



# THE CITADEL

## EXCLUSIVE LAUNCH PRICING

THE CITADEL (BUILDING C)					
MODEL	BED TYPE	STARTING FLOOR	SQ.FT.	VIEW	PRICING STARTING FROM
TITUS SA	Studio	2	315	W	\$419,900
TITUS SB	JR 1B	3	384	W	\$459,900
BULAND 1A	1B	2	418	E	\$499,900
BULAND 1B	1B	3	439	E	\$519,900
BULAND 1C	1B	2	462	W	\$489,900
BULAND 1D(BF)	1B	2	466	E	\$539,900
BULAND 1E	1B	2	472	NE	\$539,900
BULAND 1G(BF)	1B	2	533	W	\$559,900
AUGUSTA 1DDa	1B+D	3	466	E	\$545,900
AUGUSTA 1DF	1B+D	2	475	W	\$509,900
BELVEDERE 1DM	1B+D	2	550	W	\$569,900
BELVEDERE 1DK	1B+D	2	550	E	\$619,900
BELVEDERE 1DL	1B+D	2	596	SE	\$659,900
BELVEDERE 1DH	1B+F	2	540	W	\$579,900
BELVEDERE 1DJ	1B+F	2	551	W	\$579,900
BELVEDERE 1DN	JR 2B	3	612	NE	\$679,900
WARRINGTON 2A(BF)	2B	2	625	SW	\$649,900
WARRINGTON 2B	2B	2	683	E	\$769,900
WARRINGTON 2C	2B	3	683	NW	\$739,900

\*HST and Education Levy Included in Purchase Price.

### DEPOSIT STRUCTURE

\$10,000 on Signing (BANK DRAFT)  
 Balance of 5% in 30 days  
 2.5% in 180 days  
 2.5% in 270 days  
 2.5% in 365 days  
 2.5% in 420 days  
 5% on Occupancy

### PARKING

~~\$60,000~~ **\$50,000**  
 (Every unit is eligible to purchase)

### LOCKER

\$7,500

### PAYABLE TO

MILLER THOMSON LLP, IN TRUST

**Zach Brandwein**  
 Sales Representative  
 C: (416) 399-0520

### MAINTENANCE FEES

\$0.69/sq.ft  
 +  
 Free Bell Internet & TV  
 +  
 Smart Intech Home Integration  
 (Hydro and gas metered separately)

### PARKING FEES

\$49.95

### LOCKER FEES

\$19.95

### OCCUPANCY

AUGUST 2025

**Sherry-Ann Sholdice**  
 Sales Representative  
 C: (416) 420-4284

E: sales@thegatesofthornhill.com

Exclusive Listing Broker: Baker Real Estate Incorporated. Brokers Protected.

All sales must comply with the *Prohibition on the Purchase of Residential Property by Non-Canadians Act*.

\* Some restrictions may apply. Please speak to Sales Representative for more details. Limited Time Only. Prices, Incentives, and specifications are subject to change without notice and are subject to terms and conditions in the APS. E. & O.E. July 13, 2023

Sales office is located at 7850 Dufferin St, Concord, ON L4K 1R6.

Hours of Operation: Monday – Wednesday 2pm– 7pm and Saturday and Sunday 10am – 5pm

Email: [sales@thegatesofthornhill.com](mailto:sales@thegatesofthornhill.com) | [admin@thegatesofthornhill.com](mailto:admin@thegatesofthornhill.com) | Tel: (905) 669-2666



# THE CITADEL

## THE CITADEL

### LIMITED TIME LAUNCH INCENTIVE PROGRAM\*

#### **EXTENDED DEPOSIT STRUCTURE\***

Plus

**FREE ASSIGNMENT\***  
(Value of \$15,000)

Plus

**RIGHT TO LEASE DURING OCCUPANCY\***  
(Value of \$1,500)

Plus

**CAPPED DEVELOPMENT CHARGES ~~\$18,000~~ \$15,000\***

Plus

**QUARTZ COUNTERTOP IN KITCHEN (LEVEL 1)\***

Plus

**FREE APPLIANCES (LEVEL 1)\***

Plus

**FREE BELL HIGH SPEED INTERNET & "BETTER" FIBER**

Exclusive Listing Broker: Baker Real Estate Incorporated. Brokers Protected.

All sales must comply with the *Prohibition on the Purchase of Residential Property by Non-Canadians Act*.

\* Some restrictions may apply. Please speak to Sales Representative for more details. Limited Time Only. Prices, Incentives, and specifications are subject to change without notice and are subject to terms and conditions in the APS. E. & O.E. July 13th, 2023

Sales office is located at 7850 Dufferin St, Concord, ON L4K 1R6.

Hours of Operation: Monday – Wednesday 2pm – 7pm and Saturday and Sunday 10am – 5pm

Email: [sales@thegatesofthornhill.com](mailto:sales@thegatesofthornhill.com) | [admin@thegatesofthornhill.com](mailto:admin@thegatesofthornhill.com) | Tel: (905) 669-2666

**Baker**  
Real Estate Incorporated