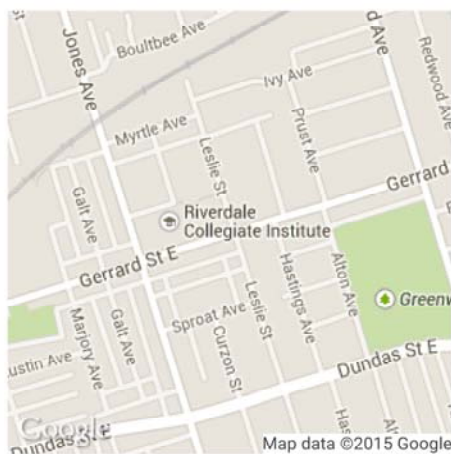
You have selected:

Riverdale Collegiate Institute

Public
1094 Gerrard St E
Toronto, ON M4M2A1
Phone Number: 416-393-9820

School District: Toronto DSB

Web Site <http://schools.tdsb.on.ca/riverdale/>



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Report Card for Riverdale Collegiate Institute

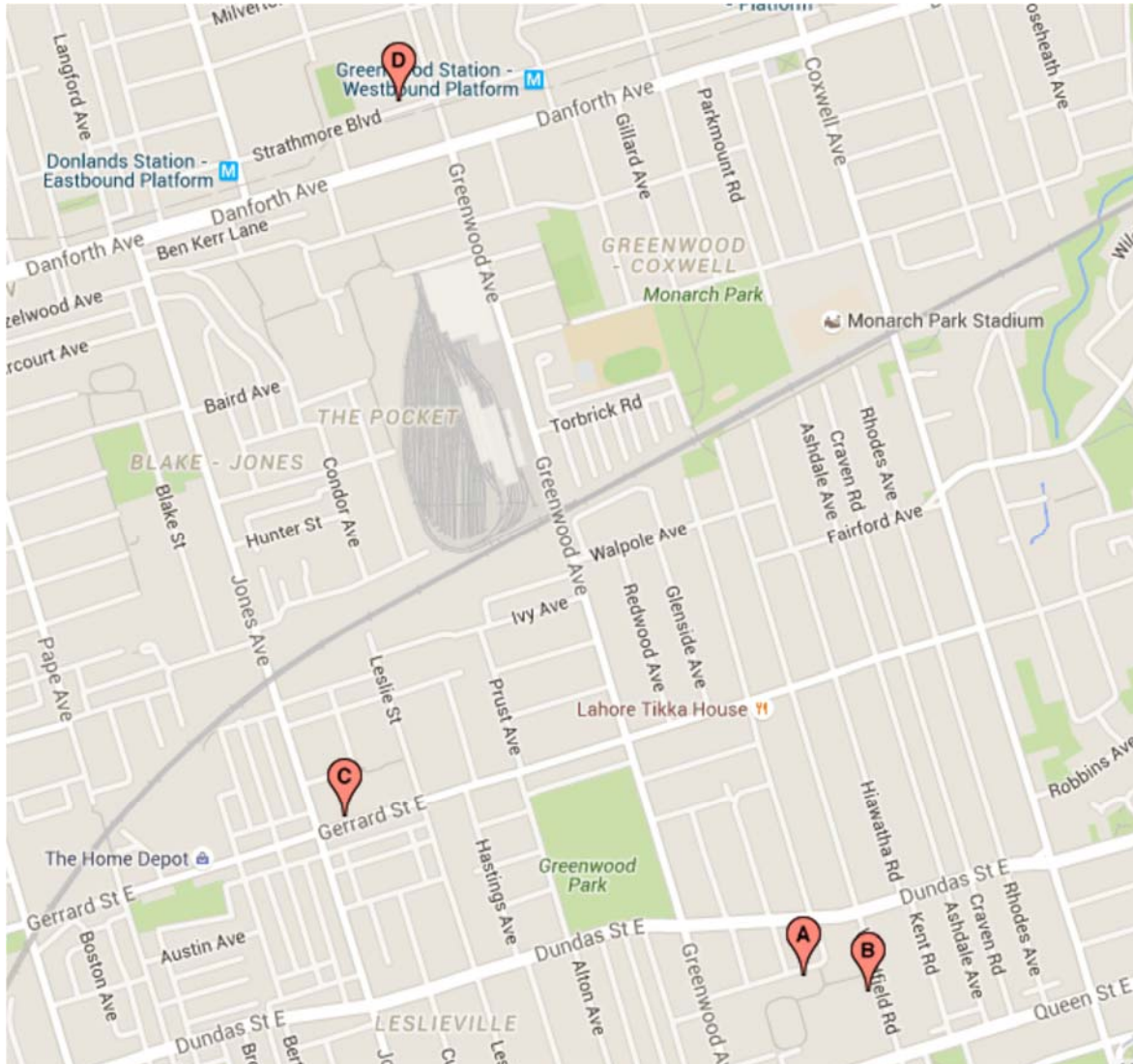
2012-13 Rank **87/740**
Rank in the most recent five years **149/691**

FI Rating
7.8/10

School Information

OSSLT count **356**
ESL (%) **2.5**
Special needs (%) **12.6**
Parents' average income (\$) **52,000**
Actual rating vs. predicted based on parents' avg. inc. **2.5**

Academic Performance	2009	2010	2011	2012	2013	Trend
Avg. level Gr 9 Math (Acad)	2.8	3.0	2.9	3.0	3.1	—
Avg. level Gr 9 Math (Appld)	1.6	2.5	2.3	2.6	2.6	—
OSSLT passed (%)—FTE	89.7	90.4	86.4	87.0	89.2	—
OSSLT passed (%)—PE	48.0	41.0	63.3	54.5	51.2	—
Tests below standard (%)	22.3	17.0	20.4	16.7	15.2	—
Gender gap (level)—Math	M 0.1	F 0.1	M 0.1	M 0.1	E	—
Gender gap OSSLT	F 3.5	M 0.8	M 2.4	F 11.3	F 2.0	—
Gr 9 tests not written (%)	2.7	2.5	0.0	0.9	0.7	—
Overall rating out of 10	6.7	7.4	6.9	7.3	7.8	—



Designated Schools

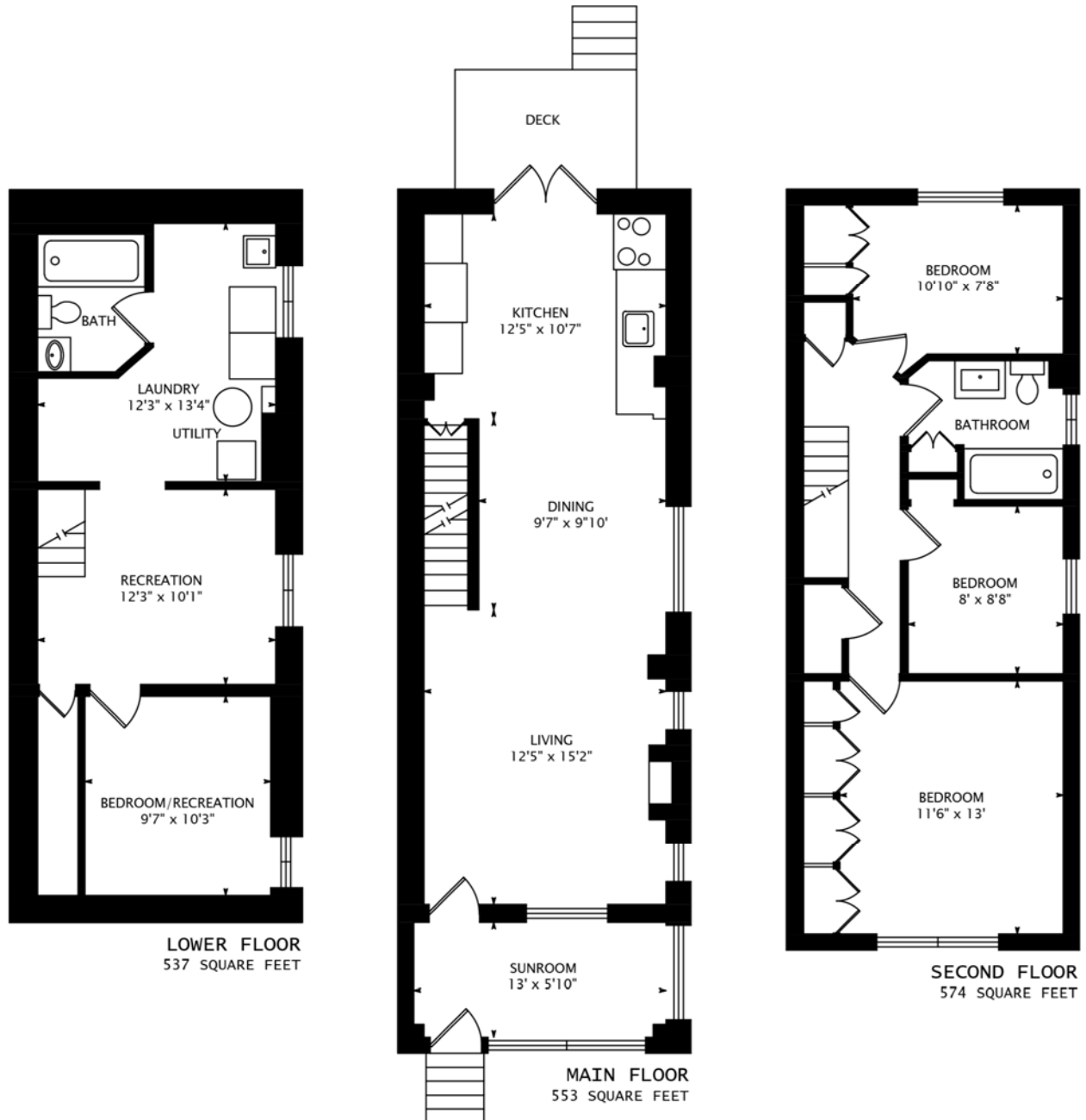
A)	55 Kerr Rd		
B)	Duke of Connaught Jr & Sr P S (Gr JK - 08)	70 Woodfield Rd	416-393-9455
C)	Riverdale Collegiate Institute (Gr 09 - 12)	1094 Gerrard St E	416-393-9820
D)	Danforth Collegiate & Tech Institute (Gr 09 - 12)	800 Greenwood Ave	416-393-0620

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