



CONDOS AT THE GATEWAY

## Preview Pricelist

Suite Type	Exposure	Approximate Sq. Ft.	Floors:	Starting Price:
STUDIO	W	428	4	FROM \$451,900*
1BED	E, SE, W, NW, N	438 - 627	3 - 23	FROM \$476,900*
1BED + FLEX / 1bath	E, SW, W, NW, NE	580 - 638	3 - 22	FROM \$598,900*
1BED + FLEX / 2bath	E, N	618 - 622	4 - 23	FROM \$638,900*
2 BED	E, W, NE, SE, SW	678 - 840	3 - 23	FROM \$671,900*
2 BED + FLEX	W, E	818 - 844	3 - 7	FROM \$818,900*

### LIMITED TIME INCENTIVE

REDUCED Assignment \$5,000+HST Admin + Vendor Legal Fee\*\*

CAPPED Development Charges and Levies at \$10,000

REDUCED Right to Lease During Occupancy \$5,000+HST Admin Fee\*\*

PARKING & LOCKER	MAINTENANCE
<p>One Parking Included with 1Bed+F and Larger Suites Additional Parking: Waitlist</p> <p>Locker \$5,000+HST</p>	<p>Approximately \$0.63/sf Utilities metered separately. (Heating &amp; cooling included)</p> <p>Locker Maintenance: \$19.95/Month</p> <p>Parking Maintenance: \$69.95/Month</p>
OCCUPANCY COMMENCING	TAXES
Fall 2024	Estimated at approximately 1% of Purchase Price

### DEPOSIT STRUCTURE

#### LIMITED TIME OFFER! SPECIAL DEPOSIT STRUCTURE (DOMESTIC)

\*Initial \$5,000 deposit with offer

Balance to 5% in **30** days

5% in **120** days

2.5% in **240** days

2.5% in **300** days

5% on Occupancy

Exclusive listing brokerage Baker Real Estate Incorporated. Brokers protected.



\*All prices, figures and materials are preliminary and are subject to change without notice. Prices include HST. Square footages and dimensions are approximate only and are calculated in accordance with the HCRA Directive regarding Floor Area Calculations. Note: Actual usable floor space may vary from the stated floor area.\*\*Purchaser legal costs are not included in the incentive.

E. & O. E. February 10, 2022