

SCOUT

AVAILABILITY LIST

SUITE	TYPE	MODEL	SIZE	EXTERIOR	EXPOSURE	BATH	PRICE
ONE BEDROOM includes locker*							
230	1B	B8	627	320	S	1	\$819,000
TWO BEDROOMS includes parking and locker**							
224	2B	C1	692	45	E	1	\$900,000
TWO BEDROOMS PLUS DEN includes parking and locker **							
1108	2BD	D4	953	75	SW-c	2	\$1,050,000
721	2BD	D11	1070	100	SW-c	2	\$1,123,000
707	2BD	D12	1142	335	SW	2	\$1,196,000
406	2BD	D13	1125	505	SE-c	2	\$1,192,000
905	2BD	D15	1160	198	SE-c	2	\$1,156,000
407	2BD	D17	1255	410	SW	2	\$1,250,000

CURRENT INCENTIVES

5% DEPOSIT ***

\$0 Development Charges*

\$10,000 Credit on Closing*

*Please see a MarketVision Sales Representative for full details. Availability, features, promotions & prices are subject to change without notice. Suites are sold on a first come, first served basis. E & O.E. September 26, 2022.

CONTACT US!

Sales Representative | Kita Nakabayashi

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Email: kita@ScoutCondos.com

Presentation: Virtual Appointment Available **Website:** www.ScoutCondos.com

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BUILDING FEATURES

Scout Condos is a 12 storey boutique building featuring 269 suites with retail shops on the ground floor. The condominium will have a mix of one bedroom to two bedroom plus den suites, ranging in size from 452sqft to over 1200sqft with balconies and private terraces ranging in size from 45sqft to over 500sqft. With four townhomes on the ground floor and over 70 different floorplans in the condominium, there is a suite that will be perfect for all types of homeowners.

Scout Condo's engaging design complements the vibrant West St Clair West neighbourhood in which it sits. At 12 storeys with a distinctive stepped design and brick detailing, the building is a warm addition to this growing community. This neighbourhood has all the shopping, dining, and community spaces that make a neighbourhood a great place to live. Mom and pop shops fill the area but still leave room for new restaurants, cafes, and art galleries. The Junction, Stockyards, and Corso Italia are just a short walk away. Down the street is the community hub that is Artscape Wychwood Barns and some of the best Italian food and brunch cafes in the city. On top of all this, the TTC and St Clair Streetcar is right on your doorstep and the new GO hub just a few blocks west.

AMENITIES

Amenities include a rooftop terrace with barbecues, indoor rooftop lounge, ground floor gym, games room, café gathering room, TV lounge, formal dining area, dog wash station plus a landscaped courtyard.

<p>LIMITED TIME INCENTIVES***</p> <p>Extended Deposit Structure</p> <p>\$5,000 with offer Balance of 5% in 30 days 10% on Occupancy</p>	<p>ADDITIONAL INFORMATION</p> <p>LOCKER: \$6,000</p> <p>PARKING: \$50,000 \$45,000</p> <p>MAINTENANCE FEES: \$0.59/sqft (excludes hydro & water)</p> <p>PROPERTY TAXES: Estimated at 1% of Purchase Price</p> <p>OCCUPANCY SPRING 2023</p>	<p>CONTACT US!</p> <p>Sales Representative Kita Nakabayashi Phone: 416-656-1717 Email: kita@ScoutCondos.com Presentation Centre: Permanently closed, Open for Virtual Appointment!</p> <p>www.ScoutCondos.com</p>
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*Locker included in the purchase price
**Parking and Locker included in purchase price
***10% deposit due on occupancy

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AN INTELLIGENT MOVE

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