



# INFORMATION SHEET

Warehouse Lofts Toronto is a fully zoned and approved development.

## BUILDING FEATURES

- 11-storey loft building combining a multitude of uses, including live/work lofts covered under Taron Warranty Corporation
- Convenient downtown location at Queen East and Parliament
- Retail provided at grade
- Open concept commercial lofts on levels 2-5
- Live/work lofts on levels 6-10
- Event space on level 11
- Contemporary lobby incorporating automated parcel delivery system utilizing a personalized digital app, LoftConnect™

## LOFT FEATURES

- Flexible 29 live/work lofts, 8 unique types
- Large warehouse windows with exposed spiral duct
- 10ft high ceilings†
- Polished concrete floors (*epoxy sealed*)
- 13 ft Italian galley kitchens with a movable island
- Spa-inspired bathrooms
- Sliding reclaimed wood doors and custom hardware
- Brick veneer on interior window walls
- Gas and water bibs provided on all terrace lofts,
- Large terraces available with some lofts
- Industrial retractable window system with interior juliet glass guard†

## LEVELS 6, 7

No.	Level	Loft	Interior	View	\$ per sf	Starting from
03	7th level	Relentless	1,628 sf	South and East facing	\$982.74	\$1,599,900
04   05	6th level	Successful	1,080 sf	South facing	\$990.65	\$1,069,900
06	7th level	Focussed	1,371 sf	South and West facing	\$999.20	\$1,369,900

## LEVELS 8, 9 AND 10 (Penthouse)

No.	Level	Loft	Interior	View	\$ per sf	Starting from
01	9th level	Resilient	1,366 sf	East and North facing	\$1,149.27	\$1,569,900
02	9th level	Strength	1,674 sf†	East and South facing	\$1,075.21	\$1,799,900
03	8th level	Perseverance	1,421 sf	South facing	\$1,055.52	\$1,499,900
04	9th level	Determined	1,223 sf†	West and South facing	\$1,046.52	\$1,279,900
05	9th level	Confident	961 sf	West facing	\$1,157.02	\$1,111,900

† - Large terrace available

Note: All prices shown are exclusive of HST

## LOCAL DEPOSIT STRUCTURE

\$5,000 on signing  
Balance to 5% in 30 days  
5% in 90 days  
5% in 180 days  
5% in 370 days  
Total 20% deposit (10% in the first year)

## INTERNATIONAL DEPOSIT STRUCTURE

\$10,000 on signing  
Balance of 10% in 30 days  
10% in 90 days  
10% in 180 days  
5% in 370 days  
Total 35% deposit (30% in the first year)

**PARKING**      \$75,000

## MONTHLY MAINTENANCE FEE

Maintenance Fee      59.5¢ per sf  
(includes gas and water)

One Gigabyte / 750 Mb Service      \$24.95 +hst  
LoftConnect™ App      \$9.95 +hst

## PROPERTY TAXES

Residential Rate   0.5%\*   Commercial Rate   2.0%\*

## OCCUPANCY

Tentative interim occupancy is set for Sept 2022

## LAWYERS

Cheques should be made payable to  
Harris Sheaffer LLP, In Trust

\* - projected property taxes for 2022  
† - as per plan