

UNIONCITY

SPECIAL INCENTIVE PROGRAM*

LIMITED TIME OFFER

CLIENT INCENTIVES

FREE ASSIGNMENT

Plus Legal Fees

FREE RIGHT TO LEASE

Plus Legal Fees

CAPPED DEVELOPMENT CHARGES

\$9,999 for All Suites!

CAP ON PARKS AND COMMUNITY BENEFIT ADJUSTMENTS

\$4,999 for All Suites!

PARKING*

\$69,999

Tower 1 and 2: available for units 2Bed and larger

Tower 3: available for units 501 sqft and larger

EV PARKING*

\$79,999

Available for a limited time. Restrictions apply afterwards

LOCKERS

All units will be waitlisted

MAINTENANCE FEES

\$0.67 Excludes Utilities

* Some restrictions may apply.

Please speak to a Sales Representative for more details. All Prices, incentives, and specifications are subject to change without notice E. & O.E.
June 29, 2023. Exclusive Listing: Baker Real Estate Incorporated, Brokerage. Brokers Protected. E. & O.E.

METROPIA

Baker
Real Estate Incorporated

UNIONCITY

EXCLUSIVE BRAND NEW RELEASED SUITES PRICE LIST

TOWER 1

MODEL	SUITE TYPE	APPROX SIZE	VIEW	STARTING FLOOR	PRICE STARTING FROM
11	1B+F	612	W	12	\$795,900
07(BF)	3B+M	889	SE	7	\$1,069,900
07	3B+M	889	SE	20	\$1,082,900
10	3B+M	901	SW	8	\$1,080,900

TOWER 1 PENTHOUSE

MODEL	SUITE TYPE	APPROX SIZE	VIEW	STARTING FLOOR	PRICE STARTING FROM
PENTHOUSE SUITE 01	1B	546	W	40	\$737,900
PENTHOUSE SUITE 06	1B+F	605	S	39	\$793,900
PENTHOUSE SUITE 09	1B+F	612	W	39	\$824,900
PENTHOUSE SUITE 07	1B+F	618	S	39	\$803,900

TOWER 2

MODEL	SUITE TYPE	APPROX SIZE	VIEW	STARTING FLOOR	PRICE STARTING FROM
SUITE 07(BF)	1B+F	631	E	13	\$802,900

TOWER 2 PENTHOUSE

MODEL	SUITE TYPE	APPROX SIZE	VIEW	STARTING FLOOR	PRICE STARTING FROM
PENTHOUSE SUITE 10	1B+M	558	W	43	\$735,900
PENTHOUSE SUITE 03	1B+F	479	N	43	\$690,900
PENTHOUSE SUITE 05	1B+F	479	N	44	\$696,900
PENTHOUSE SUITE 04	1B+F	485	N	43	\$695,900
PENTHOUSE SUITE 01	1B+F	642	W	43	\$826,900

* Some restrictions may apply.

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Baker
Real Estate Incorporated

UNIONCITY

TOWER 3

MODEL	SUITE TYPE	APPROX SIZE	VIEW	STARTING FLOOR	PRICE STARTING FROM
SUITE 10	1B+F	622	W	2	\$784,900
SUITE 07(BF)	1B+F	632	S	2	\$791,900
SUITE 01(BF)	1B+F	642	N	3	\$781,900
SUITE 11	2B	699	NW	2	\$885,900
SUITE 06	2B	699	SE	2	\$890,900
SUITE 02	2B	699	NE	29	\$912,900
SUITE 09	2B+M	694	SW	2	\$895,900
SUITE 02(BF)	2B+M	742	NE	2	\$899,900

**Premiums may apply. Prices include Appliances & HST.

TOWER 3 PENTHOUSE

MODEL	SUITE TYPE	APPROX SIZE	VIEW	STARTING FLOOR	PRICE STARTING FROM
PENTHOUSE SUITE 04	1B+F	500	E	36	\$693,900
PENTHOUSE SUITE 10	1B+F	558	N	35	\$743,900
LPH SUITE 10	1B+F	622	W	35	\$822,900
LPH SUITE 07	1B+F	632	S	35	\$829,900
PENTHOUSE SUITE 01	1B+F	642	N	35	\$818,900

EXTENDED DEPOSIT STRUCTURE*

\$10,000 on signing
Balance to 5% 30 Days
5% on April 01, 2024
2.5% on October 01, 2024
2.5% on April 01, 2025
5% on Occupancy

SPECIAL DEPOSIT STRUCTURE* 3 BED OVER \$1MIL

\$10,000 on signing
Balance to 5% 30 Days
5% on April 01, 2024
5% on October 01, 2025
5% on Occupancy

CANADIAN NON-RESIDENT DEPOSIT STRUCTURE**

\$10,000 on Signing
Balance to 10% in 30 days
10% on April 01, 2024
5% on October 01, 2024
5% on April 01, 2025
5% on Occupancy

***Must comply with the Prohibition on the Purchase of Residential Property by Non-Canadians Act.

OCCUPANCY COMMENCING

Tower 1: September 2027
Tower 2: January 2028
Tower 3: March 2028

PARKING

\$69,999
Tower 1 and 2: 2Bed and larger
Tower 3: 501 sqft and larger
(Limited Parking. Some units waitlisted)

MAINTENANCE FEE

Approx. \$0.67 per Sq ft
(Excludes Utilities)

METROPIA INTELLIGENT HOME

\$63.99 + HST/month
Rogers Unlimited Internet + 1 Valet Fee
+ Leak Detection

EV PARKING

\$79,999

LOCKER

All units will be waitlisted

PARKING MAINTENANCE

\$69.95/month

LOCKER MAINTENANCE

\$24.95/month

ALL CHEQUES TO BE MADE PAYABLE TO: Harris, Sheaffer LLP In Trust

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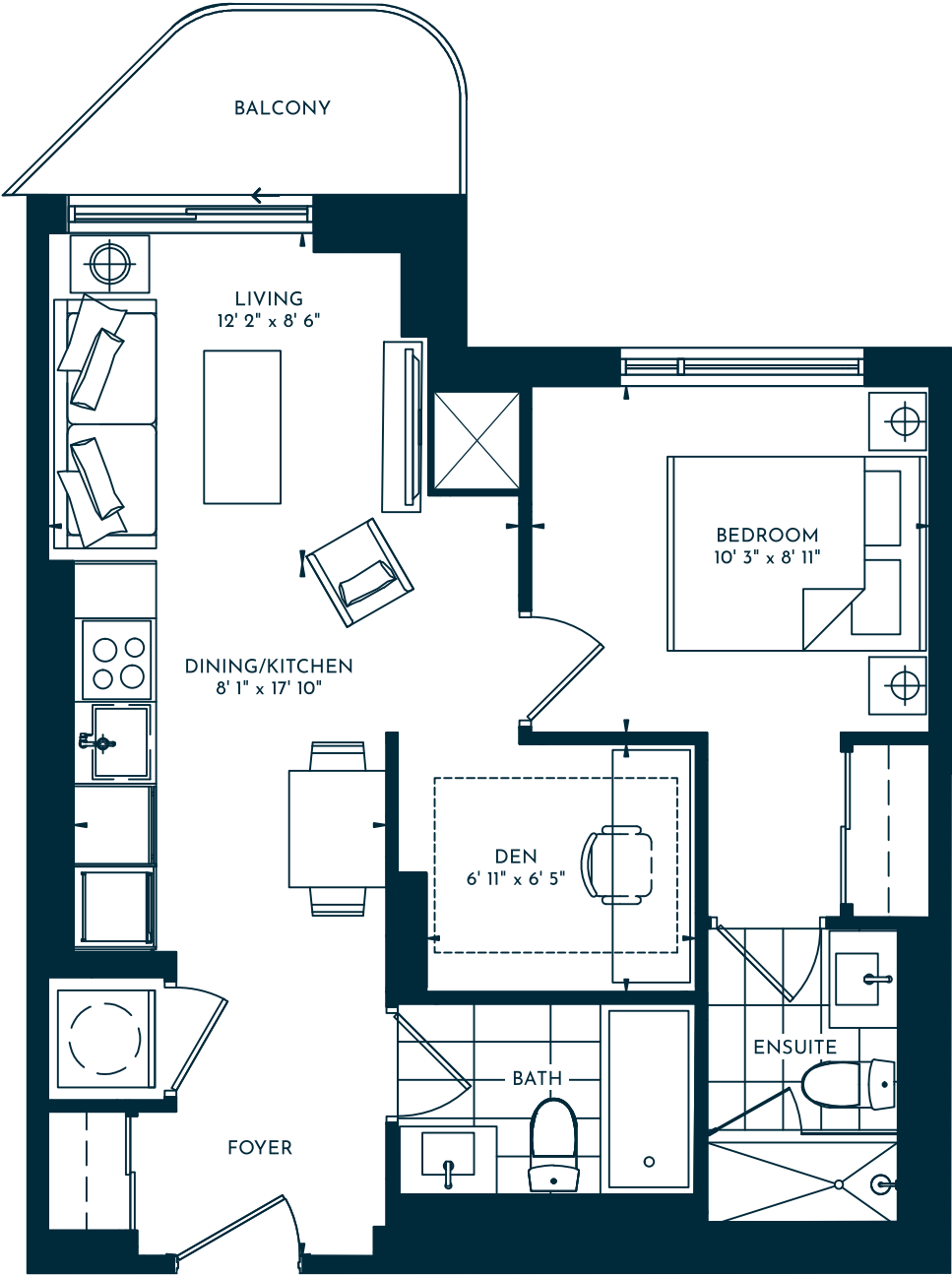
METROPIA

Baker
Real Estate Incorporated

SUITE 11

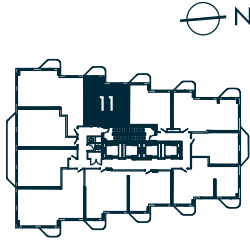
TOWER 1 AT UNIONCITY

1 BEDROOM + FLEX | 2 BATH
612 SQ. FT. | BALCONY 42 SQ. FT. | TOTAL 654 SQ. FT.



METROPIA

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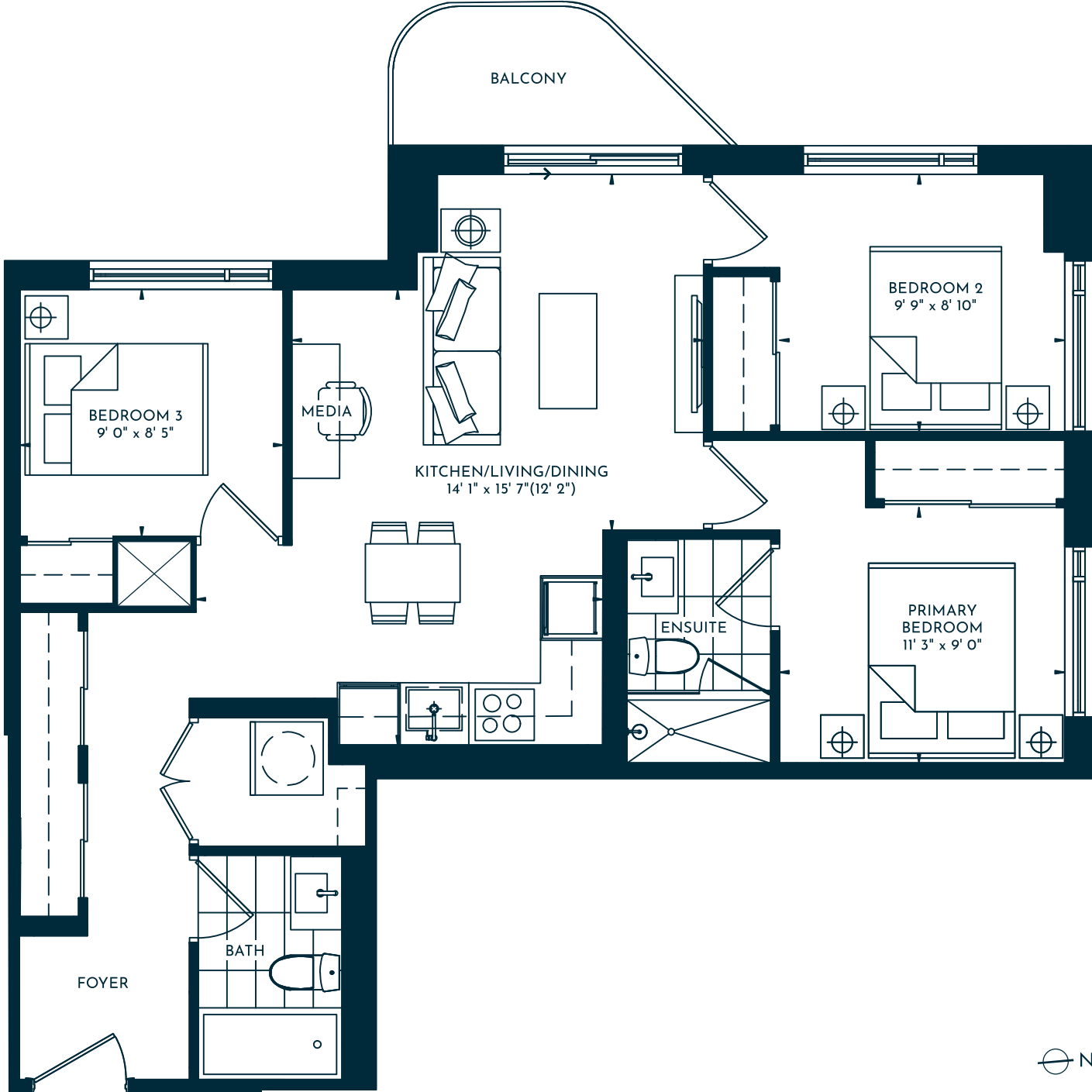


LEVEL 7-38 - UNIT 11
TOWER 1

SUITE 07

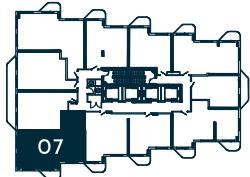
TOWER 1 AT UNIONCITY

3 BEDROOM + MEDIA | 2 BATH
889 SQ. FT. | BALCONY 42 SQ. FT. | TOTAL 931 SQ. FT.



METROPIA

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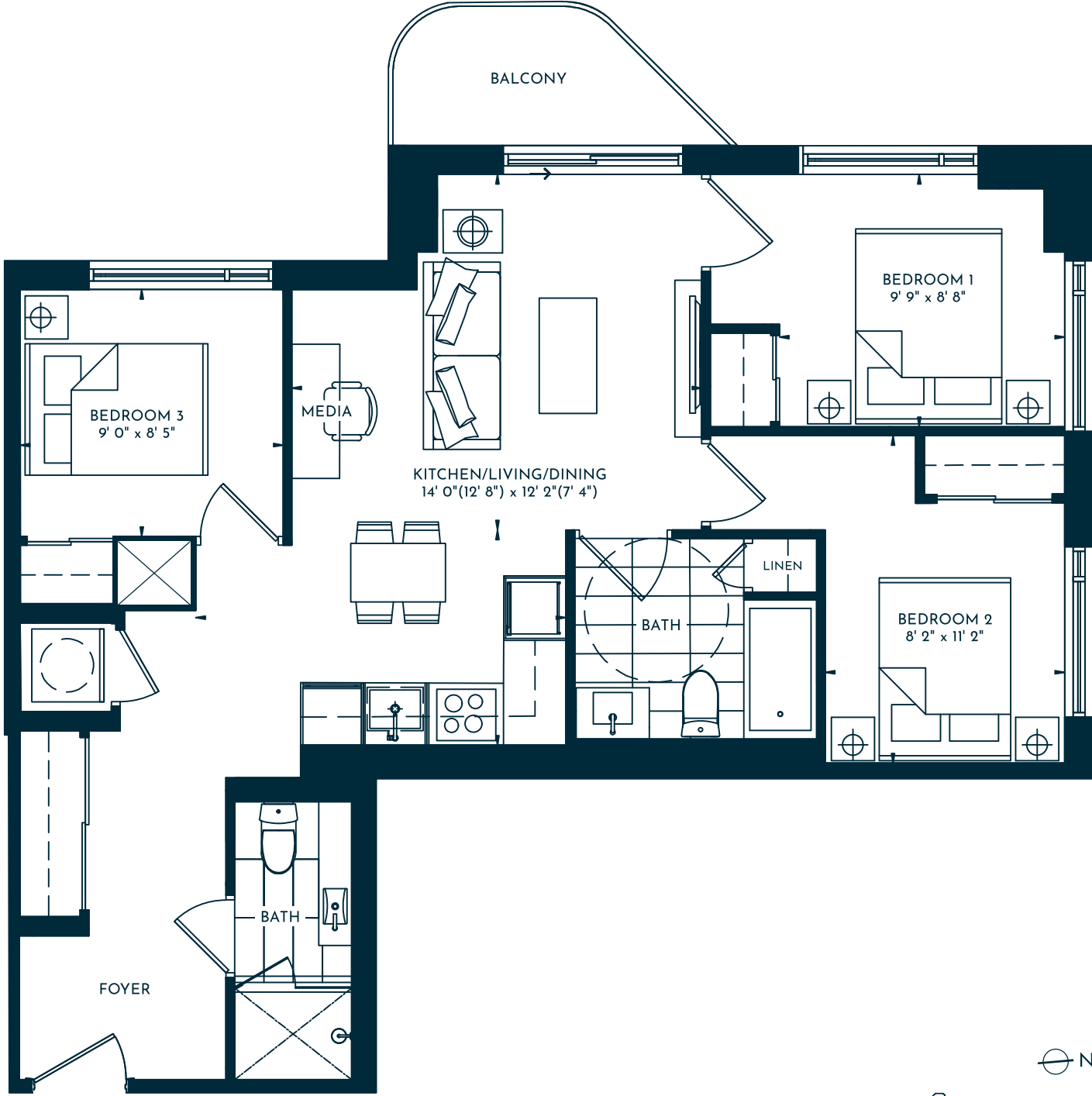


LEVEL 17-38 - UNIT 07
TOWER 1

SUITE 07(BF)

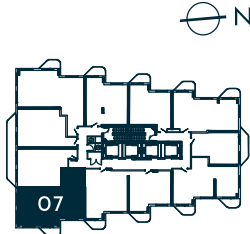
TOWER 1 AT UNIONCITY

3 BEDROOM + MEDIA | 2 BATH
889 SQ. FT. | BALCONY 42 SQ. FT. | TOTAL 931 SQ. FT.



METROPIA

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LEVEL 7-16 - UNIT 07(BF)
TOWER 1

SUITE 10

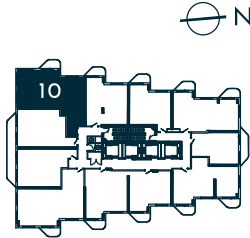
TOWER 1 AT UNIONCITY

3 BEDROOM + MEDIA | 2 BATH
901 SQ. FT. | BALCONY 42 SQ. FT. | TOTAL 943 SQ. FT.



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LEVEL 7-38 - UNIT 10
TOWER 1

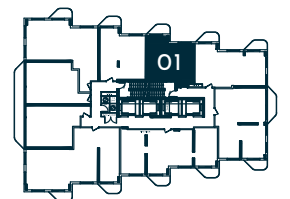
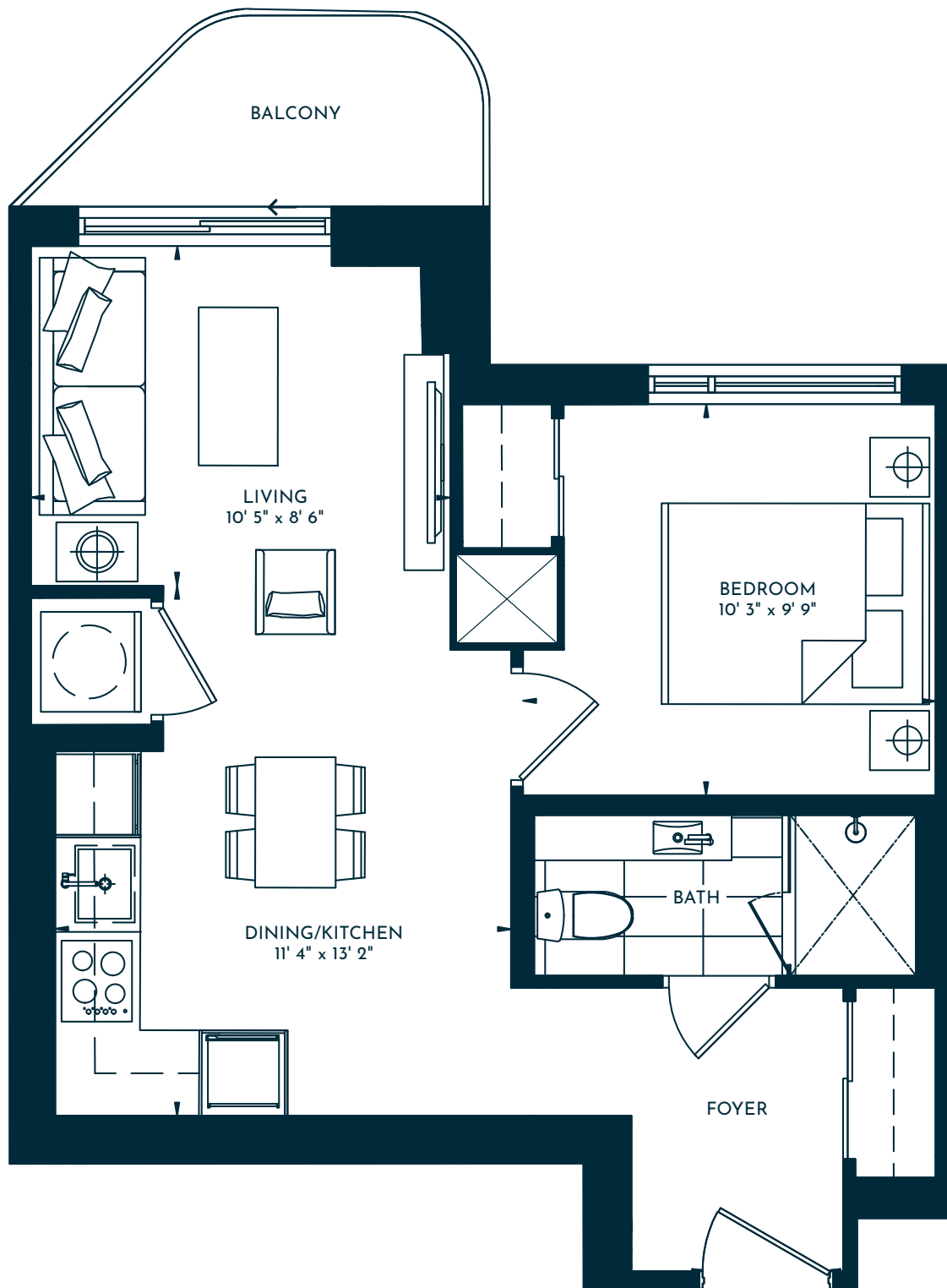
PENTHOUSE SUITE 01

TOWER 1 AT

UNIONCITY

1 BEDROOM | 1 BATH

546 SQ. FT. | BALCONY 42 SQ. FT. | TOTAL 588 SQ. FT.



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LEVEL 39(LPH)-40(PH) - UNIT 01

TOWER 1

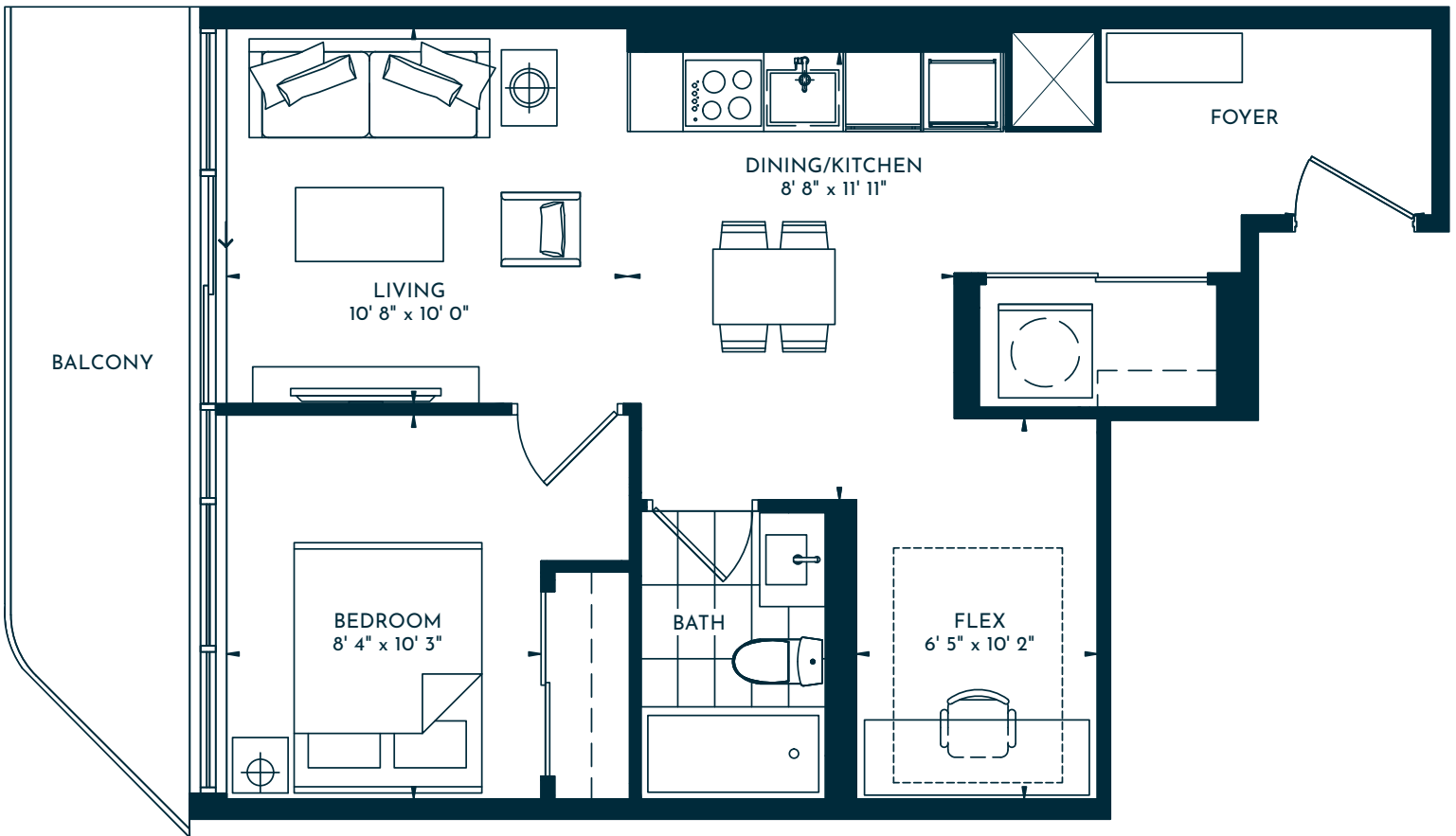
PENTHOUSE SUITE 06

TOWER 1 AT

UNIONCITY

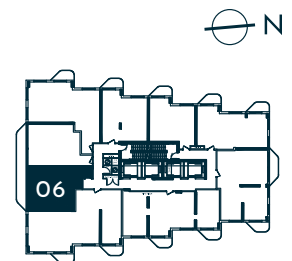
1 BEDROOM + FLEX | 1 BATH

605 SQ. FT. | BALCONY 93 SQ. FT. | TOTAL 698 SQ. FT.



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LEVEL 39(LPH)-40(PH) - UNIT 06
TOWER 1

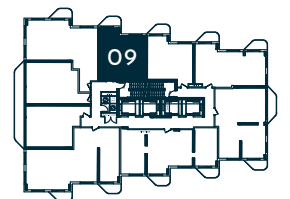
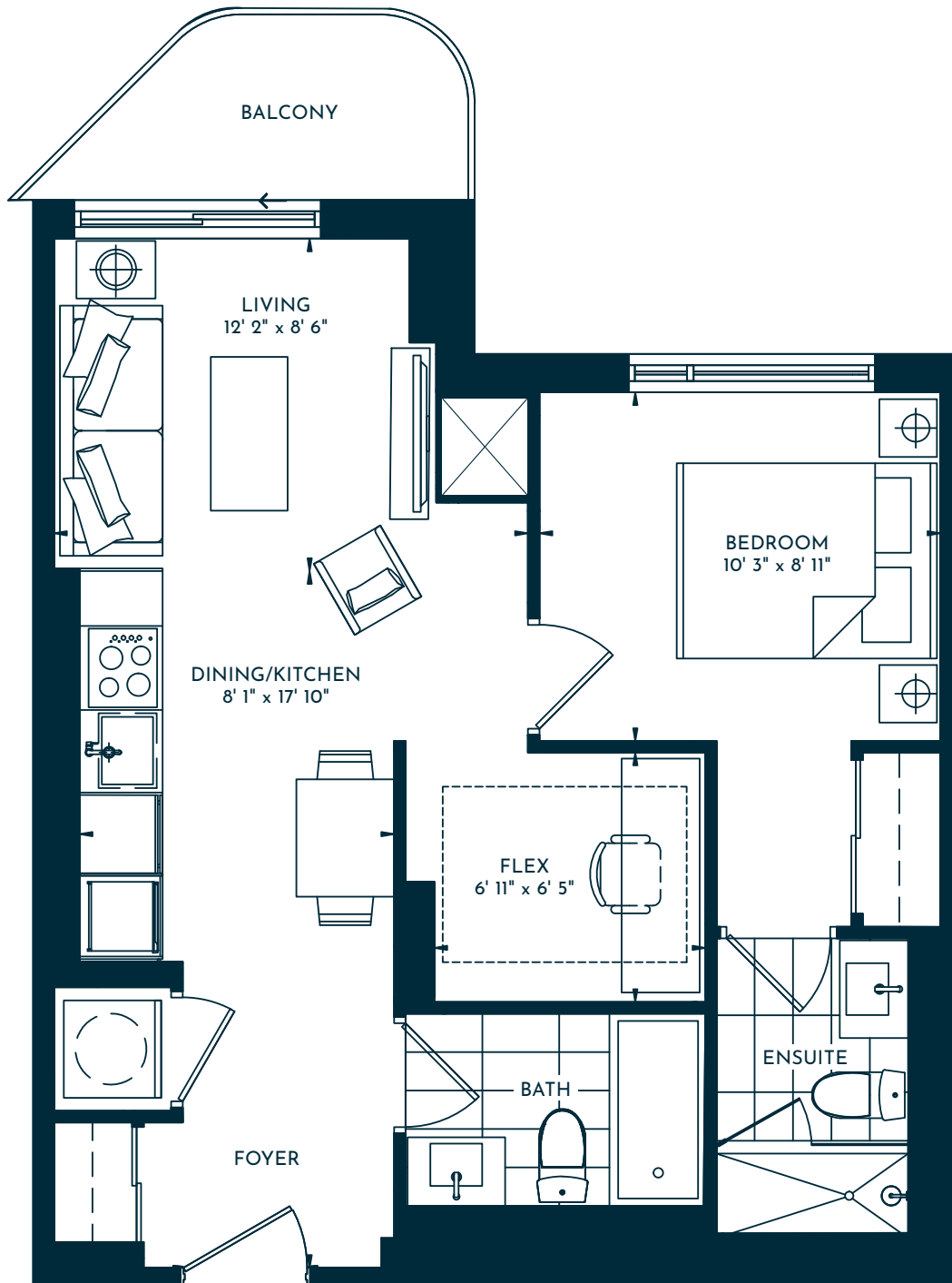
PENTHOUSE SUITE 09

TOWER 1 AT

UNIONCITY

1 BEDROOM + FLEX | 2 BATH

612 SQ. FT. | BALCONY 42 SQ. FT. | TOTAL 654 SQ. FT.



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LEVEL 39(LPH)-40(PH) - UNIT 09

TOWER 1

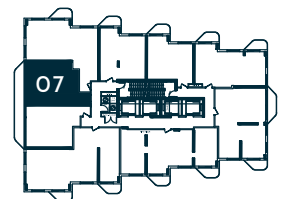
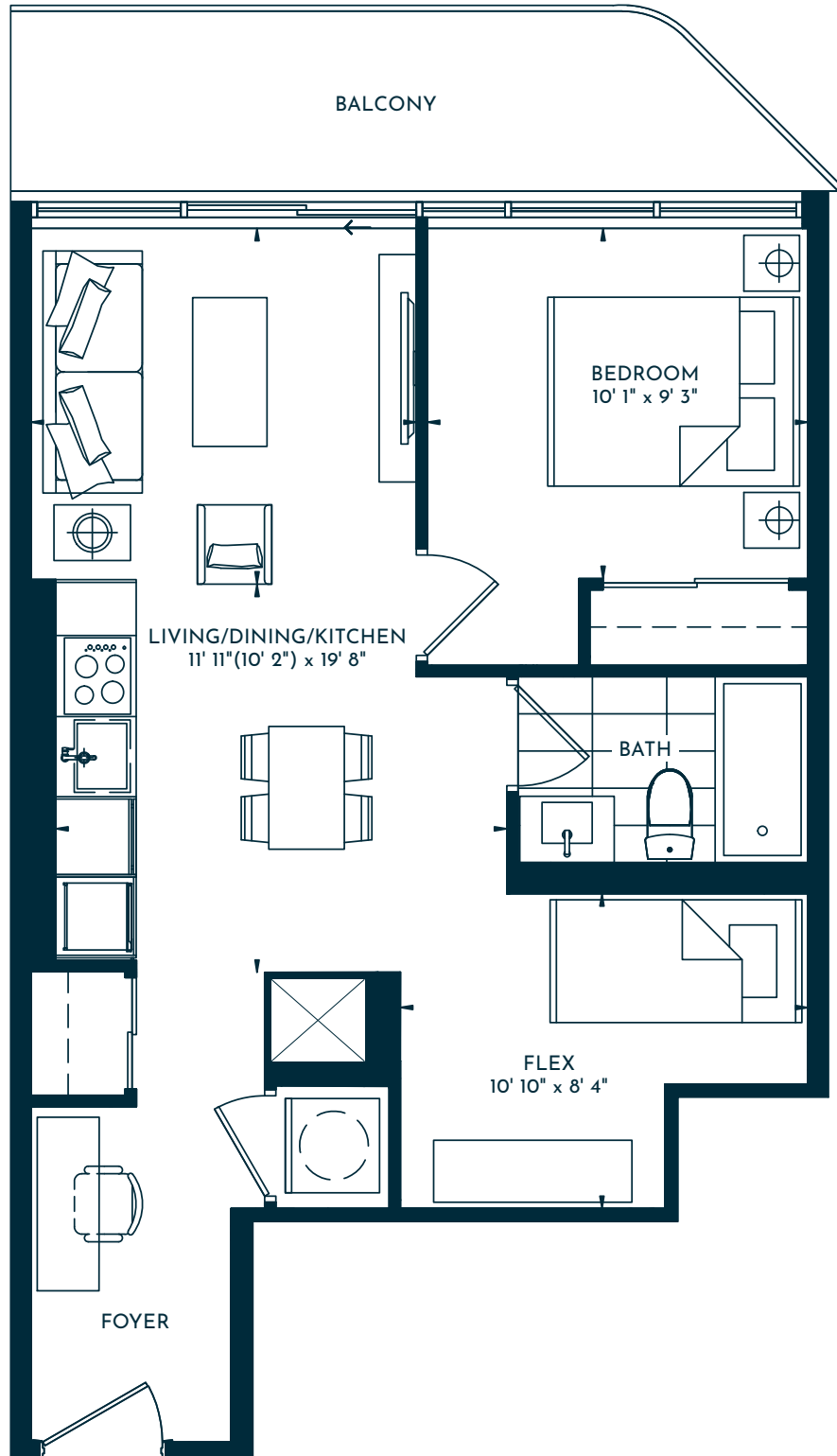
PENTHOUSE SUITE 07

TOWER 1 AT

UNIONCITY

1 BEDROOM + FLEX | 1 BATH

618 SQ. FT. | BALCONY 93 SQ. FT. | TOTAL 711 SQ. FT.



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LEVEL 39(LPH)-40(PH) - UNIT 07
TOWER 1

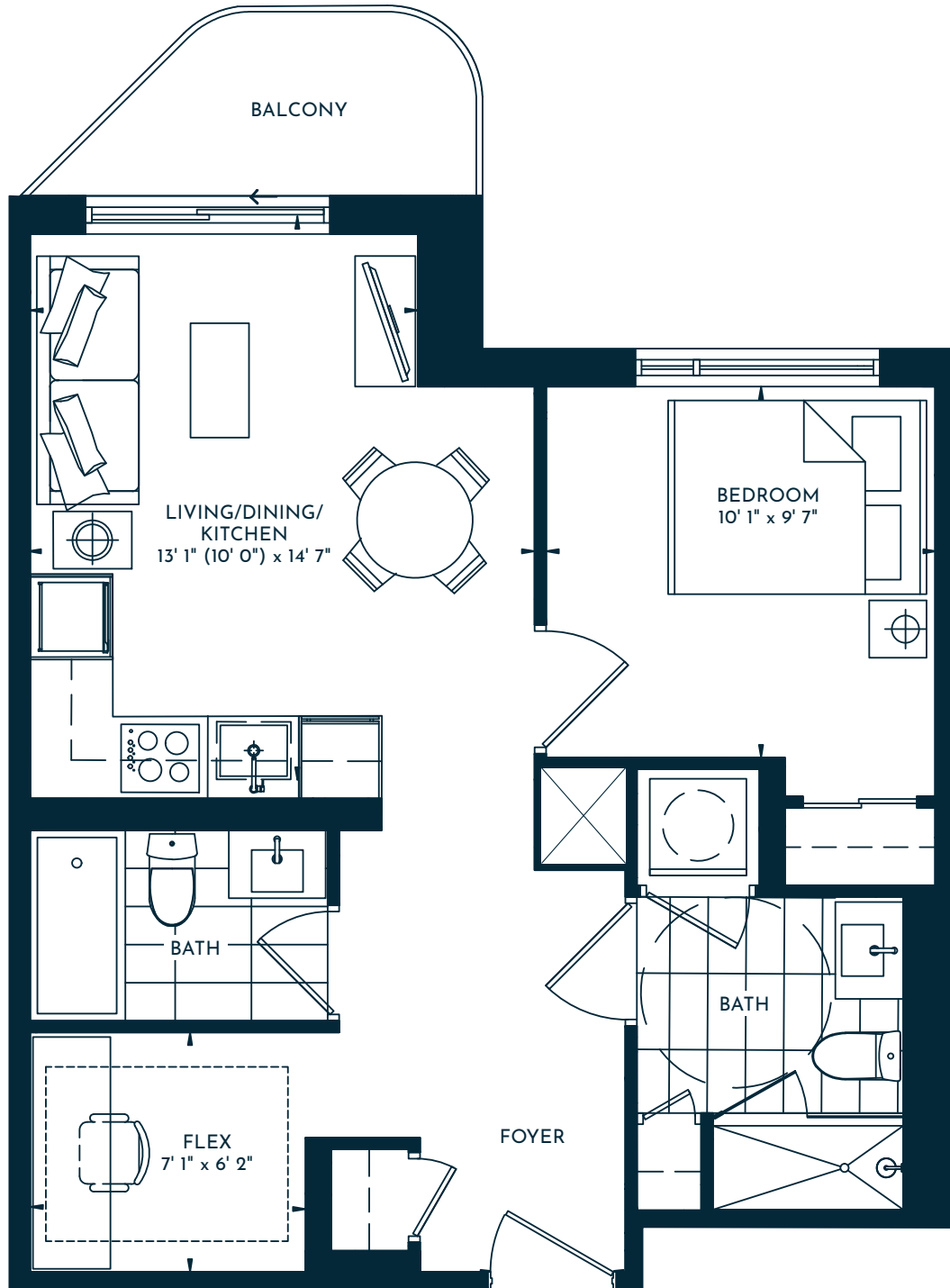
SUITE 07(BF)

1 BEDROOM + FLEX | 2 BATH

631 SQ. FT. | BALCONY 42 SQ. FT. | TOTAL 673 SQ. FT.

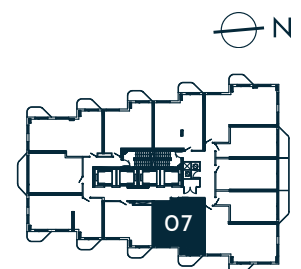
TOWER 2 AT

UNIONCITY



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LEVEL 7-29 - UNIT 07

TOWER 2

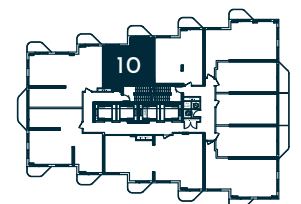
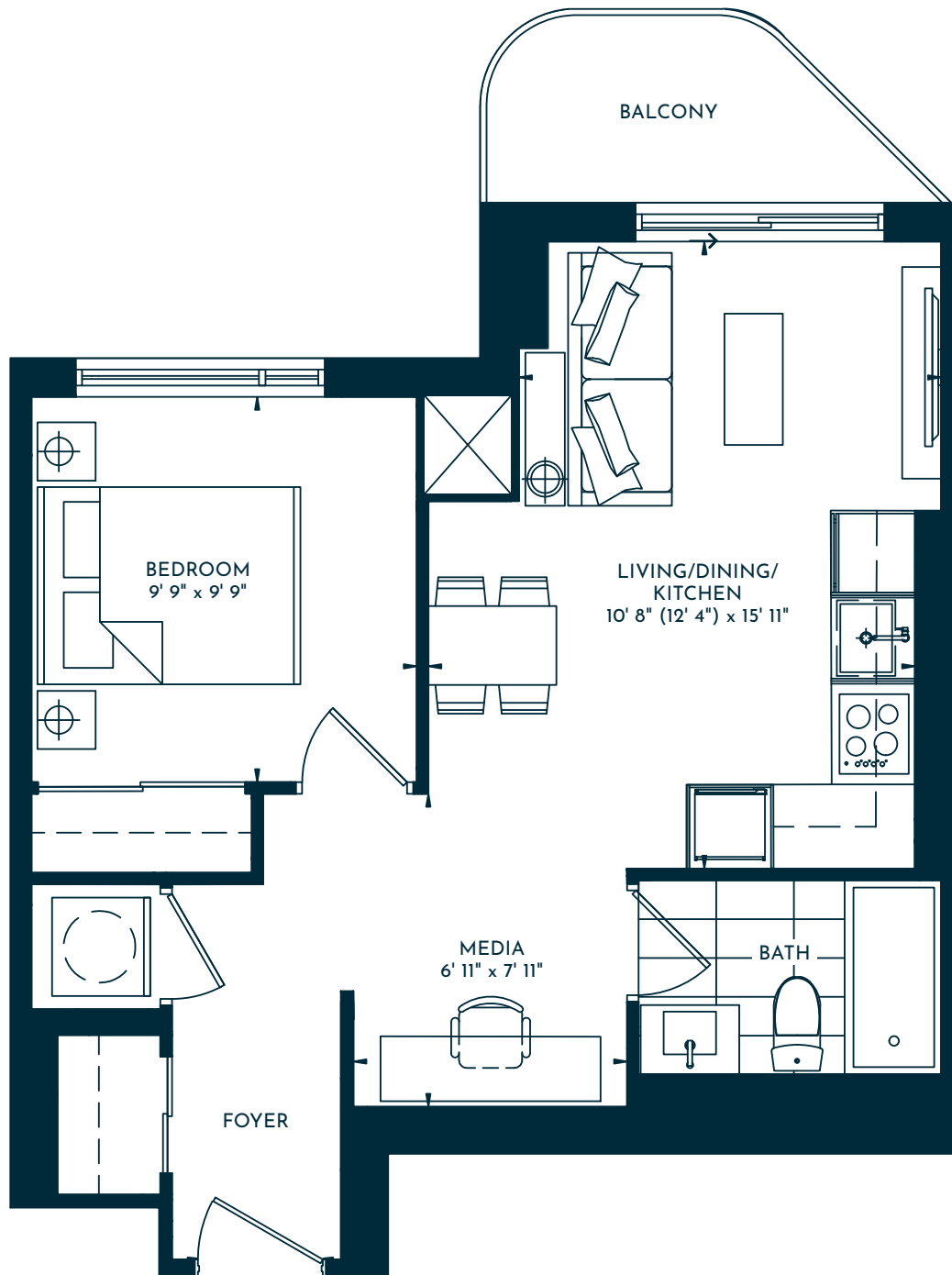
PENTHOUSE SUITE 10

1 BEDROOM + MEDIA | 1 BATH

558 SQ. FT. | BALCONY 42 SQ. FT. | TOTAL 600 SQ. FT.

TOWER 2 AT

UNIONCITY



METROPIA

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LEVEL 43(LPH)-44(PH) - UNIT 10
TOWER 2

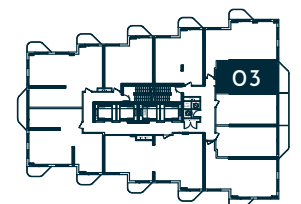
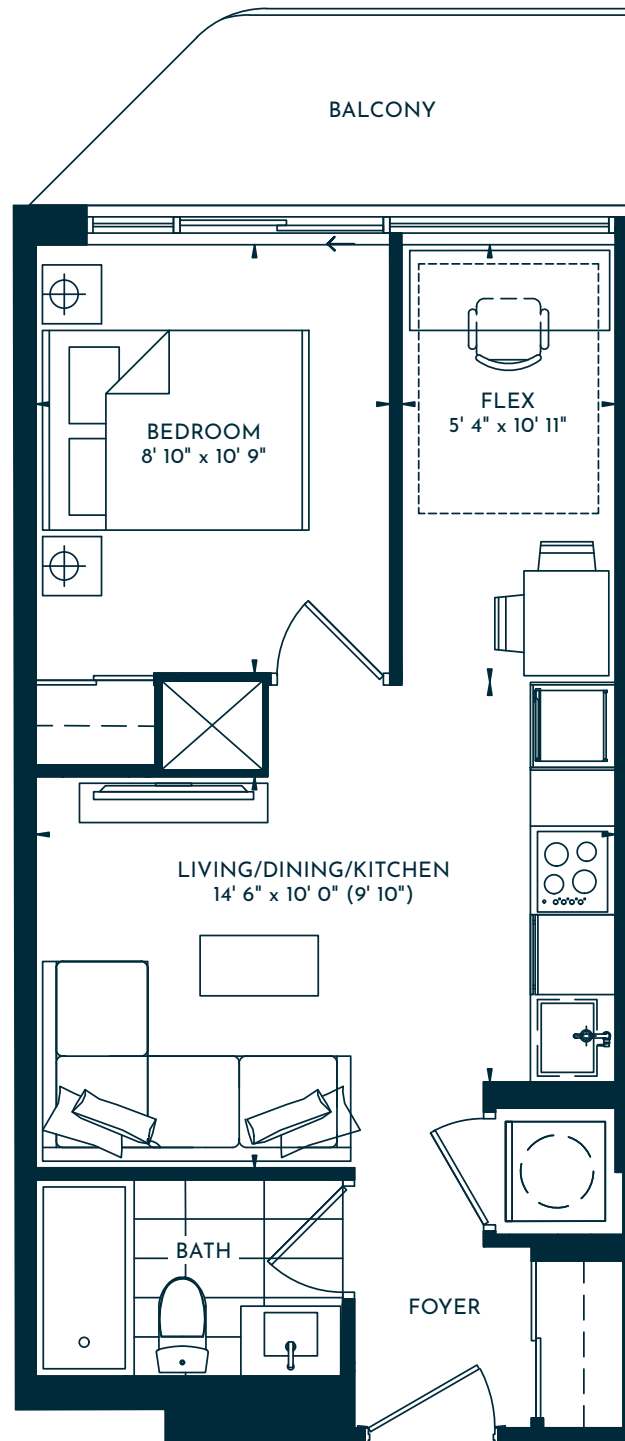
PENTHOUSE SUITE 03

1 BEDROOM + FLEX | 1 BATH

479 SQ. FT. | BALCONY 62 SQ. FT. | TOTAL 541 SQ. FT.

TOWER 2 AT

UNIONCITY



METROPIA

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LEVEL 43(LPH)-44(PH) - UNIT 03

TOWER 2

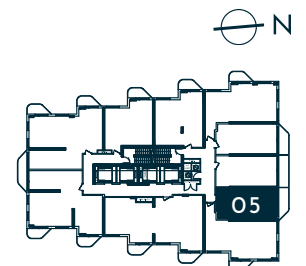
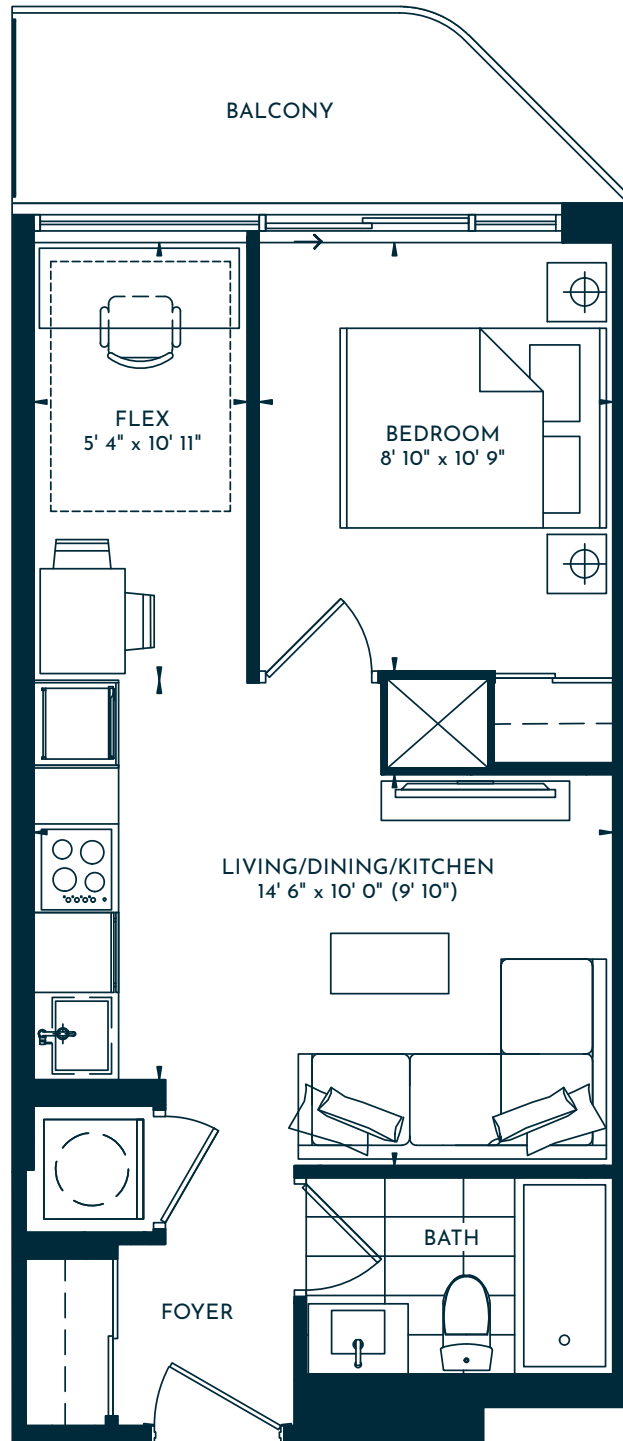
PENTHOUSE SUITE 05

1 BEDROOM + FLEX | 1 BATH

479 SQ. FT. | BALCONY 62 SQ. FT. | TOTAL 541 SQ. FT.

TOWER 2 AT

UNIONCITY



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LEVEL 43(LPH)-44(PH) - UNIT 05
TOWER 2

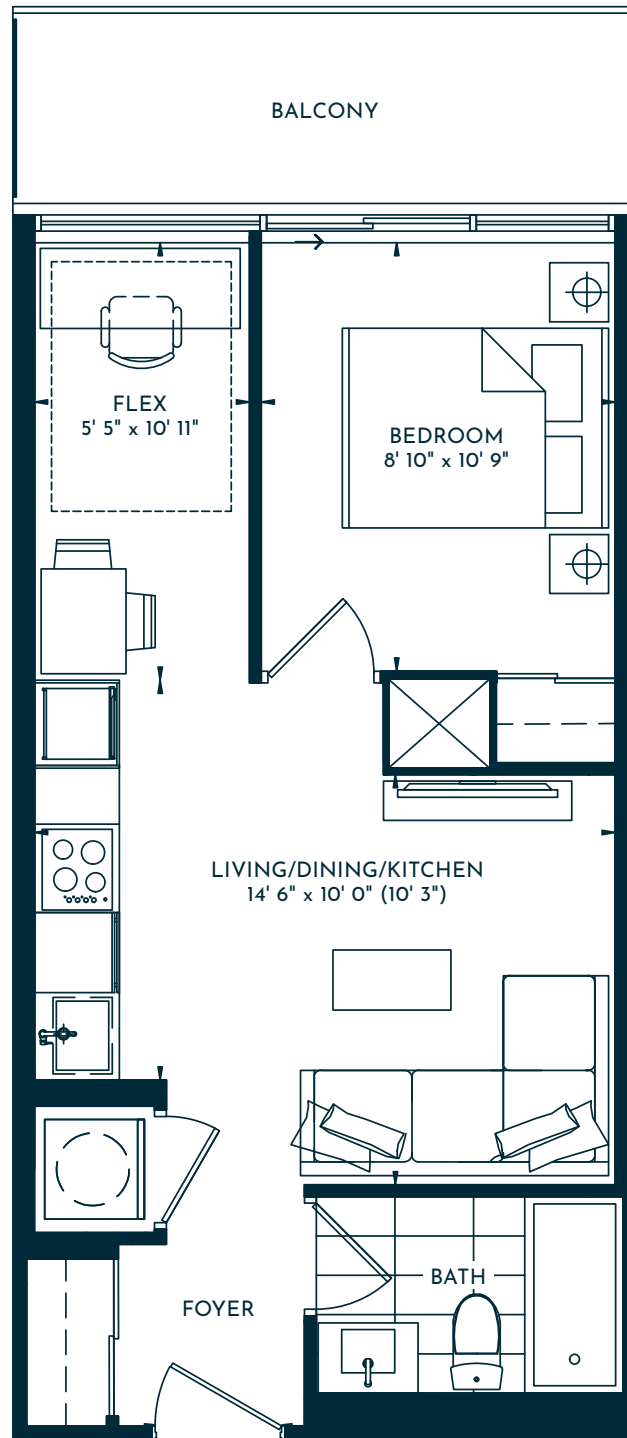
PENTHOUSE SUITE 04

1 BEDROOM + FLEX | 1 BATH

485 SQ. FT. | BALCONY 74 SQ. FT. | TOTAL 559 SQ. FT.

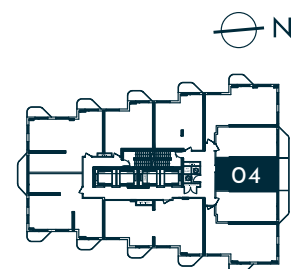
TOWER 2 AT

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LEVEL 43(LPH)-44(PH) - UNIT 04
TOWER 2

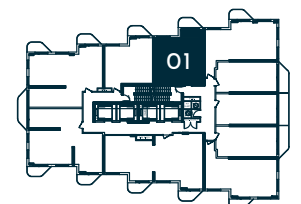
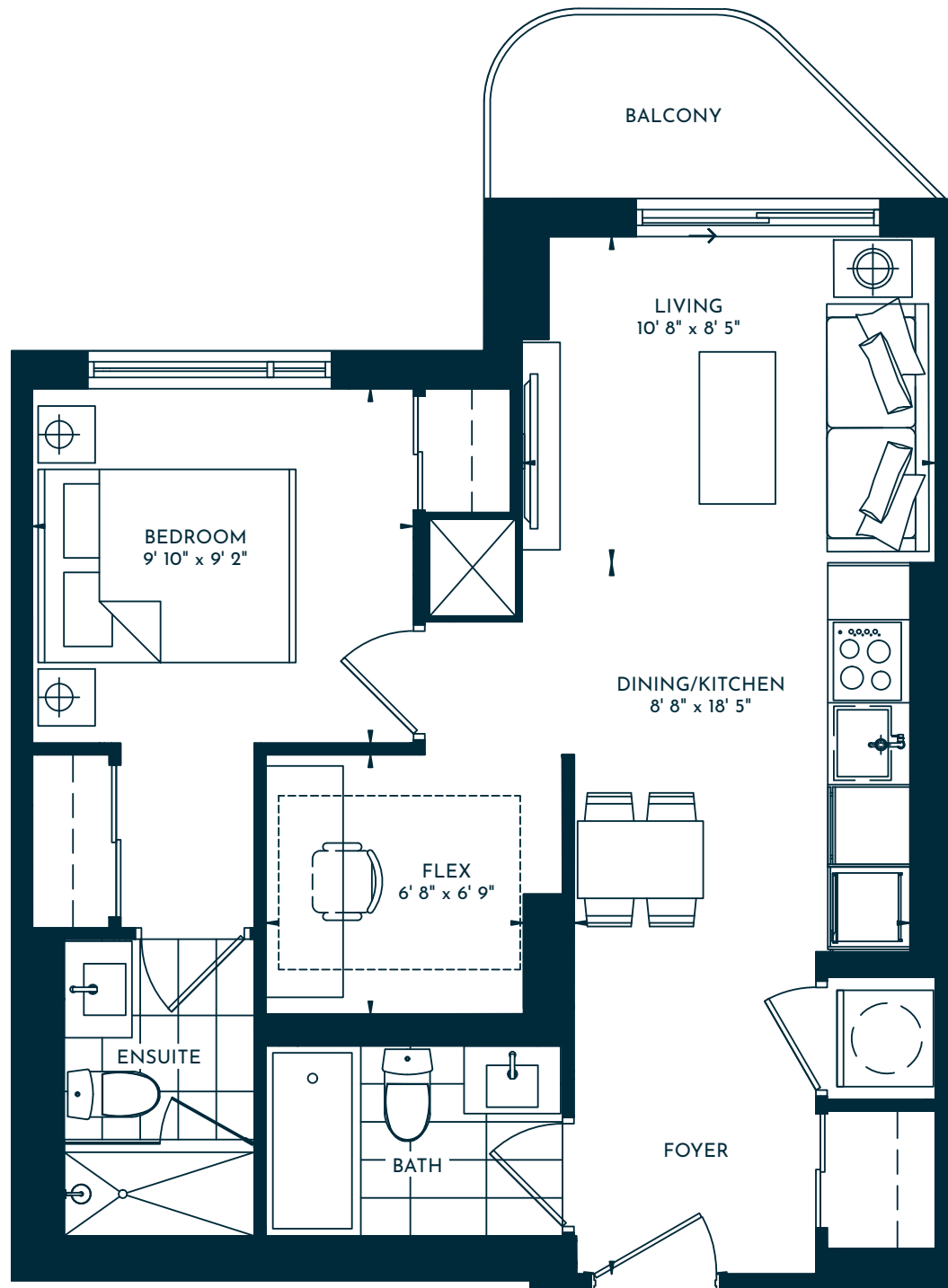
PENTHOUSE SUITE 01

TOWER 2 AT

UNIONCITY

1 BEDROOM + FLEX | 2 BATH

642 SQ. FT. | BALCONY 42 SQ. FT. | TOTAL 684 SQ. FT.



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LEVEL 43(LPH)-44(PH) - UNIT 01
TOWER 2

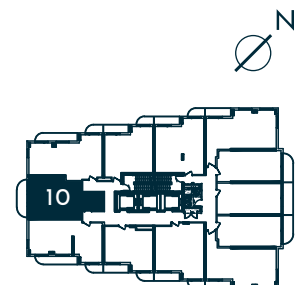
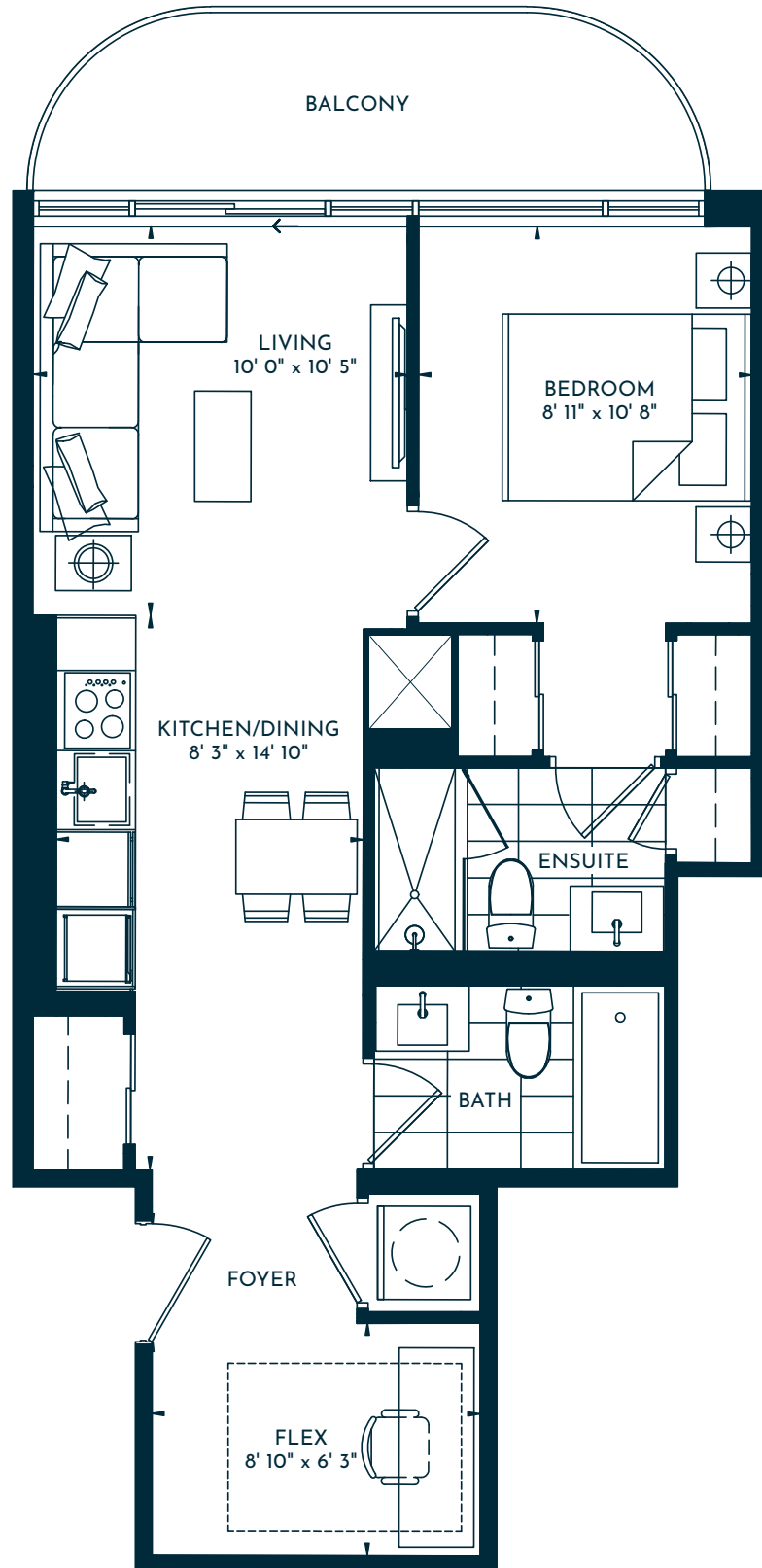
SUITE 10

1 BEDROOM + FLEX | 2 BATH

622 SQ. FT. | BALCONY 76 SQ. FT. | TOTAL 698 SQ. FT.

TOWER 3 AT

UNIONCITY



METROPIA

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LEVEL 2-35 - UNIT 10

TOWER 3

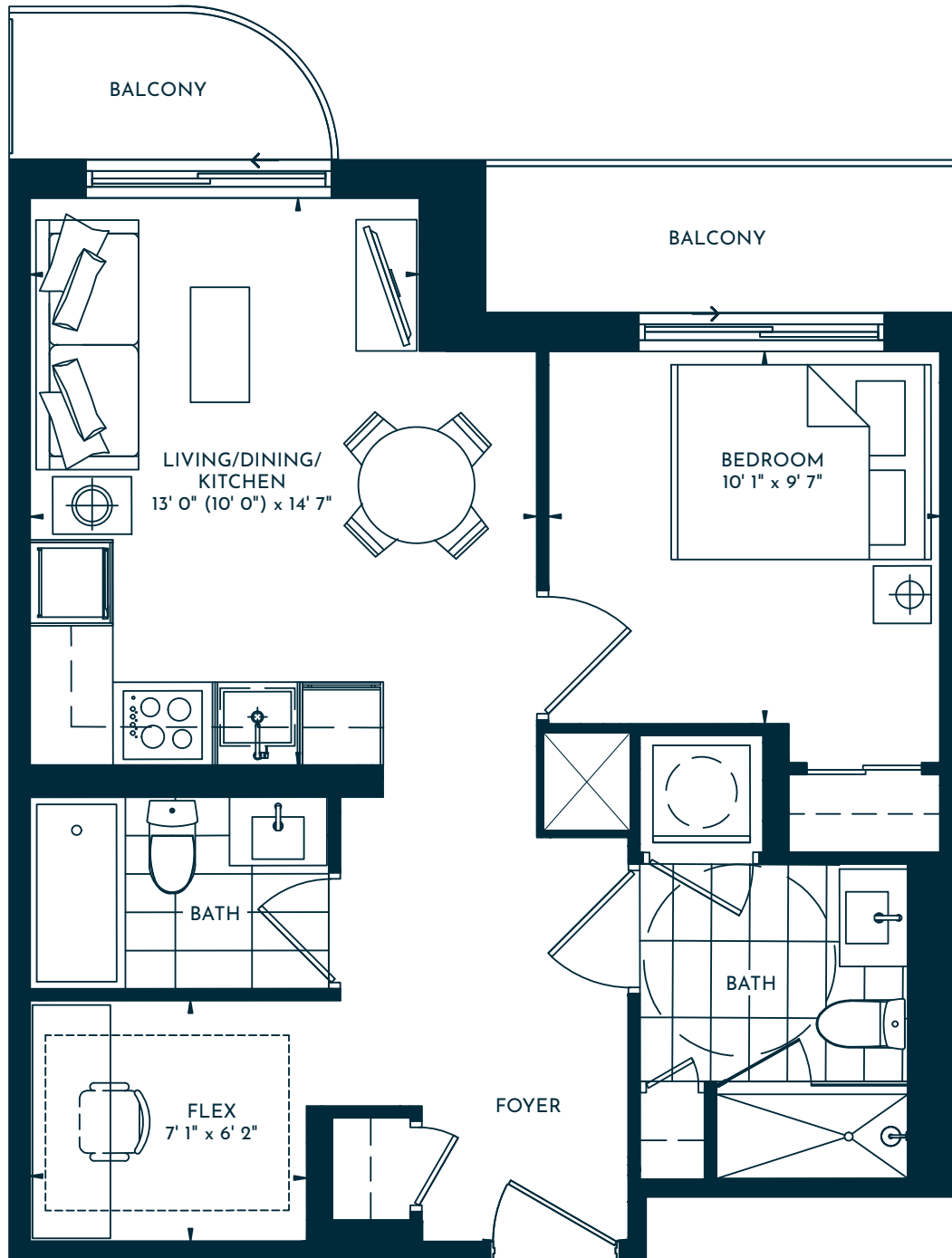
SUITE 07(BF)

1 BEDROOM + FLEX | 2 BATH

632 SQ. FT. | BALCONY 74 SQ. FT. | TOTAL 706 SQ. FT.

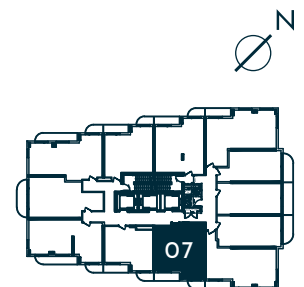
TOWER 3 AT

UNIONCITY



METROPIA

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LEVEL 2-21 - UNIT 07

TOWER 3

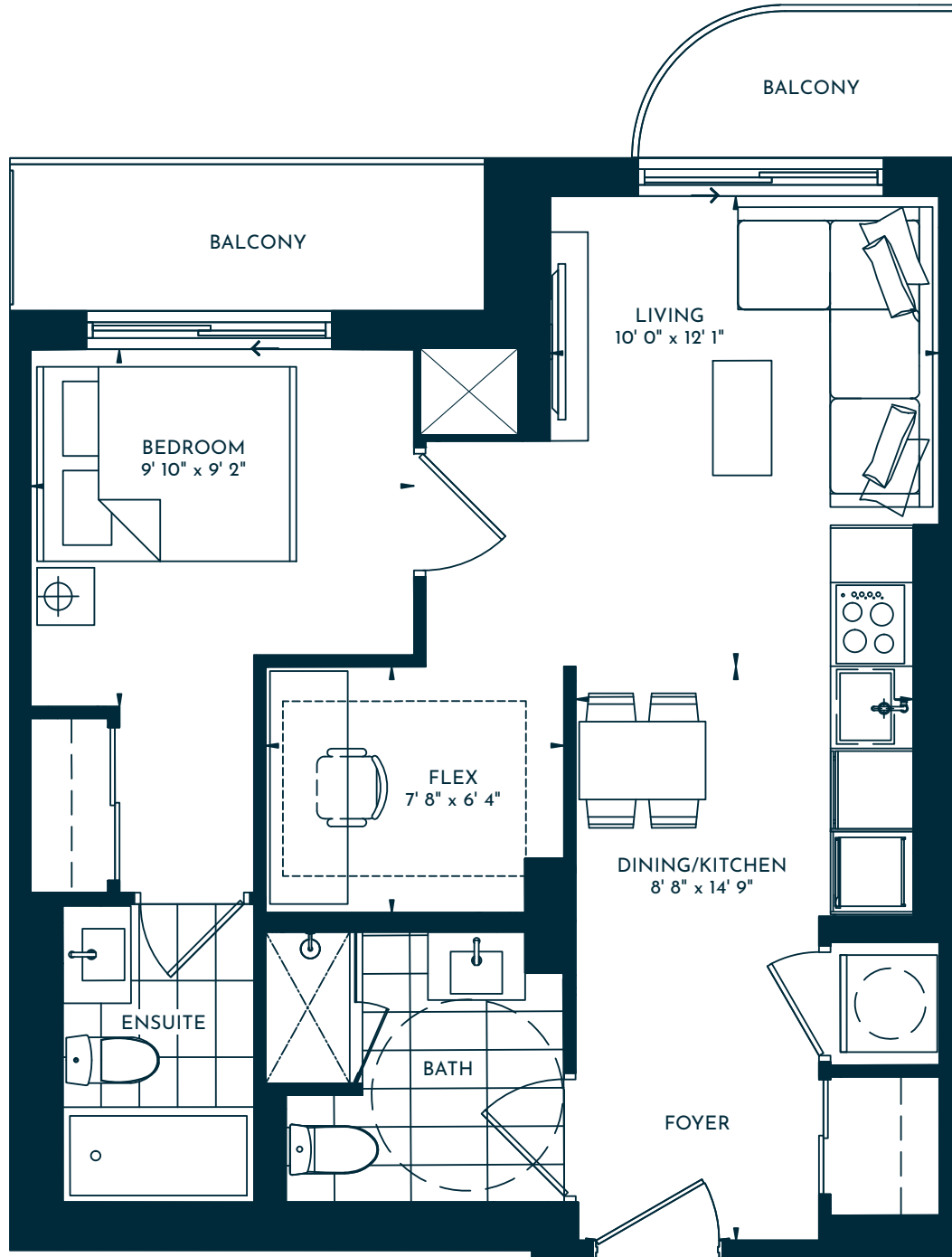
SUITE 01(BF)

1 BEDROOM + FLEX | 2 BATH

642 SQ. FT. | BALCONY 74 SQ. FT. | TOTAL 716 SQ. FT.

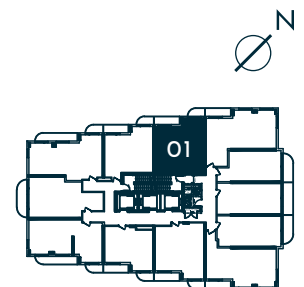
TOWER 3 AT

UNIONCITY



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LEVEL 2-21 - UNIT 01
TOWER 3

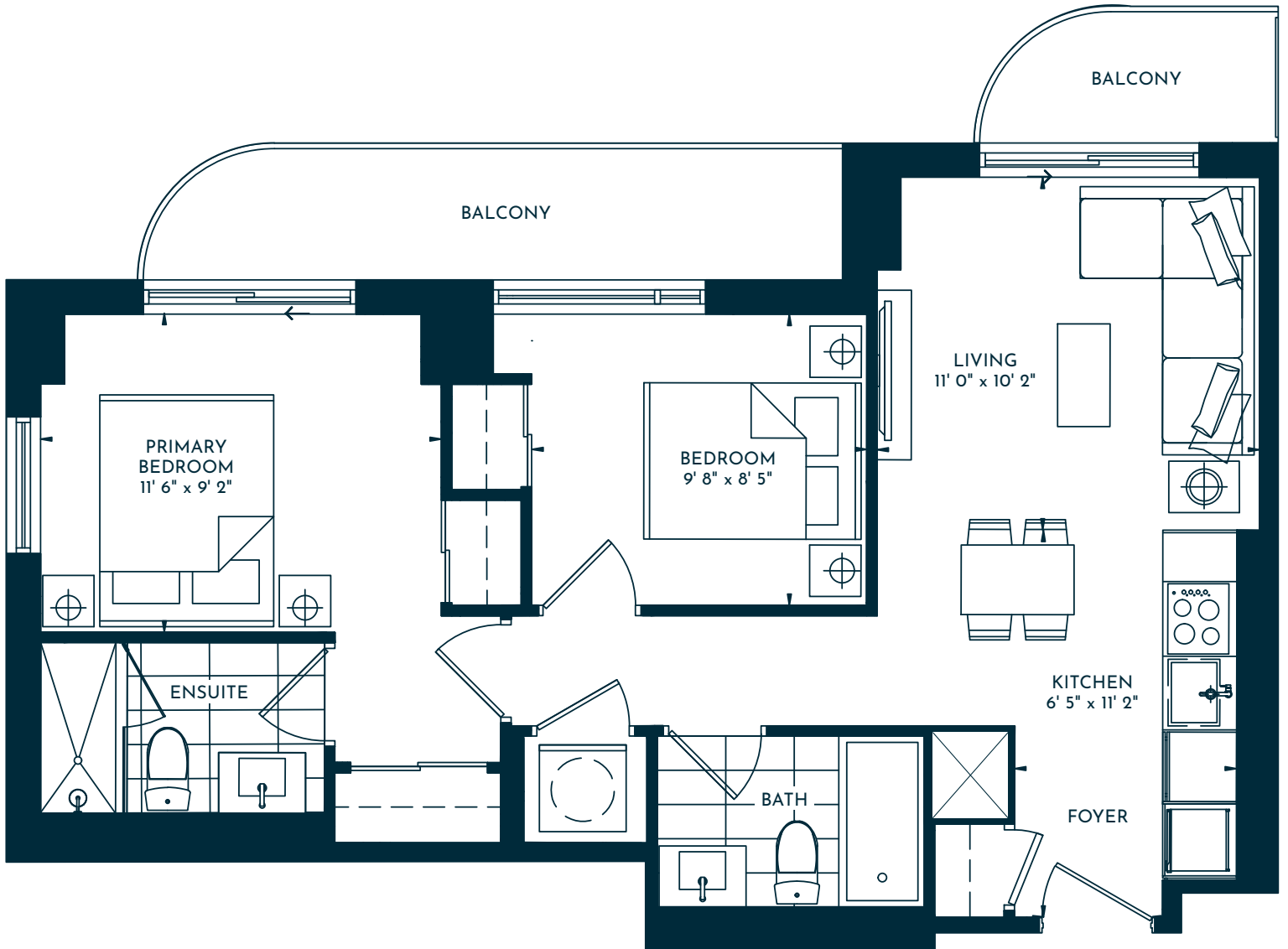
SUITE 11

2 BEDROOM | 2 BATH

699 SQ. FT. | BALCONY 102 SQ. FT. | TOTAL 801 SQ. FT.

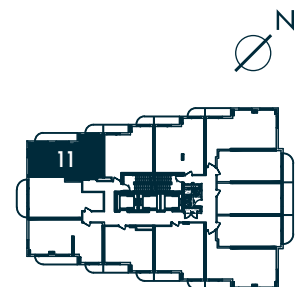
TOWER 3 AT

UNIONCITY



METROPIA

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LEVEL 2-35 - UNIT 11
TOWER 3

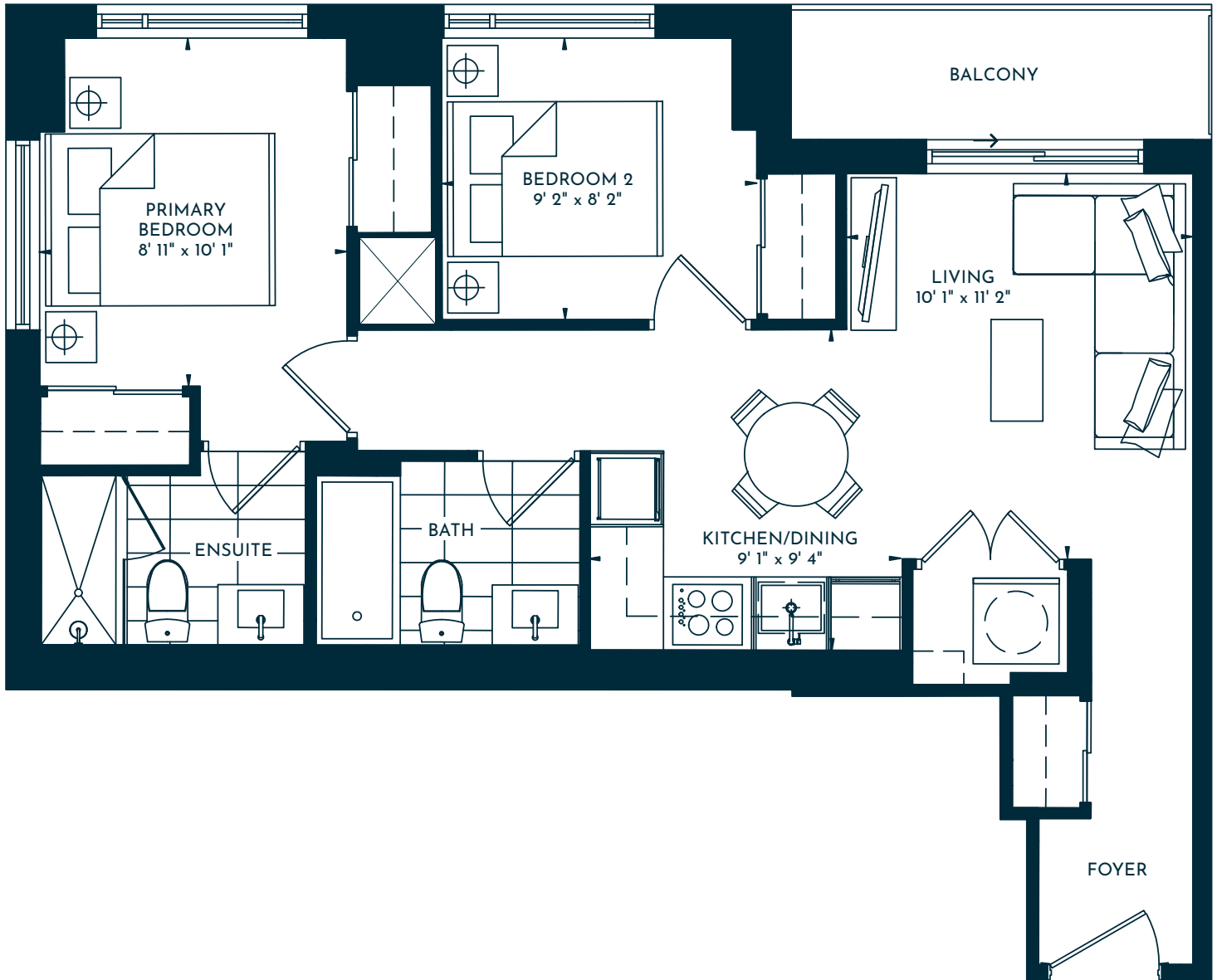
SUITE 06

2 BEDROOM | 2 BATH

699 SQ. FT. | BALCONY 46 SQ. FT. | TOTAL 745 SQ. FT.

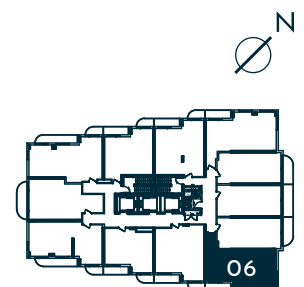
TOWER 3 AT

UNIONCITY



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LEVEL 2-35 - UNIT 06
TOWER 3

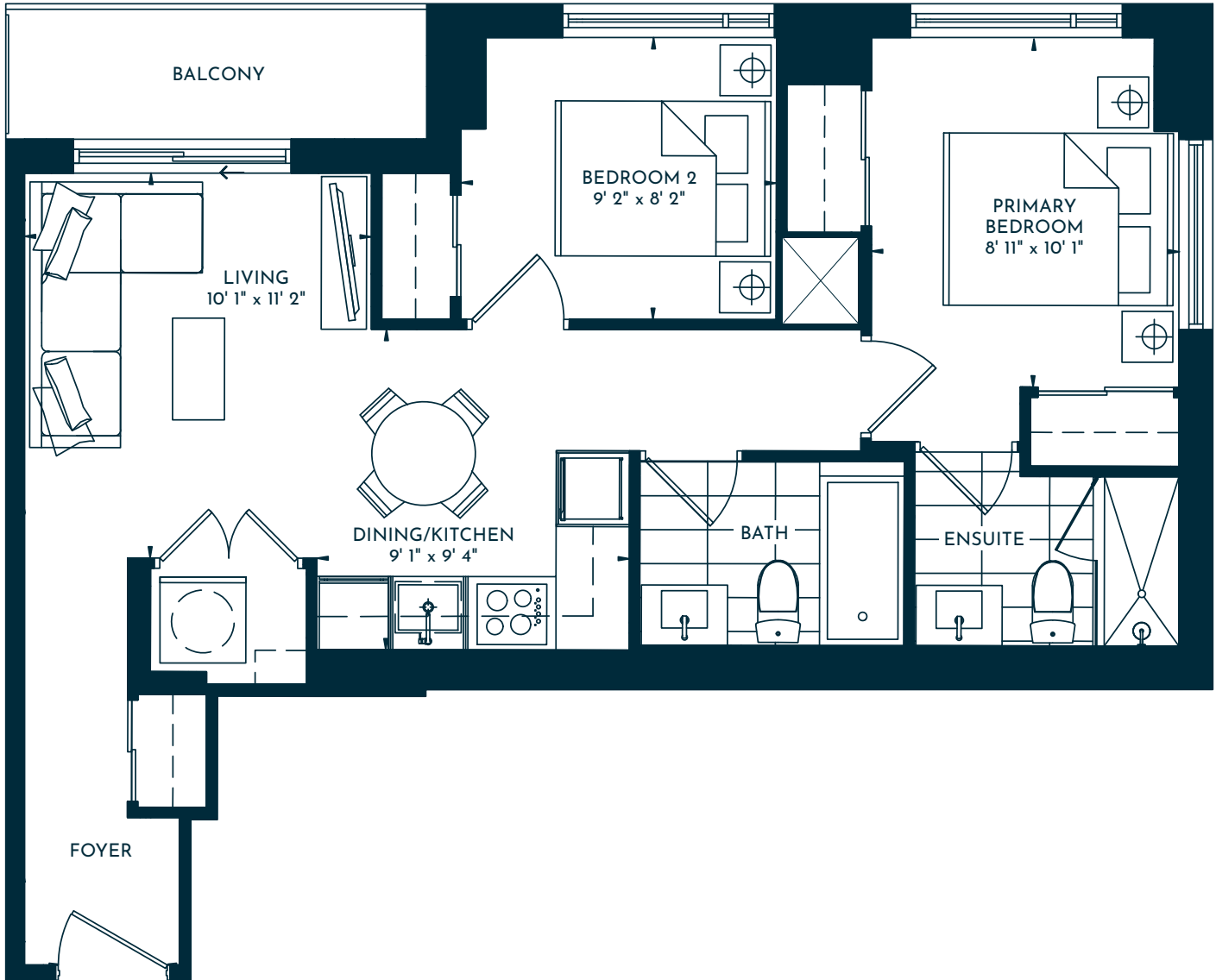
SUITE 02

2 BEDROOM | 2 BATH

699 SQ. FT. | BALCONY 46 SQ. FT. | TOTAL 745 SQ. FT.

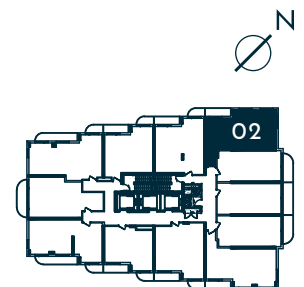
TOWER 3 AT

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LEVEL 24-35 - UNIT 02
TOWER 3

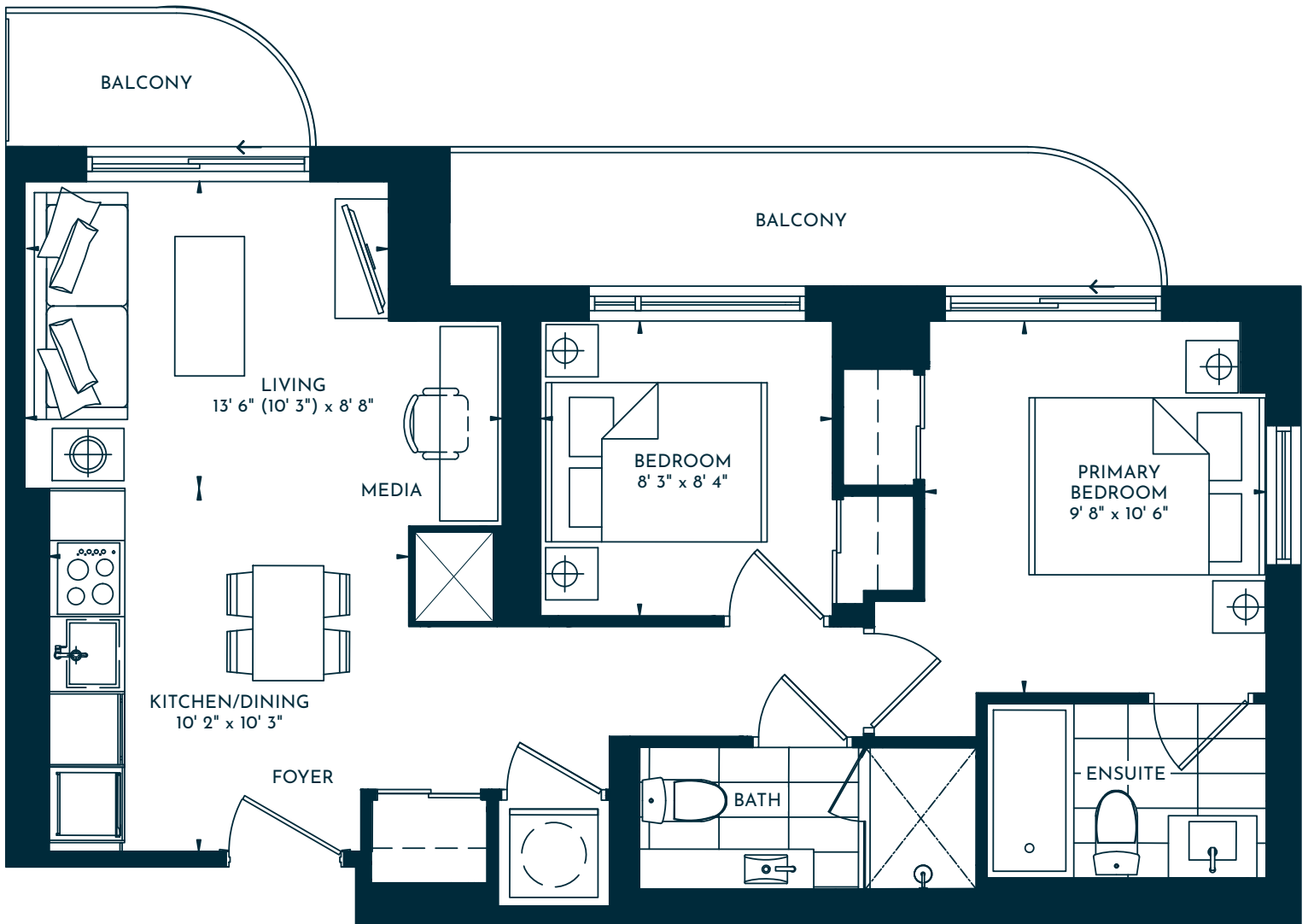
SUITE 09

2 BEDROOM + MEDIA | 2 BATH

694 SQ. FT. | BALCONY 102 SQ. FT. | TOTAL 796 SQ. FT.

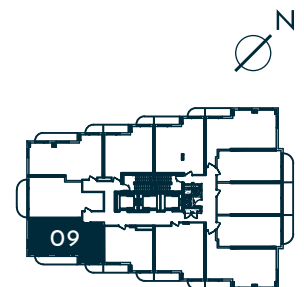
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LEVEL 2-35 - UNIT 09
TOWER 3

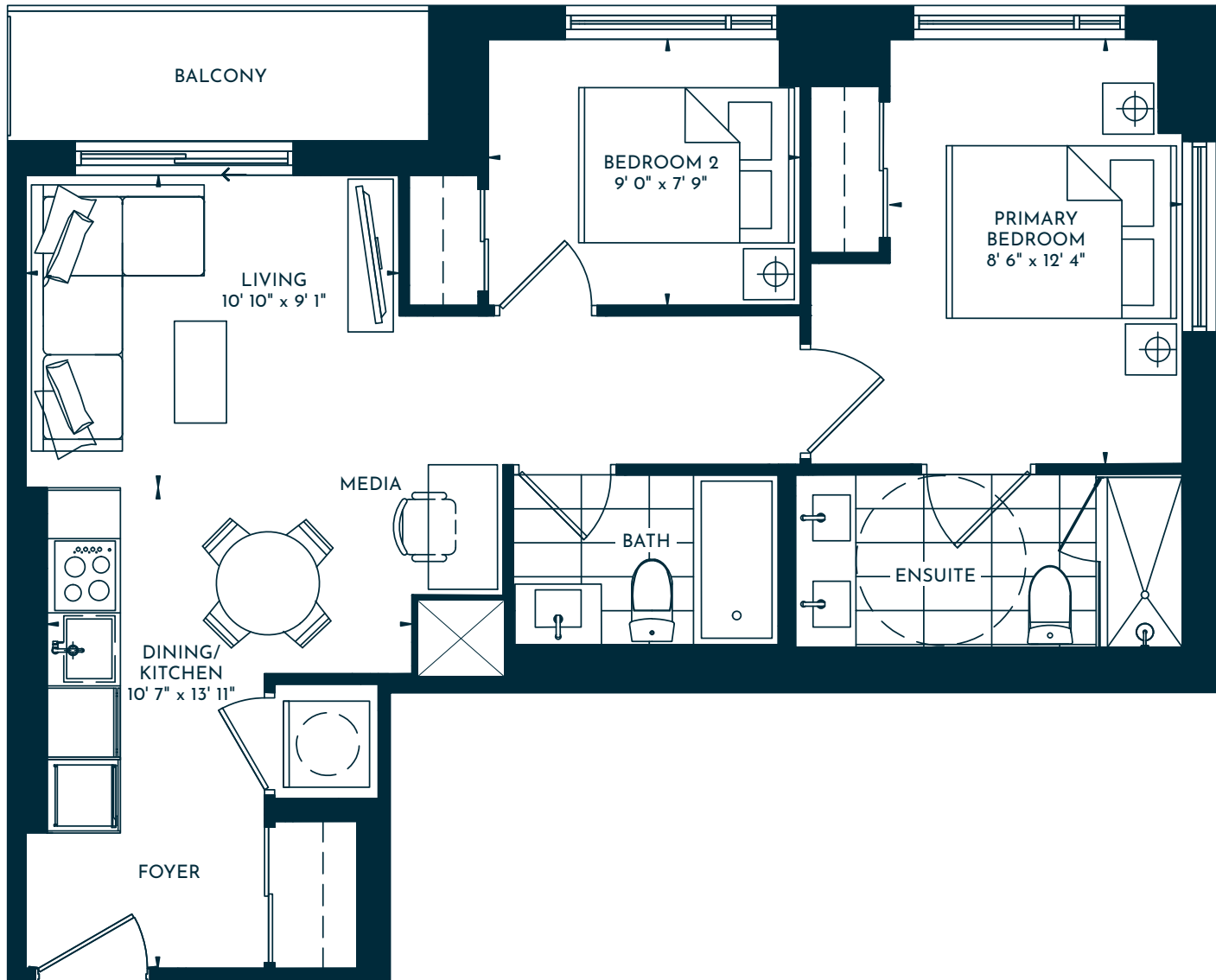
SUITE 02(BF)

2 BEDROOM + MEDIA | 2 BATH

742 SQ. FT. | BALCONY 46 SQ. FT. | TOTAL 788 SQ. FT.

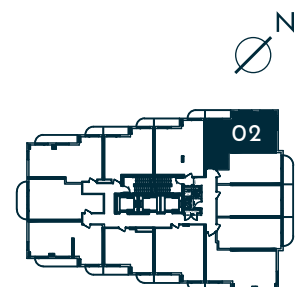
TOWER 3 AT

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LEVEL 2-23 - UNIT 02
TOWER 3

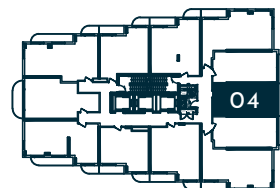
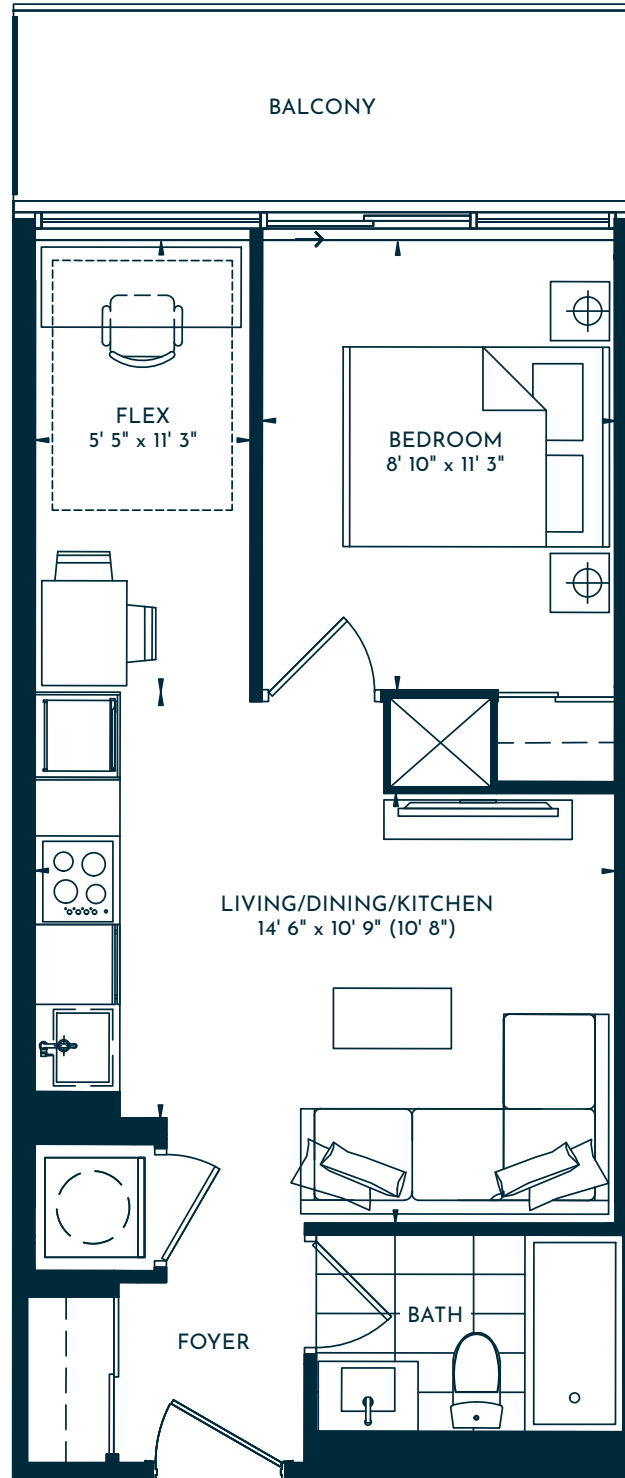
PENTHOUSE SUITE 04

1 BEDROOM + FLEX | 1 BATH

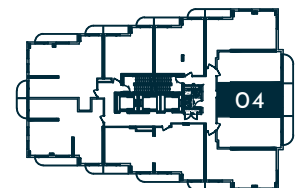
500 SQ. FT. | BALCONY 74 SQ. FT. | TOTAL 574 SQ. FT.

TOWER 3 AT

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LEVEL 35(LPH) - UNIT 04
TOWER 3



LEVEL 36(PH) - UNIT 04
TOWER 3

METROPIA

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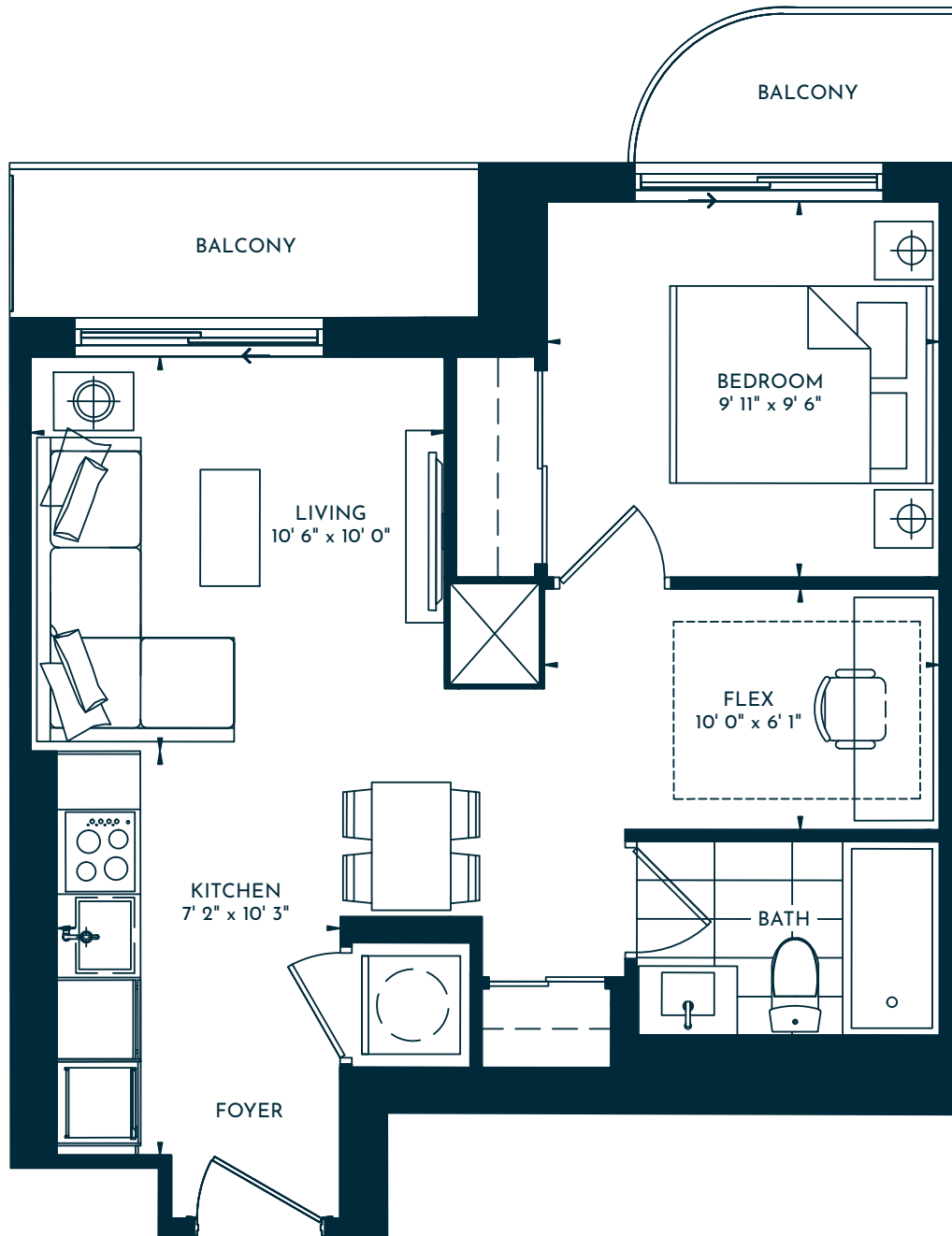
PENTHOUSE SUITE 10

TOWER 3 AT

UNIONCITY

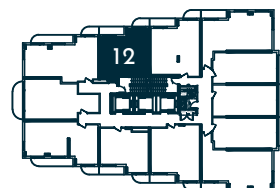
1 BEDROOM + FLEX | 1 BATH

558 SQ. FT. | BALCONY 73 SQ. FT. | TOTAL 631 SQ. FT.



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LEVEL 35(LPH) - UNIT 12
TOWER 3



LEVEL 36(PH) - UNIT 10
TOWER 3

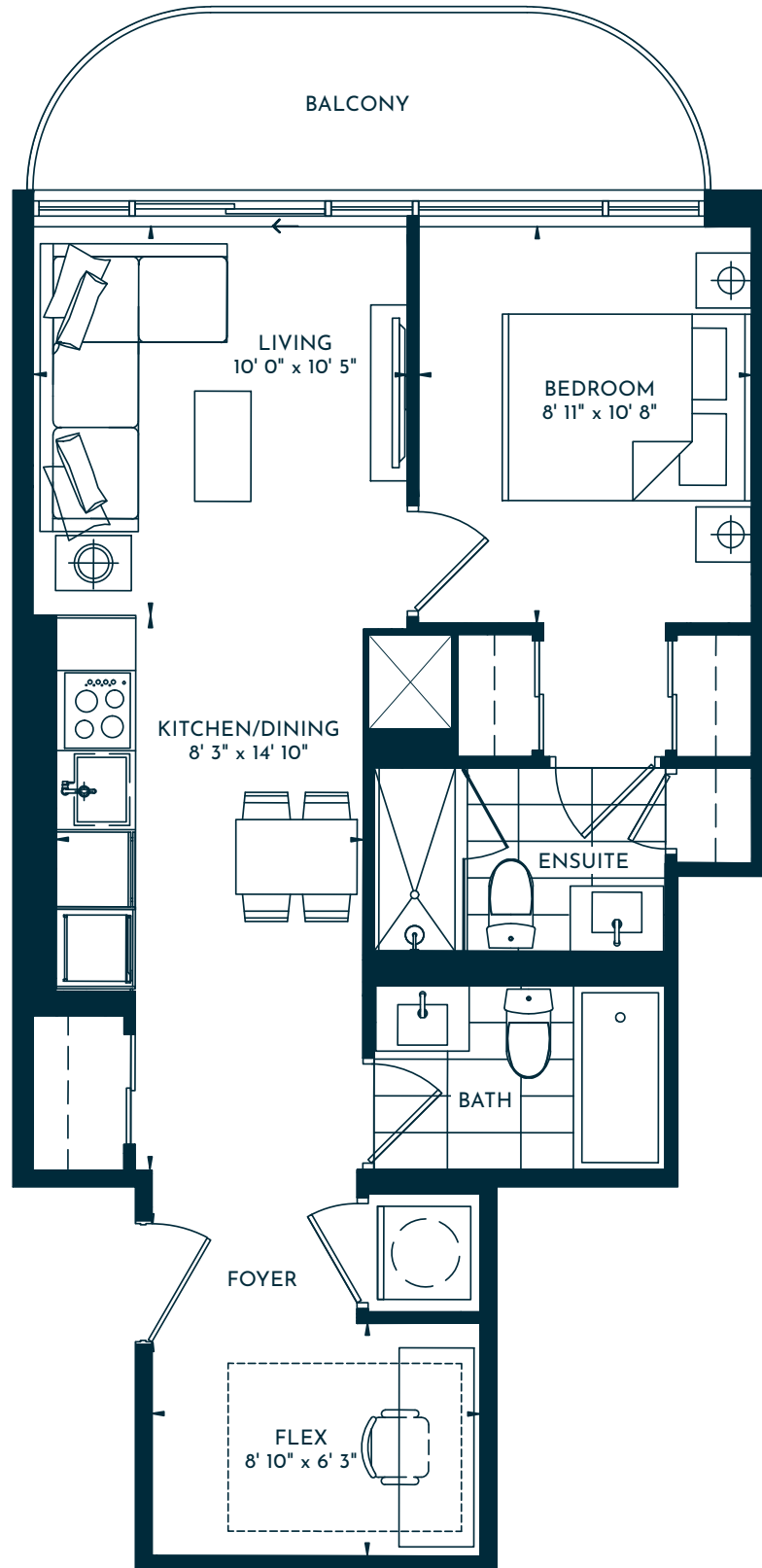
LPH SUITE 10

1 BEDROOM + FLEX | 2 BATH

622 SQ. FT. | BALCONY 76 SQ. FT. | TOTAL 698 SQ. FT.

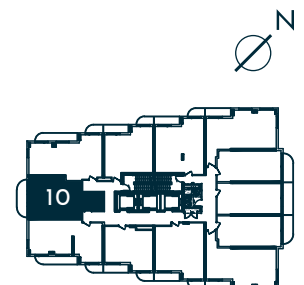
TOWER 3 AT

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LEVEL 35(LPH) - UNIT 10
TOWER 3

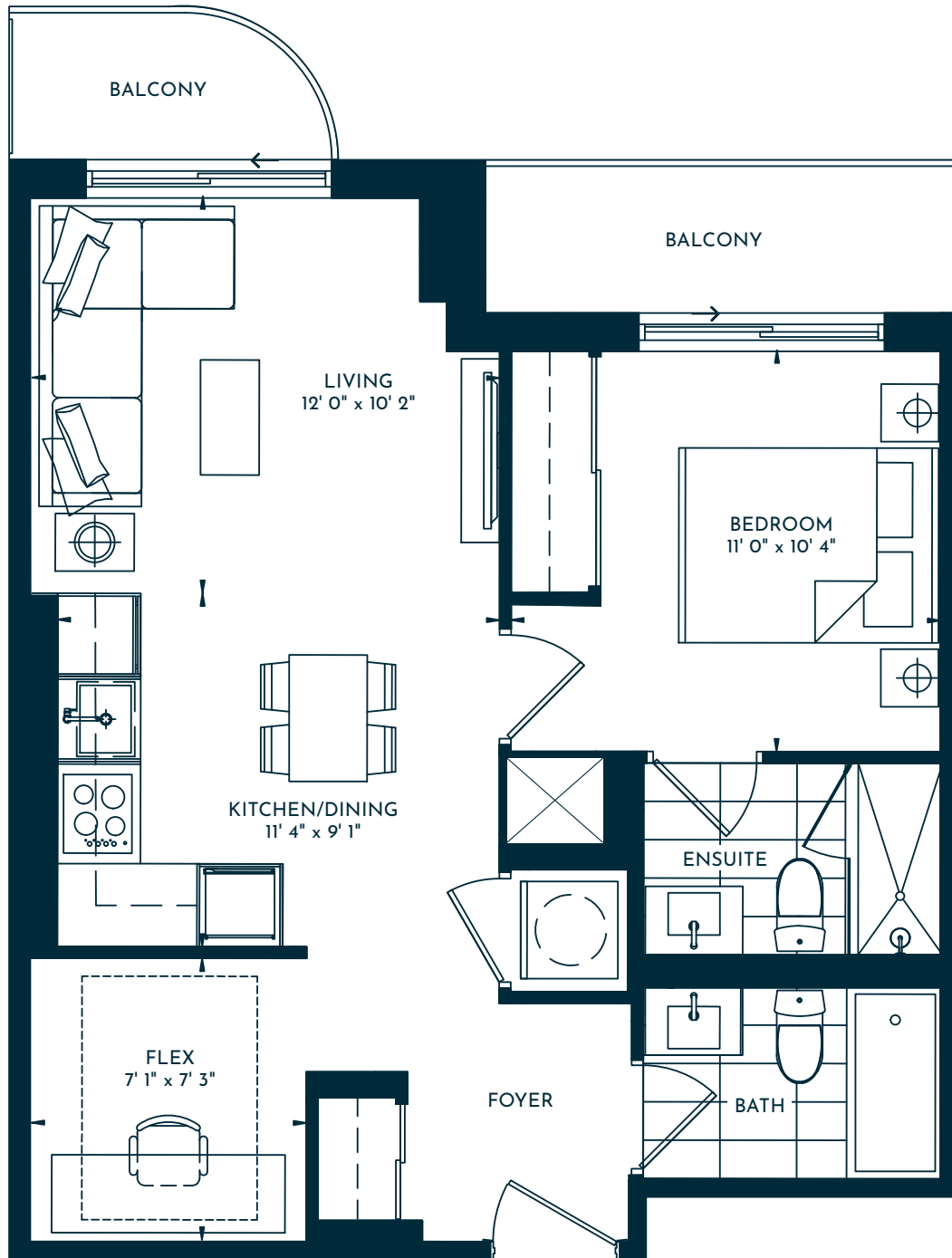
LPH SUITE 07

1 BEDROOM + FLEX | 2 BATH

632 SQ. FT. | BALCONY 74 SQ. FT. | TOTAL 706 SQ. FT.

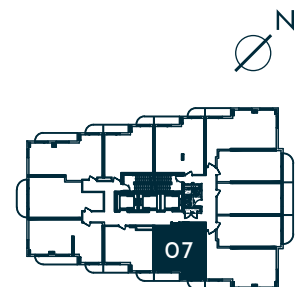
TOWER 3 AT

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LEVEL 35(LPH) - UNIT 07
TOWER 3

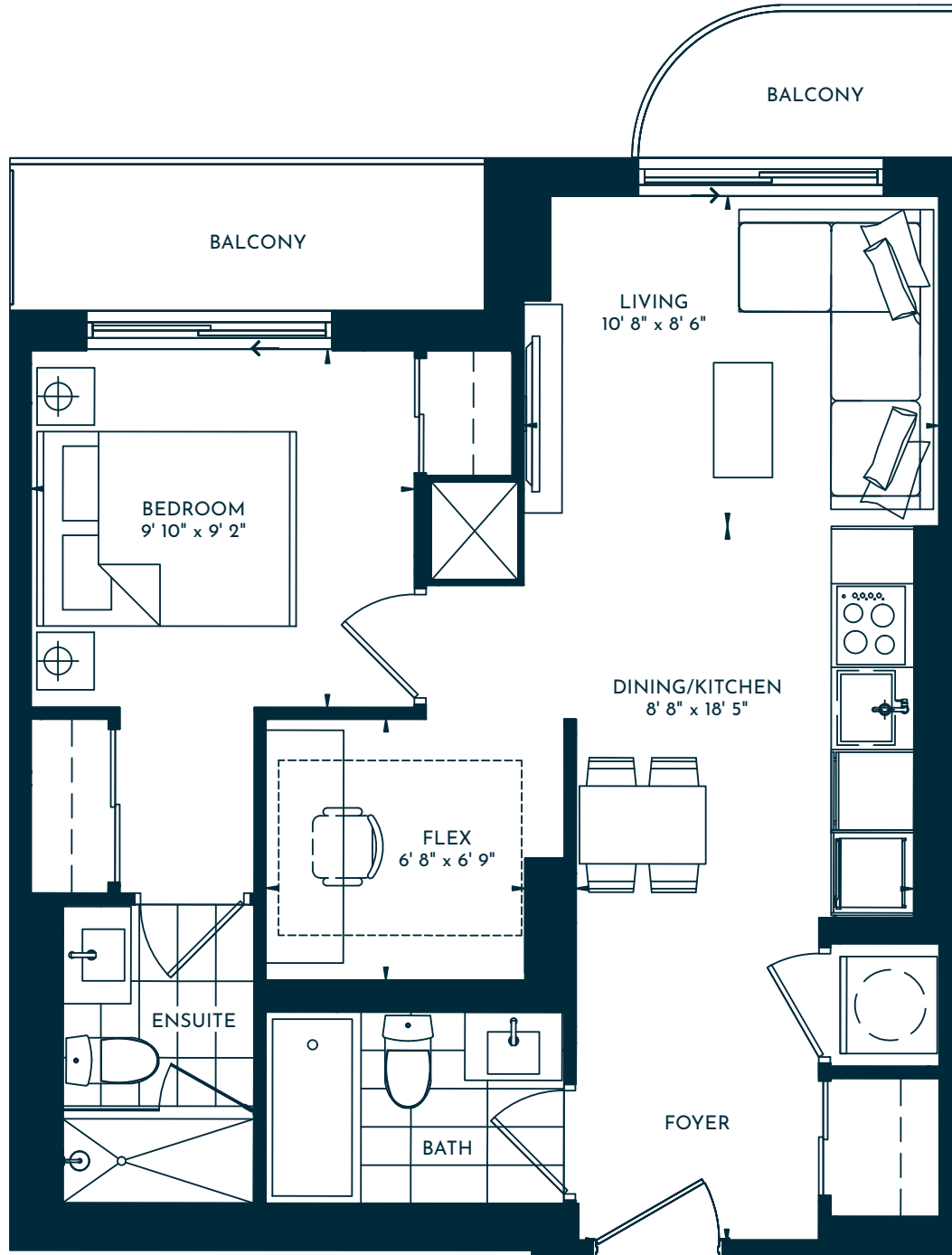
PENTHOUSE SUITE 01

TOWER 3 AT

UNIONCITY

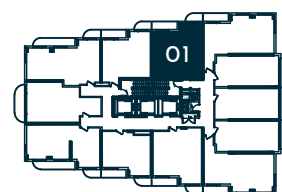
1 BEDROOM + FLEX | 2 BATH

642 SQ. FT. | BALCONY 74 SQ. FT. | TOTAL 716 SQ. FT.

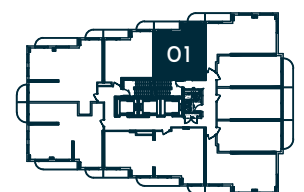


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LEVEL 35(LPH) - UNIT 01
TOWER 3



LEVEL 36(PH) - UNIT 01
TOWER 3