

TheDesignDistrict⁴¹

Welcome to The Design District, a new landmark at 41 Wilson St. in the central downtown district of Hamilton that will change the face of the city, forever encapsulating its heart and soul. Ushering in an exciting new chapter for the downtown core, The Design District is a modern condominium, a timeless monument inspired by innovation and driven by slick urban design.

Tower B - Hotlist							
Model	Unit Type	Bath(s)	Approximate Interior Sq. Ft.	Approximate Exterior Sq. Ft.	Exposure	Starting Floor	Starting From Price*
Iron	Studio	1	369	61	South	12	\$462,990
Nickel	1B	1	496	No Balcony	South	26	\$578,990
Gold	1B	1	493	98	South	28	\$600,990
Platinum	1B+D	1	556	23	West	26	\$641,990
Zinc	1B+D	1	538	94	South	20	\$650,990
Cornice	2B	1	617	Juilette	North	4	\$676,990
Brass	1B+D	1	583	103	East	17	\$679,990
Ancon	1B+D	2	619	Juilette	North	5	\$680,990
Ancon - 3	1B+D	2	620	41	North	8	\$688,990
Corbel	2B	2	778	Juilette	North East	3	\$735,990
Motif	2B	2	777	No Balcony	East	7	\$755,990
Steel	2B	2	718	164	North West	24	\$771,990
Mercury	2B	2	737	172	South West	23	\$770,990
Silver	2B	2	787	81	South East	13	\$778,990
Ombre	2B+D	2	680	Juilette	East	4	\$786,990
Copper	2B	2	748	96	North East	25	\$792,990
Aluminum	3B	2	868	166	North	12	\$877,990
Incentives							
<p>One Year Rental Guarantee* (Valued at \$3,300)</p> <p>CAPPED DEVELOPMENT FEE 1B+D & Smaller: \$10,000 + HST 2B and Larger: \$12,000 + HST</p> <p>Free Assignment** (Value at \$5,000)</p> <p>Right to Lease During Occupancy*** (Value at \$5,000)</p>				<p>Standard Parking: \$64,900 \$54,900 Compartment Parking: \$54,900 \$44,900</p> <p>Suites that are 672 sq.ft. and above are eligible for parking. All other suite types will be wait listed.</p> <p>Storage Locker: \$7,500 \$5,000</p> <p>Suites that are 680 sq.ft. and above are eligible for locker. All other suite types will be wait listed.</p> <p>Kitchen Island: \$5,000 \$3,490</p> <p>Den Enclosure: \$5,000 \$3,490</p>			
Maintenance Fees				Limited Time Deposit Structure!			
<p>Maintenance: \$0.61/psf (Hydro & Water Metered Separately)</p> <p>Roger's Internet Package: \$25/mo****</p> <p>Parking Maintenance: \$49.30/mo Locker Maintenance: \$11.80/mo</p>				<p>\$5,000 on signing (Bank Draft) Balance to 5% in 30 days 5% in 60 days 180 days 5% in 90 days 540 days 5% on Occupancy</p>			
<p>Estimated Occupancy: Fall 2026</p> <p>Please make all deposits payable to HARRIS SHEAFFER LLP in TRUST.</p>							
<p><small>*Limited Time Offer, please speak to a Sales Representative for further details. **Legal fee will apply and remains subject to Vendor approval. ***Subject to Vendor's Approval. ****Please see Sales Representative for full details. All prices, figures and materials are preliminary and are subject to change without notice. All areas and stated room dimensions are approximate. Floor area measured in accordance with Tarion Bulletin #22. Actual living area will vary from floor area stated. E. & O. E. October 13, 2022.</small></p>							

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