

PARK ROAD

EXCLUSIVE CLIENT INCENTIVES

- **\$10,000 DÉCOR DOLLARS***
- **1 YEAR FREE MAINTENANCE***
- **FREE ASSIGNMENT****
- **FREE RIGHT TO LEASE DURING OCCUPANCY****
- **CAPPED DEVELOPMENT CHARGES**
 - Bachelor to 1B+D - ~~\$16,000~~ **\$15,000**
 - 2 Beds - ~~\$18,500~~ **\$18,000**
 - 3 Beds - ~~\$20,500~~ **\$18,000**
- **EXTENDED DEPOSIT PROGRAM**
 - \$10,000 *Bank Draft* with offer
 - Balance of 5% ~~5%~~ **2.5%** in 30 days
 - 5% ~~5%~~ **2.5%** in 90 days
 - 5% in ~~120~~ **180** days
 - 5% in ~~600~~ **720** days
 - 5% on Occupancy
- **3 BEDROOM SPECIAL DEPOSIT PROGRAM**
 - \$10,000 *Bank Draft* with offer
 - Balance of 5% in 30 days
 - 5% in ~~120~~ **180** days
 - 10% on Occupancy

*Limited Time Offer. **By Request Only. Legal fees + HST may apply. ***Valid for the next 20 Deals. ****Gift Card Promo is valid for February, 2024 only. Please speak to Sales Representative for further details. All prices, figures and materials are preliminary and are subject to change without notice E. & O. E. All areas and stated room dimensions are approximate only and are calculated in accordance with the HCRA Directive regarding Floor Area Calculations. The contents of this document are not intended to solicit interest from ineligible individuals or entities (non-Canadians, unless exempt) as defined by the Prohibition on the Purchase of Residential Property by Non-Canadians Act, February 7, 2024
Exclusive Listing: Baker Real Estate Incorporated, Brokerage. Brokers Protected. E. & O.E



PARK ROAD

PREVIEW PRICING

TERRACE COLLECTION SUITES

Model	Bed Type	View	Approx. Suite Size	Starting Floor	Purchase Price	Preview Prices Starting From
S8	STUDIO	N	331	5	\$707,900	\$687,900
JR9	JR 1B	N	371	5	\$768,900	\$748,900
1I	1B	NW	500	5	\$878,900	\$858,900
2I	2B	N	694	5	\$1,222,900	\$1,192,900
2G	2B	NES	785	5	\$1,348,900	\$1,318,900

<p>EXTENDED DEPOSIT PROGRAM \$10,000 Bank Draft with offer Balance of 5% 2.5% in 30 days 5% 2.5% in 90 days 5% in 120 180 days 5% in 600 720 days 5% on Occupancy</p> <p>PAYABLE TO: AIRD & BERLIS LLP IN TRUST</p>	<p>3 BEDROOM SPECIAL DEPOSIT PROGRAM \$10,000 Bank Draft on Signing Balance to 5% in 30 days 5% in 120 180 days 10% on Occupancy</p> <p><i>Must comply with the Prohibition on the Purchase of Residential Property by Non-Canadians Act.</i></p>	<p>STORAGE LOCKER: WAITLIST</p> <p>MAINTENANCE FEES \$0.79/Sq.Ft. (Hydro, Water, Gas Separately Metered) Bulk Internet: \$25/month SmartOne: \$30/month</p> <p>OCCUPANCY COMMENCING JANUARY 2027</p>
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CONTACT INFORMATION

<p>Jeanne Kim Sales Representative C: (416) 300-5020 Email: jeannekim@bakersales.info</p>	<p>Mike Catsiliras Sales Representative C: (416) 716-1866 Email: mikecatsiliras@bakersales.info</p>
<p>Park Road Sales Gallery Phone: 416.926.8029 Email: sales@parkroad.ca Address: 16 Cumberland Street, Toronto, M4W 1J5 Office Hours: Monday-Thursday 12-6PM, Friday CLOSED, Saturday and Sunday 12-5PM</p>	

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PARK ROAD

RESIDENCE

S8

SUITE TYPE

Studio with Terrace

RESIDENCE

S8

SUITE TYPE

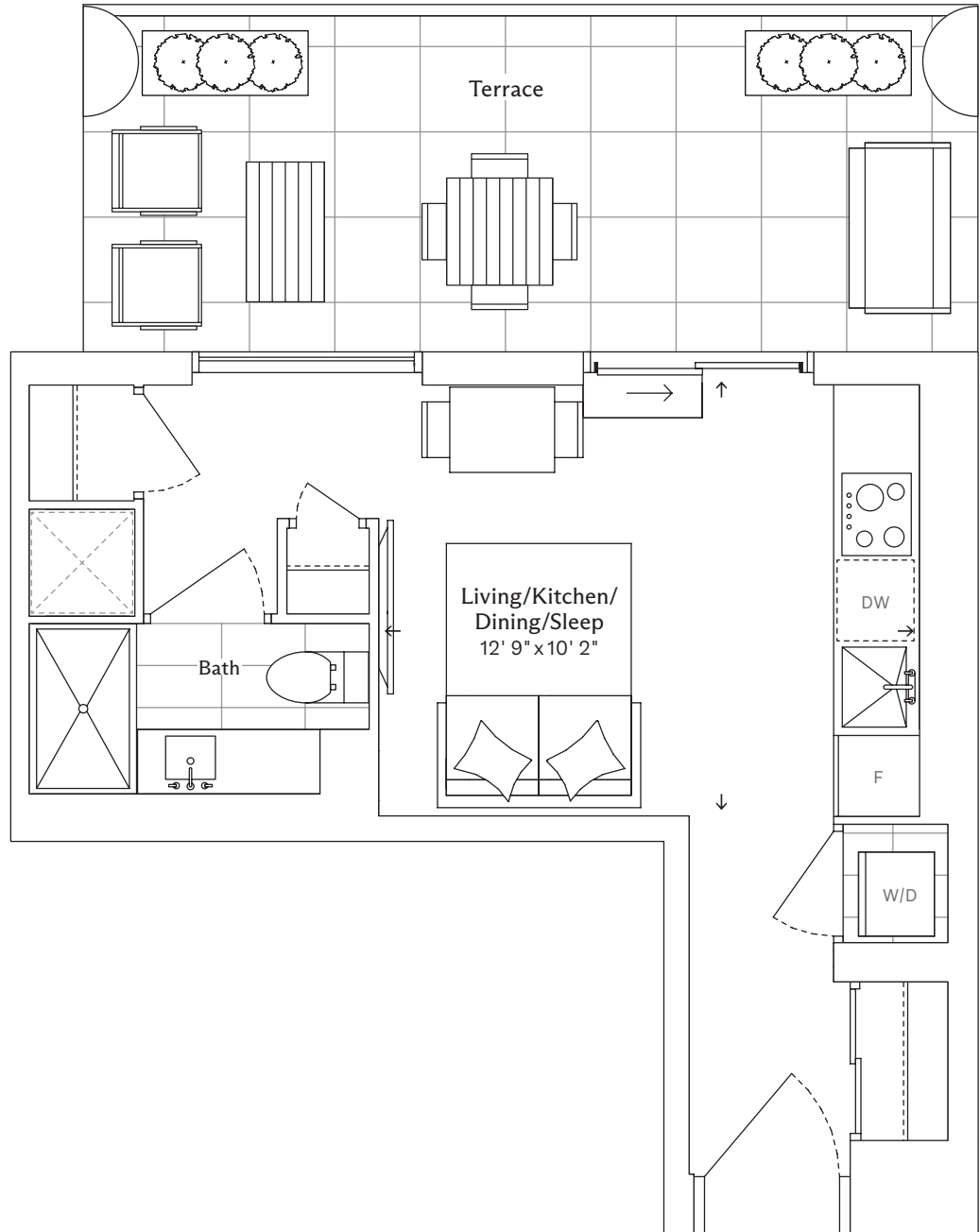
Studio, One Bathroom, Terrace

TOTAL

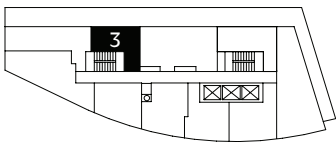
Interior 331 sq. ft.

Exterior 164 sq. ft.

Total 495 sq. ft.



KEY PLAN



Floor 5

Dimensions, specifications, layouts, and materials are approximate only and are subject to change without notice. Window sizes and locations may vary. Furniture is for illustration purposes only and does not necessarily reflect the electrical plan for the suite. Suites are sold unfurnished. Actual useable floor space within the unit may be different from stated floor areas or dimensions on this plan. For more information on the method used for calculating the floor area of any unit, please refer to Home Construction Regulatory Authority Directive - Floor Area Calculations. Balcony and terrace area is approximate and not included in net suite area. E. & O. E.

PARK ROAD



PARK ROAD

RESIDENCE

JR9

SUITE TYPE

Junior One Bedroom with Terrace

RESIDENCE

JR9

SUITE TYPE

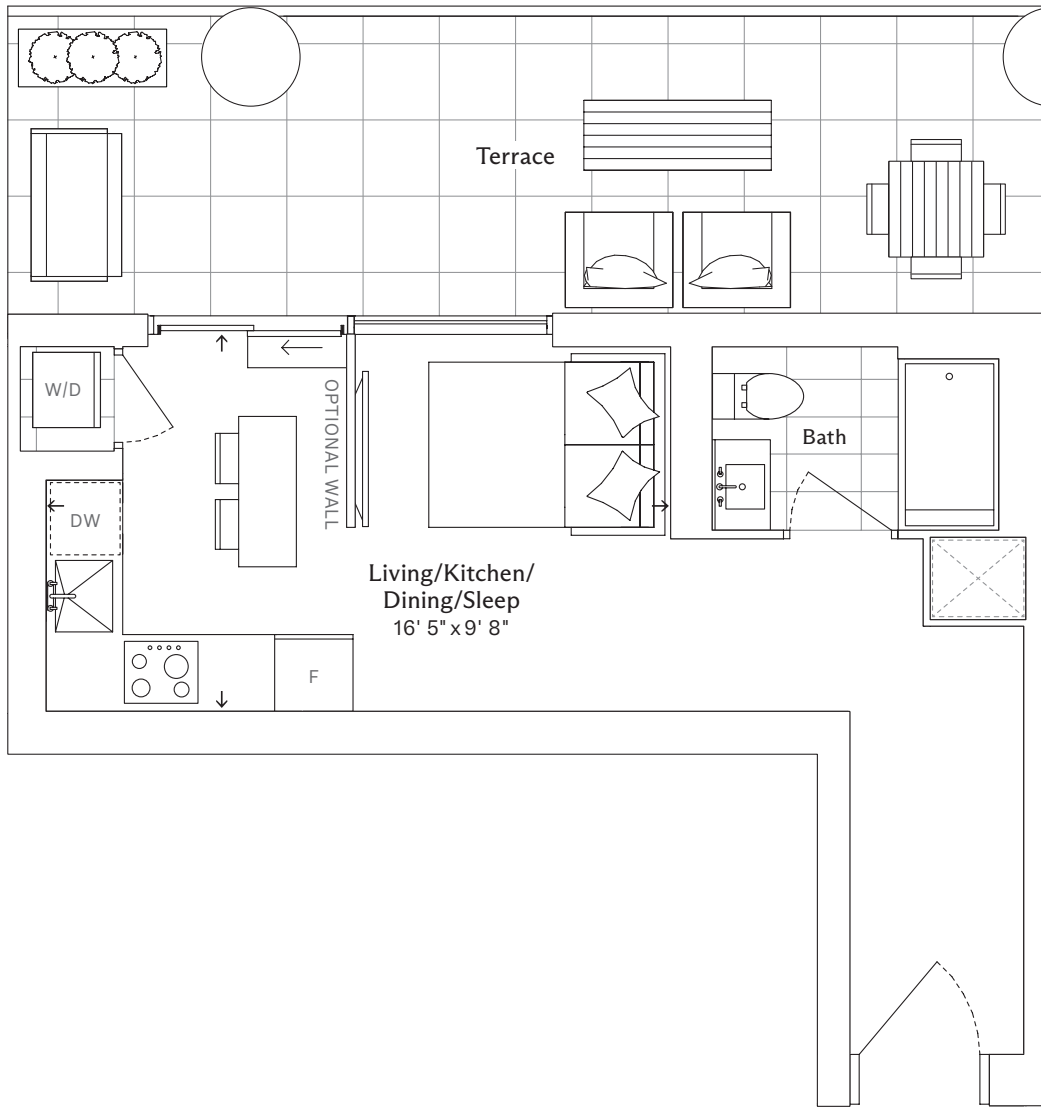
Junior One Bedroom, One Bathroom, Terrace

TOTAL

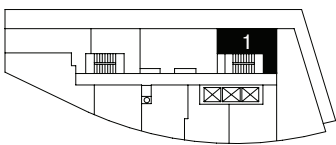
Interior 371 sq. ft.

Exterior 205 sq. ft.

Total 576 sq. ft.



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PARK ROAD



PARK ROAD

RESIDENCE

11

SUITE TYPE

One Bedroom with Terrace

RESIDENCE

11

SUITE TYPE

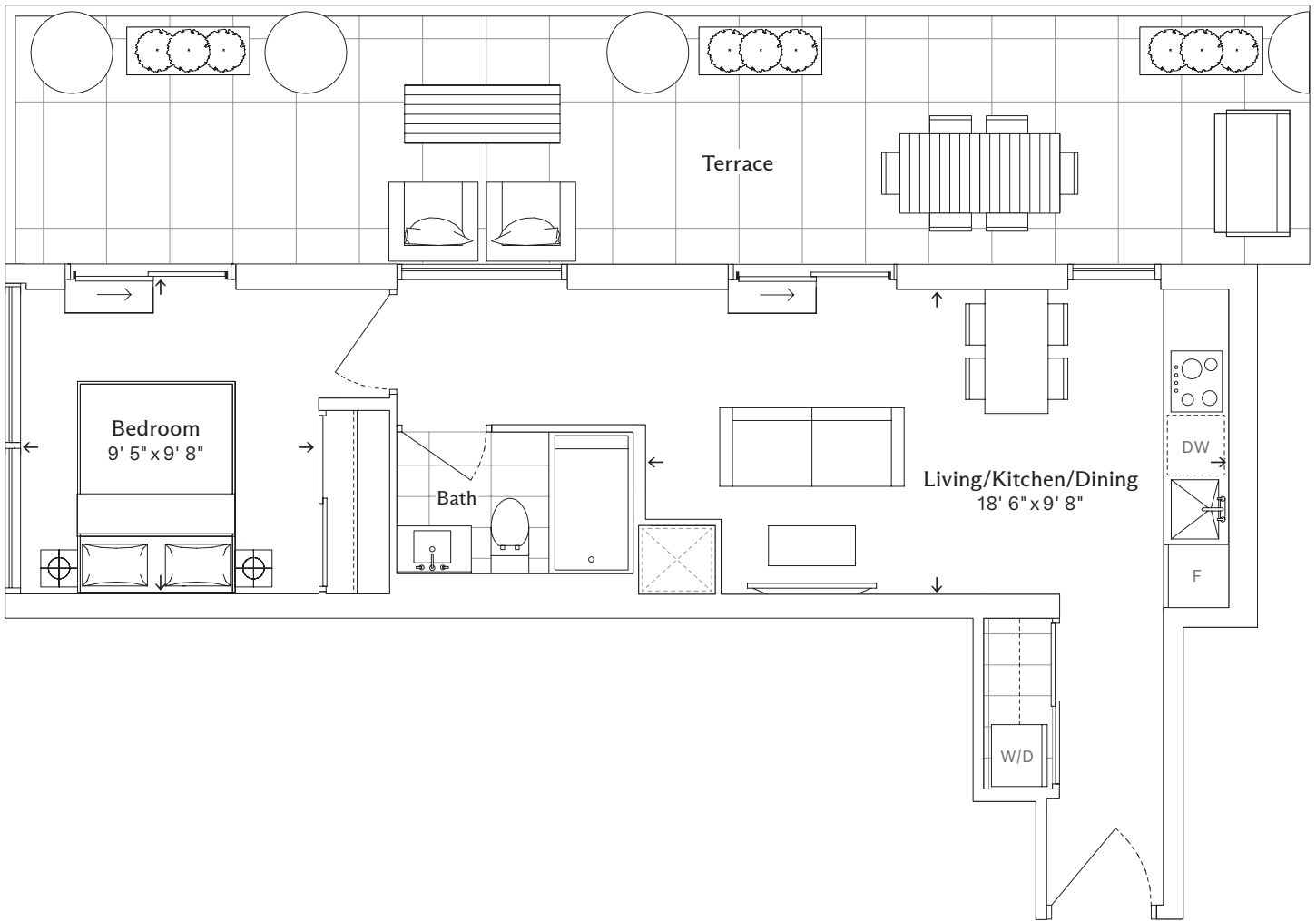
One Bedroom, One Bathroom, Terrace

TOTAL

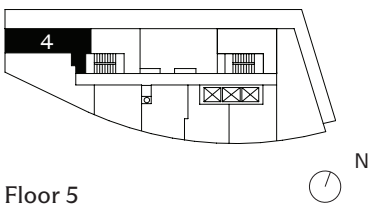
Interior 500 sq. ft.

Exterior 314 sq. ft.

Total 814 sq. ft.



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Floor 5

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PARK ROAD



PARK ROAD

RESIDENCE

21

SUITE TYPE

Two Bedroom with Terrace

RESIDENCE

2I

SUITE TYPE

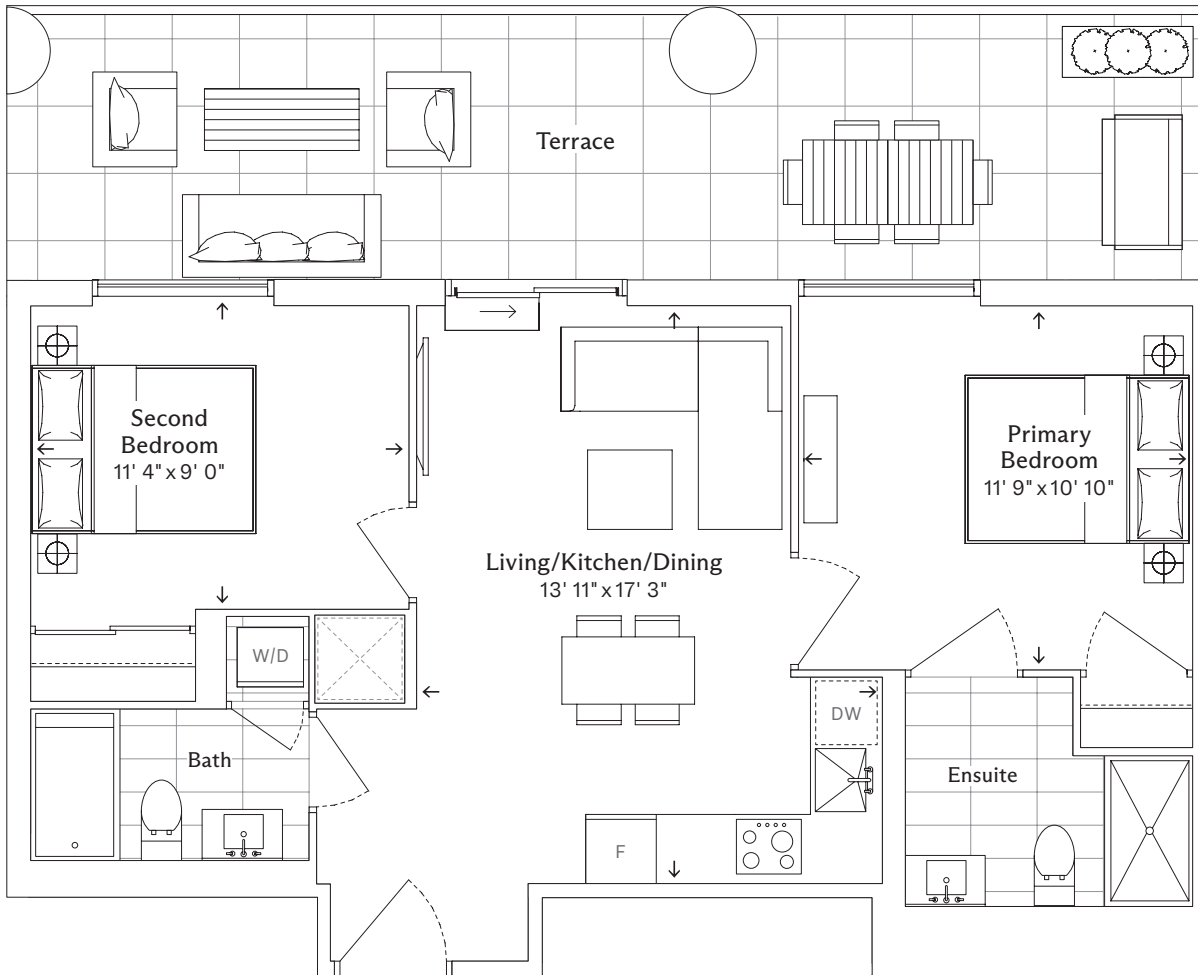
Two Bedroom, Two Bathroom, Terrace

TOTAL

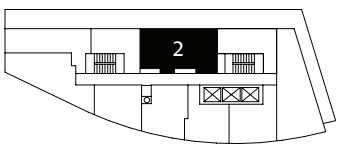
Interior 694 sq. ft.

Exterior 278 sq. ft.

Total 972 sq. ft.



KEY PLAN



Floor 5



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PARK ROAD



PARK ROAD

RESIDENCE

2G

SUITE TYPE

Two Bedroom with Terrace

RESIDENCE

2G

SUITE TYPE

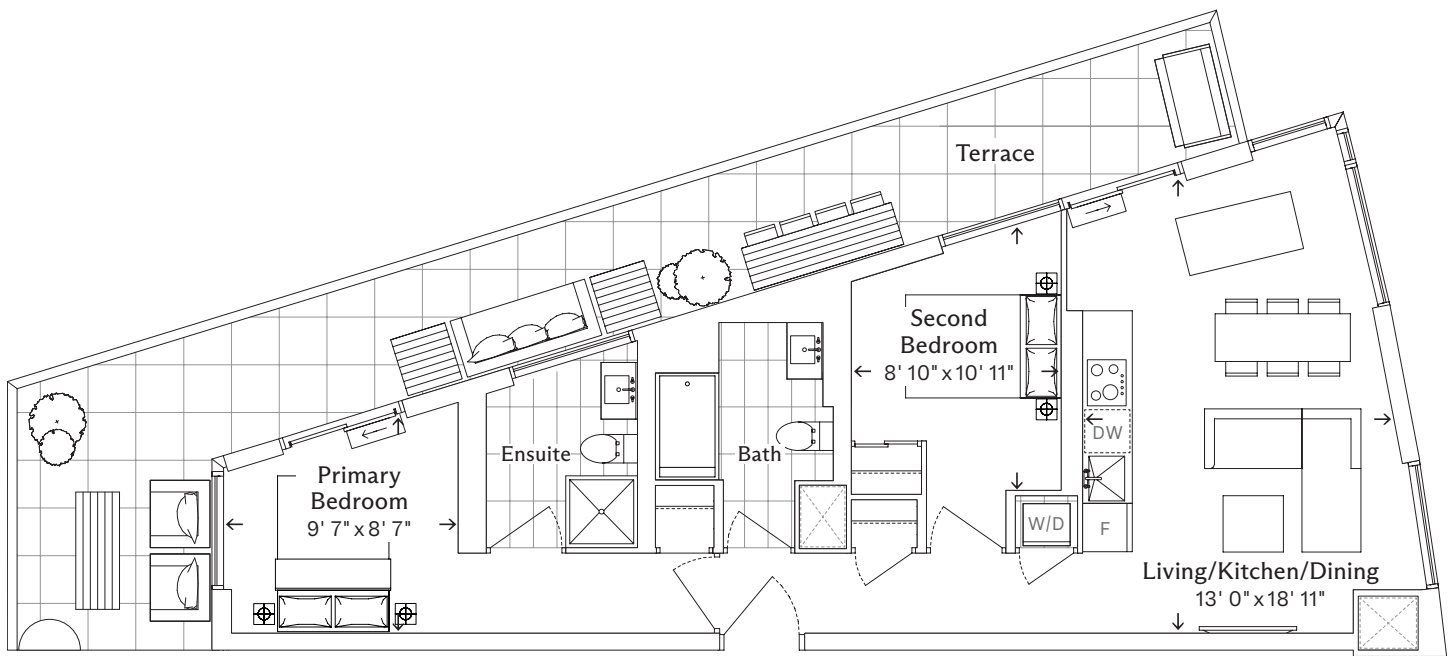
Two Bedroom, Two Bathroom, Terrace

TOTAL

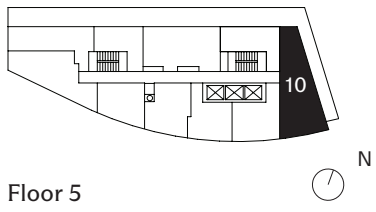
Interior 785 sq. ft.

Exterior 319 sq. ft.

Total 1,104 sq. ft.



KEY PLAN



Floor 5

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