

BUILDING A

<u>MODEL TYPE</u>	<u>SQ. FT.</u>	<u>VIEW</u>	<u>PRICE</u>	<u>SUITE</u>
2C+D	1112	SE	\$1,207,900	A-PH-01
2D+D	1381	NE	\$1,477,900	A-PH-07
2E+D	1465	SW	\$1,566,900	A-PH-02
3A+D	1522	NW	\$1,600,900	A-PH-06

BUILDING B

<u>MODEL TYPE</u>	<u>SQ. FT.</u>	<u>VIEW</u>	<u>PRICE</u>	<u>SUITE</u>
1F	546	N	\$655,900	B-108
1J	576	S	\$689,900	B-102
2B	678	N	\$779,900	B-107
2H	728	S	\$829,900	B-105
2F	730	N	\$819,900	B-106
2J	756	S	\$859,900	B-103
2C+D	1112	NW	\$1,210,900	B-PH-07
2D+D	1381	NE	\$1,477,900	B-PH-01
2E+D	1465	SW	\$1,602,900	B-PH-06
3A+D	1522	SE	\$1,647,900	B-PH-02

Highlights¹

Deposit Structure:

\$5,000 with Offer
 Balance to 5% in 30 Days
 2.5% in 180 Days
 12.5% Due on Occupancy

Parking:

Parking spot is \$70,000.00 (HST included)
 Parking not available for 1C, 1E & 1G

Monthly Maintenance Fees²:

\$ 0.62/Sq. Ft., plus Hydro (metered separately
 for each individual unit consumption)
 Including Rogers Smart Community powered by 1Valet^{5 6}
 Parking: \$50.00/Month
 Locker: \$20.00/Month

Estimated Taxes²:

1% of purchase price per year

Tentative Occupancy⁴:

November 1, 2024

Floor Premiums:

Floor Price Increments vary.
 Please consult the sales consultants for details.

Suite Features³:

Granite or Quartz Kitchen countertops
 Quartz bathroom countertops with undermount sink
 European-style kitchen cabinets with 36" uppers
 Ceramic tile backsplash
 Stainless steel appliance package: Ceran-top stove; Microwave
 Hood Fan vented to exterior; Frost Free Refrigerator;
 Built-in multi-cycle Dishwasher;
 Stacking electric Washer and Dryer (white) vented to exterior
 Laminate flooring in foyer, kitchen, living/dining room, den & bedrooms (if applicable)
 9' Ceilings on residential levels, 10' Ceilings on PH & Ground residential levels

Building Amenities³:

Pet Wash, Golf Simulator, Children's Play Room, Party Room with Private Dining
 Fitness Centre, Business Centre with Boardroom, Games Room, Main Lobby Lounge
 Ground Floor Outdoor Amenity Area, Outdoor Amenity Terrace (Level 7)
 Indoor Amenity (Level 7), Self-Serve Parcel Room, Parcel Room, Moving Rooms

Number of Suites: 295 (Building A)
 238 (Building B)

Number of Floors: 25

ed)

¹Prices and availability subject to change without notice. All areas and stated dimensions are approximate. Actual living area, usable floor space and square footage may vary from stated floor area. All prices, figures, sizes, specifications, information and choices of vendor's samples are subject to change without notice.

²Maintenance fees and taxes are approximations/estimations only and are finalized on condominium registration.

³Per Condominium Disclosure and subject to feature and finishes sheet Notes, and Schedule B as applicable, vendor's plans and vendor's samples.

⁴As per respective Agreement of Purchase and Sale.

⁵See sales representatives for Rogers Smart Community Powered by 1Valet handouts.

⁶Rogers Smart Community Powered by 1VALET services subject to change without notice.

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