

PRICE LIST							
Suite Type	Square Footage	Exposure	Starting from Floor	Starting from Price*			
1 Bedroom							
1B	556	WEST	2	\$636,900			
1C	517	WEST	2	\$605,900			
1D	516	EAST	6	\$617,900			
1F	502	WEST	13	\$599,900			
1G	469	NORTH	12	\$573,900			
1H	546	WEST	7	\$632,900			
1 Bedroom + Den							
1B+D	661	EAST	2	\$747,900			
1E+D	615	NORTH	3	\$689,900			
1F+D	686	EAST	2	\$774,900			
1G+D	661	EAST	2	\$751,900			
1H+D	662	EAST	2	\$752,900			
1M+D	621	WEST	2	\$708,900			
1N+D	601	WEST	2	\$742,900			
1Q+D	651	NORTH	2	\$732,900			
1R+D	629	NORTH	2	\$689,900			
1S+D	625	EAST	2	\$721,900			
1T+D (B/F)	623	WEST	6	\$697,900			
1V+D (B/F)	608	EAST	6	\$703,900			
1W+D	567	EAST	7	\$667,900			
1X+D	623	WEST	20	\$728,900			
1Z+D (B/F)	661	EAST	1	\$747,900			

^{*}Varying floor premiums apply

DEPOSIT STRUCTURE

\$5,000 on Signing
Balance to 5% in 30 Days
5% in 180 Days
5% in 365 Days
5% on Occupancy

*See below for Extended Deposit Structure

EXTENDED DEPOSIT STRUCTURE

\$5000 on Signing
Balance to 2.5% in 30 days
2.5% in 90 days
5% April 1, 2024
2.5% June 1, 2025
2.5% June 1, 2026
5% on Occupancy

PARKING:

Standard Stall: \$57,500* EV Stall: Waitlist *Parking not available for units under 560 sq.ft.

LOCKER:

Below Grade: \$7,500*

MAINTENANCE:

\$0.67 per square foot *Water & Hydro separately metered

Parking Maintenance Fee: \$49/month Locker Maintenance Fee: \$20/month

TAXES:

As per the city of Pickering, approx. 1.1%.

OCCUPANCY:

Commencing November 2027

SALES REPRESENTATIVES

Hiba Kamal Zeba Kazmi

SALES OFFICE

1235 Bayly St, Unit 9, Pickering

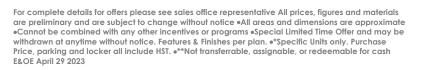
EMAIL

 $\underline{sales@ \cup niversal city condos.ca}$

TELEPHONE

905-492-5015









PRICE LIST							
Suite Type	Square Footage	Exposure	Starting from Floor	Starting from Price*			
2 Bedroom							
2A	768	SOUTH/EAST	2	\$848,900			
2D	721	NORTH/WEST	2	\$809,900			
2F	733	NORTH/WEST	6	\$834,900			
2G	733	NORTH/EAST	6	\$843,900			
2H (B/F)	756	SOUTH/WEST	8	\$838,900			
2 Bedroom + Den							
2D+D	805	SOUTH/EAST	6	\$877,900			
		3 Bedroom					
3B	967	NORTH/EAST	2	\$997,900			
Penthouse Collection							
1Y+D (B/F)	694	WEST	36	\$837,900			
2J	812	EAST	36	\$924,900			
2K	768	NORTH/WEST	36	\$896,900			
2E+D	944	WEST	37	\$1,031,900			
2G+D	785	EAST	36	\$900,900			
3G	887	NORTH/EAST	36	\$996,900			

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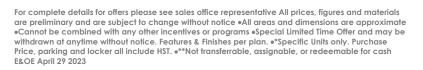
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EXCLUSIVE UNITS							
1E	539	WEST	6	\$627,900			
1C+D	650	NORTH	1	\$757,900			
1D+D	681	NORTH	1	\$783,900			
2C	770	SOUTH/WEST	3	\$845,900			
2A+D	851	NORTH/WEST	1	\$908,900			
2B+D	821	WEST	5	\$891,900			
3A	994	NORTH/EAST	1	\$1,048,900			
3C	978	NORTH/WEST	5	\$1,109,900			
3D	965	NORTH/EAST	5	\$1,131,900			

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