

EHT GOODE

CONDOS IN THE DISTILLERY DISTRICT

EXCLUSIVE INCENTIVES

1 Year Rental Top Up*

- Studio/1B - \$1,000 per month
 - 1B+D - \$1,250 per month
 - 2B/3B - \$1,500 per month

10% Deposit Structure* (2 bedroom and larger)

\$5,000 Deposit at Signing

Balance of 5% in 30 days 5%

in 180 days (2024)

10% on occupancy

Plus

- \$0 Assignment Fee **
- Amendment giving consent to lease during Occupancy****

Contact Us:

T. 647.476.5012

E. Goode@graywoodsales.com

*Available on select suites only – see Sales Representative for details.

* Only available on 2 Bedroom suites and larger for the next 10 sales only.

**On the first Assignment for qualifying Assignee subject to Vendor's conditions for Assignments being met.

****Available By Request.

Please speak to Sales Representative for full details.

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

Note: This limited time offer may be changed or withdrawn at any time without notice. Certain conditions apply. This Offer is only valid on a first come first serve basis. Please see Sales Representative for full details. E. & O.E. October 26, 2023. Sales By: **Graywood Sales Management Limited**



Exclusive New Release of Suites FIRST COME, FIRST SERVED

SUITE	MODEL	SUITE TYPE	APPROXIMATE SUITE SIZE (SQURE FEET)	FLOOR	OUTDOOR SIZE (SQUARE FEET)	VIEW	EXCLUSIVE PRICE WITH LIMITED TIME OFFER
2109	0B	STUDIO	267 sf.	21	78	N	\$489,900
3010	0A	STUDIO	263 sf.	30	78	N	\$503,900
1814	1H-B	1B	508 sf.	18	79	E	\$741,900
207	1A+D	1B+D / 1	506 sf.	2	0	E	\$765,900
417	1B+D	1H+D-C	557 sf.	4	40	S	\$823,900
319	1H+D	1B+D / 2	557 sf.	3	40	S	\$839,900
205	2D-T	2B / 2	621 sf.	2	T 255	N	\$929,900
3004	3A	3B	864 sf.	30	114	SW	\$1,227,900
226	3C-S	3B / 2	935 sf.	2	40	NE	\$1,154,900
528	3C	3B / 2	935 sf.	5	40	NE	\$1,175,900
208	3B-S	3B / 2	951 sf.	2	40	SE	\$1,184,900
310	3B	3B / 2	951 sf.	3	40	SE	\$1,186,900
510	3B	3B / 2	951 sf.	5	40	SE	\$1,190,900
218	3D-S	3B / 2	971 sf.	2	27	SW	\$1,214,900
320	3D	3B / 2	971 sf.	3	27	SW	\$1,216,900
326	3B+D	3B+D / 2	1179 sf.	3	27+27	NW	\$1,306,900
919	3A+D	3B+D / 2	1156 sf.	9	0	SW	\$1,470,900

<p>Deposit Structure \$5,000 with signing of Agreement Balance of 5% in 30 days (2023) 5% in 125 days (2024) 5% in 510 days (2025) 5% on Occupancy (2025) Must comply with the Prohibition on the Purchase of Residential Property by Non- Canadians Act</p> <p>Taxes Estimated at approximately 1% of purchase price</p> <p>Occupancy Commencing May 1, 2025</p> <p>All prices quoted include HST **</p>	<p>Maintenance for Residential units: \$0.63 per square foot \$0.65 per square foot for Terrace Units with gas. Hydro and Water individually metered.</p> <p>Parking* WAITLISTED \$80,000 per parking space EV Parking* \$90,000 per parking space Parking Maintenance fee - \$100.00/month</p> <p>Locker* WAITLISTED \$6,000 per locker Locker Maintenance - \$45.00/month</p>
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*Parking and Locker are subject to availability. See Sales Representative for details.

** As per the Agreement of Purchase and Sale.

This limited time offer is only valid on a first come, first served basis.

Premiums apply to floors, balconies, terraces, and views.

Please see Sales Representative for full details.

All prices, figures and materials are preliminary and are subject to change without notice. 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. E. & O. E. September 23, 2023.

Sales By: **Graywood Sales Management Limited**

