



The Narrative

ROUGE RIVER CONDOMINIUMS



CLIENT INCENTIVES - LIMITED TIME OFFER!

REDUCED Parking ~~\$59,000~~ \$49,000 EV Parking** ~~\$69,000~~ \$59,000**

- Suites 426 sf and smaller will be wait listed for parking.
- EV parking spaces are rough-in for electrical.

REDUCED Locker ~~\$10,000~~ \$6,000**

- Lockers are available on a first come basis. Suites 545 sf and smaller will be wait listed.

FREE Assignment Fee. Valued at \$5,000.

(Administration and Legal fees extra)*

FREE Right to Lease during Occupancy. Valued at \$5,000.

(Administration and Legal fees extra)*

Capped Development Fees:

- Studios, 1-Bedroom & 1-Bedroom+Den suites capped at \$13,000
- 2-Bedroom & 2-Bedroom+Den suites capped at \$15,000
- 3-Bedroom suites capped at \$17,000

EXTENDED DEPOSIT STRUCTURE - LIMITED TIME OFFER!

Domestic Deposit Structure

\$5000 (bank draft) on signing

Balance to 5% in 30 days

5% (180 Days)

2.5% (365 Days)

2.5% (540 Days)

5% on Occupancy

International Depos

\$10,000 (bank draft) on signing

Balance to 10% in 30 Days

10% in 180 Days

15% in 365 Days

All prices, figures and materials are preliminary and are subject to change without notice. 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. *Administration and purchaser legal costs are not included in the incentive** Suites 426 sf and smaller will be wait listed for parking.

Suites 545sf and smaller will be wait listed for lockers. See Sales Representative for details.

Exclusive listing brokerage Baker Real Estate Incorporated. Brokers protected. E. & O. E. April 7, 2022.