

# CELESTE

CONDOMINIUMS



# A HIGHER LOVE

FOR AN INCREDIBLE INVESTMENT OPPORTUNITY

## WHY INVEST

### IN A TRUE DOWNTOWN TORONTO CONDO?

Celeste Condominiums puts you at the corner of George Street and Richmond Street East, a true Downtown Toronto address providing an investment opportunity like no other. Here are just a few reasons why your next investment should be at Celeste Condominiums.

#### A HIGHER EDUCATION HUB

##### George Brown College

1 MIN 

2020-2021  
Student Enrolment

27,128   
FULL TIME

##### Ryerson University

5 MIN 

2020-2021  
Undergraduate Student Enrolment

36,465   
FULL TIME

##### OCAD

9 MIN 

2020-2021  
Undergrad Students

4,423 

##### University of Toronto

12 MIN 

2020-2021  
Undergrad Students

40,892   
FULL TIME

#### A HIGHER RESALE VALUE

##### Condo Sales

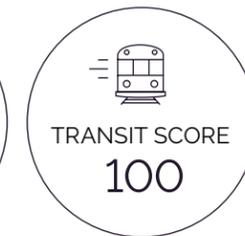
Q4 2020 - 6,462 sales

Q4 2021 - 7,815 sales  
20.9% INCREASE 

##### Average Condo Sales Price

Q4 2020 - \$610,042

Q4 2021 - \$710,087  
16.4% INCREASE 

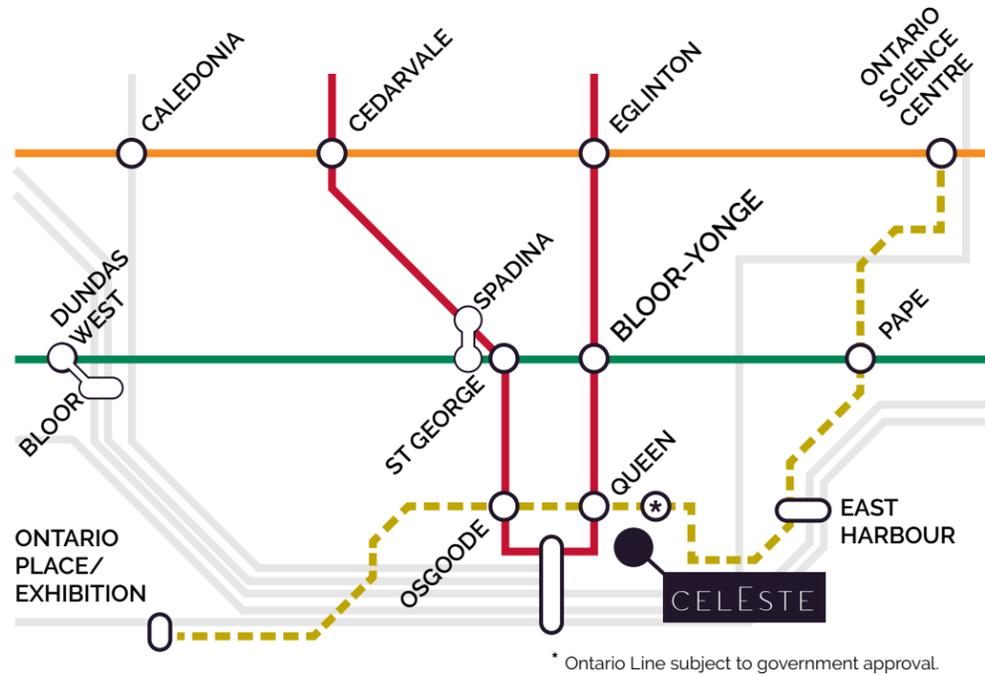


\*Comparing 2021 Q4 report vs 2020 Q4 Condo Market Reports. Source: TRREB

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## POISED FOR FUTURE CONNECTIVITY



Invest **300** metres from the Ontario Line subway.\*

**15** new stations.

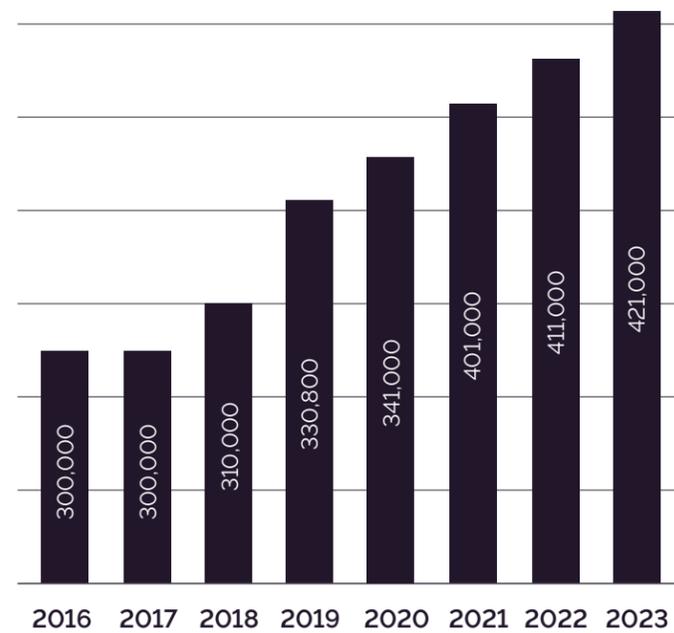
**16**KM route running from Exhibition Place, through the heart downtown, all the way to the Ontario Science Centre.

Service every **90** seconds.

Easy connections to more than **40** local and regional transit lines including TTC Lines 1 and 2, GO Transit, and the Eglinton Crosstown LRT.

## IMMIGRATION STATS

Comparison: Canada Immigration Levels Plan, 2016-2022



StatsCan is projecting over **1 million** international students in 2022.  
**49%** are at the University level and will need Rental accommodation.

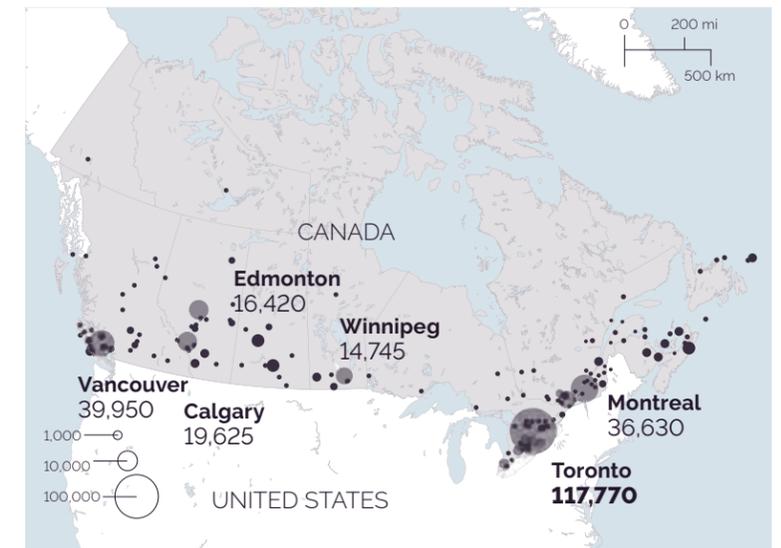


Ontario will need to add **1 million** new homes approx.  
**100,000** homes/year to keep up with population growth.



At the current rate of construction Ontario is already short of approximately  
**70,000** new homes

## New Permanent Residents by Census Metropolitan Area, 2019



\*Source: Government of Canada

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CN Tower **15 mins**



Massey Hall **10 mins**



Art Gallery of Ontario **20 mins**

OCAD **9 mins**



Scotiabank Arena **7 mins**

Nathan Phillips Square **12 mins**



Google Headquarters **7 mins**



University of Toronto **12 mins**

