



NEIGHBOURHOOD GUIDE

Kleinburg, Vaughan

York Region | August 2026 edition

Kleinburg is a historic village setting inside Vaughan, known for its main street, the McMichael Canadian Art Collection, and estate-scale homes on large, treed lots.

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AT A GLANCE

About Kleinburg

Kleinburg is a historic village setting inside Vaughan, known for its main street, the McMichael Canadian Art Collection, and estate-scale homes on large, treed lots.

KNOWN FOR

Landmarks across Vaughan

- Vaughan Metropolitan Centre - Subway terminal and the city's fast-growing condo core.
- Canada's Wonderland - Landmark on the Rutherford corridor and a major seasonal employer.
- Vaughan Mills - Regional retail hub that shapes demand around Highway 400.
- Kortright Centre for Conservation - Trails and forest bordering the Kleinburg side of the city.
- Kleinburg Village & McMichael Gallery - Historic main street and Canadian art collection at the top of the market.
- Boyd Conservation Park - Humber valley greenspace threading through Woodbridge.

LIFESTYLE

Everyday life in Kleinburg

HOUSING

Estate and executive detached homes, custom builds, and newer luxury subdivisions on the village edges.

SCHOOLS

YRDSB and YCDSB schools serve the village, with several independent options nearby.

PARKS & RECREATION

Bindertwine Park, Boyd Conservation Area and the Humber River valley trails.

TRANSIT & COMMUTING

Primarily car-dependent, with York Region Transit connections and reasonable access to Highway 427 and 400.

SHOPPING & AMENITIES

Kleinburg village boutiques and restaurants, with Vaughan Mills a short drive away.



THE UPSIDE

What buyers like about Kleinburg

- Large lots and privacy
- Distinct village character
- Strong luxury buyer demand

WEIGH CAREFULLY

What to know before you commit

- Limited transit - most households need two vehicles
- Luxury price bands can take longer to sell; pricing precision matters

ASK FOR THE CURRENT MONTH

How the Vaughan market is behaving

Board figures for Vaughan are reviewed monthly. Ask Kaitlynn for the current edition and her read on what it means for your street.

STRATEGY

Buying and selling in Kleinburg

If you're buying

Vaughan buyers are typically choosing between newer subdivisions with larger, efficient floorplans and established neighbourhoods with mature trees and bigger lots. Kaitlynn helps you weigh lot size, builder quality, school catchments, highway access and future development plans before you write an offer.

If you're selling

Vaughan sellers benefit from a large local move-up buyer pool plus buyers relocating north from Toronto. Kaitlynn's launch plan combines staging and photography with targeted digital exposure to both audiences, and she'll tell you honestly whether an offer date or an open-to-offers strategy suits your street right now.



COMMON QUESTIONS

Kleinburg questions answered

What does a home in Kleinburg cost?

Kleinburg spans a wide range from townhomes to large estates. Kaitlynn can send current active listings and recent sales in your target price band.

LIMITED-TIME SELLER OFFER

List Your Home for 1%*

Professional real estate representation designed to help you keep more of your equity.

*Terms and conditions apply. Limited-time promotional offer. Eligibility and cooperating brokerage compensation may vary. Contact Kaitlynn Martins for full details.

NEXT STEP

Get your free home valuation

Every street in Kleinburg trades differently. Call or email Kaitlynn for a free, no-obligation valuation and a specific read on your property.

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