



**NORTHSHORE**  
**Exclusive Preview Price List**

Bedroom Type	Exposure	Approximate Sq. Ft.	Floors:	Grand Opening Prices Starting From	Early Bird Prices Starting From
1 Bedroom	N, E, S	490 - 546	1 - PH	<del>From \$521,990*</del>	From \$499,990*
1 Bedroom + Den (1B)	N, E, W	552 - 645	1 - PH	<del>From \$620,990*</del>	From \$598,990*
1 Bedroom + Den (2B)	E, S, W	611 - 671	1 - PH	<del>From \$708,990*</del>	From \$686,990*
2 Bedroom	NE, SE, SW	632 - 872	2 - PH	<del>From \$841,990*</del>	From \$819,990*
2 Bedroom + Den	E, W, NW, SW	786 - 910	2 - LPH	<del>From \$850,990*</del>	From \$828,990*
3 Bedroom	SE, SW	882 - 959	LPH & PH	<del>From \$1,059,990*</del>	From \$1,037,990*
3 Bedroom + Den	SE	998	3 - 4	<del>From \$1,015,990*</del>	From \$993,990*

<b>LIMITED TIME INCENTIVE</b>	
<p>Free Assignment **</p> <p><b>CAPPED Development Charges at \$10,000</b></p> <p>Free Right to Lease During Occupancy **</p>	
<b>PARKING &amp; LOCKER</b>	<b>MAINTENANCE FEES*</b>
<p>Parking <del>\$50,000</del> NOW \$35,000+HST</p> <p>Standard Locker \$5,000+HST</p>	<p>Condo Fee - \$0.65/sf</p> <p>Parking - \$69.95/month</p> <p>Locker - \$19.95/month</p> <p>Bulk Internet - \$68/month</p>
<b>OCCUPANCY</b>	<b>TAXES*</b>
<p>July 2025</p>	<p>Approximately 0.008%</p>
<b>DEPOSIT STRUCTURE</b>	
<p><b>LIMITED TIME DEPOSIT STRUCTURE</b></p> <p>\$5,000 Bank Draft on signing</p> <p>Balance to 5% in 30 Days</p> <p>5% in January 2, 2024</p> <p>5% in January 2, 2025</p> <p>5% on Occupancy</p> <p><b>Bank Drafts and Cheques made payable to:</b></p> <p><b>Brattys LLP In Trust</b></p>	



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\*All prices, figures and materials are preliminary and are subject to change without notice. Prices include HST. 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.\*\*Purchaser legal costs and HST are not included in the incentive. Exclusive listing brokerage Baker Real Estate Incorporated. Brokers protected. E. & O.E. May 10, 2023