



EXCLUSIVE VIP PRICE LIST

LIMITED TIME OFFER

10% OFF THE UNIT PURCHASE PRICE*

MODEL	SUITE TYPE	SIZE (SQ.FT.)	BATH	EXPOSURE	BALCONY (SQ.FT.)	STARTING LEVEL	STARTING PRICE
A1-01	1B	476	1	N	100	5	\$629,900
A1-02	1B	562	1	E	46	5	\$659,900
A1-05	1B+D	556	1	N	89	5	\$709,900
A1-08B	1B+D	563	2	S	49	5	\$721,900
A1-09	1B+D	573	2	S	42	5	\$739,900
A1-11	1B+D	598	2	N	89	5	\$744,900
A2-02	2B	632	2	SW	232	5	\$859,900
A2-05B	2B	712	2	NW	197	5	\$874,900
A3-01	3B	843	2	NE	120	9	\$937,900
A3-02	3B	844	2	NE	120	5	\$929,900
A3-05	3B	861	2	SE	46	5	\$954,900

Maintenance Fees: \$0.59/Sq.Ft.
Hydro, Water and Gas separately metered.

Property Taxes:
Estimated at 0.7% of the Purchase Price.

Tentative Occupancy: Early 2027

Parking:
~~\$90,000~~ **\$60,000**
2B and larger are eligible for parking.
All other units will be waitlisted.

Locker/Bicycle Storage:
Waitlist

Available By Appointment Only

Cheque Drop Off Hours

Monday-Thursday: 12:00pm to 6:00pm

Friday: Closed

Saturday-Sunday: 12:00pm to 6:00pm

*Limited Time Only, please speak to a Sales Representative for further details. All prices, figures and materials are preliminary and are subject to change without notice E. & O. E. All areas and stated room dimensions are approximate only and are calculated in accordance with the HCRA Directive regarding Floor Area Calculations. Property Tax Estimation Based on City of Toronto Data. Must comply with the Prohibition on the Purchase of Residential Property by Non-Canadians Act. **Parking available for 2B and larger. ***Applies to select paragraphs in the APS. Please seek legal counsel and/or Sales Representative for more details. †Legal Fees plus HST will apply. October 2024.

Exclusive Listing Brokerage: Baker Real Estate Incorporated, Brokerage. Brokers Protected. E. & O.E

PRECON PLUS



LIMITED TIME INCENTIVES

FOR YOUR CLIENT

10% OFF THE UNIT PURCHASE PRICE*

EXTENDED DEPOSIT STRUCTURE

OR

SPECIAL DEPOSIT STRUCTURE

\$5,000 Bank Draft on Signing
Balance to **5%** in **30 days (2024)**

2.5% in ~~90~~ **120 days (2025)**

2.5% in ~~180~~ **215 days (2025)**

~~5%~~ in ~~270~~ **days (2026)**

5% **30 days prior to Occupancy (2027)**

\$5,000 Bank Draft on Signing

\$2,000 per Month for 24 Months

Balance to 15% **30 days prior to Occupancy (2027)**

ONLY 7.5% DOWN ON 3 BEDROOMS

~~\$10,000~~ **\$5,000** Bank Draft on Signing

Balance to **5%** in **30 days (2024)**

2.5% in **360 days (2025)**

7.5% **30 days prior to Occupancy (2027)**

Deposits Payable To: **FRIEDMANS LLP, IN TRUST**

FREE EV-READY PARKING UPGRADE**

VALUED AT \$20,000

CAPPED DEVELOPMENT CHARGES

AT \$12,500 (+HST) FOR ALL UNITS***

FREE ASSIGNMENT†

FREE RIGHT TO LEASE DURING OCCUPANCY†

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