

# LSQ2

## PREVIEW PRICE LIST

LSQ2 is the second residential tower in North York's best-selling master-planned community. Featuring 30-stories, LSQ2 offers a range of efficient 1 Bed + Flex to spacious 3 bedroom suites, and an abundance of wellness & social-inspired amenities and ground floor retail space, in a centrally located neighbourhood. Over 1.5 million square feet of more possibilities to live, work, dine and enhance your world. Destined to become a 24/7 community, LSQ2 will bring thousands of new residences and 1.2 acres of green space to the neighbourhood.

LSQ2 brings you **even more.**

### INCENTIVE SUMMARY

#### Platinum Deposit Structure Units Under 850 sq.ft.

#### LIMITED TIME ONLY \$30K DOWN IN 2023!

\$10,000 upon signing‡  
Balance to 5% **\$20,000** in 30 days  
Balance to 5% in ~~30~~ **120** days  
5% in ~~120~~ **365** days  
5% in ~~365~~ **720** days

Additional 5% deposit due on occupancy

#### Platinum Deposit Structure Units Over 850 sq.ft.

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Balance to 5% **\$20,000** in 30 days  
Balance to 5% in ~~30~~ **120** days  
5% in ~~120~~ **365** days  
5% in ~~365~~ **900** days

Additional 5% deposit due on occupancy

#### All Parking Spaces Include EV Charging Station Rough-In!

(units over 675sqft)

Parking: ~~\$85,000~~ **\$75,000**  
Electric Vehicle Parking + Charger - ~~\$95,000~~ **\$85,000**

Right to Lease During Occupancy\*  
Free Assignment\*

Tentative Occupancy Date:  
January 2028

#### Limited Time Launch Discounts!

1 Bed + Flex, 1 Bed + Den: **\$8,000 DISCOUNT**  
2 Bed: **\$12,000 DISCOUNT**  
2 Bed + Flex, 3 Bed: **\$15,000 DISCOUNT**

Capped Development Charges\*:  
1 Bed: \$14,500  
2 Bed, 3 Bed: \$17,500

Free Kitchen Island<sup>^</sup>  
Free Flex Door<sup>^</sup>

### LSQ2 + plus: UPPER COLLECTION

#### 1 BEDROOM + DEN / FLEX

UNIT TYPE	UNIT MODEL	UNIT SIZE	EXPOSURE	STARTING FLOOR	PRICE
1BR+D	1+D 1 PLUS	565	N	28	<del>\$764,900</del> \$756,900

#### 2 BEDROOM

2BR	2B 3 PLUS	603	E	28	<del>\$819,900</del> \$807,900
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#### 2 BEDROOM + FLEX

2BR+F	2+F 7 PLUS	977	N & W	28	<del>\$1,069,900</del> \$1,054,900
2BR+F	2+F 2 PLUS	955	N & E	28	<del>\$1,099,900</del> \$1,084,900
2BR+F	2+F 5 PLUS	939	S	28	<del>\$1,099,900</del> \$1,084,900

### LSQ2 + plus: TERRACE COLLECTION

#### 1 BEDROOM + DEN / FLEX

UNIT TYPE	UNIT MODEL	UNIT SIZE	EXPOSURE	STARTING FLOOR	PRICE
1BR+F	1+F 3T PLUS	493	E	5	<del>\$722,900</del> \$714,900

#### 2 BEDROOM + FLEX

2BR+F	2+F 5T PLUS	942	S	5	<del>\$1,419,900</del> \$1,104,900
2BR+F	2+F 1T PLUS	974	N	5	<del>\$1,169,900</del> \$1,154,900
2BR+F	2+F 6T PLUS	991	S	5	<del>\$1,181,900</del> \$1,166,900

#### 3 BEDROOM+

3BR	3B 2T PLUS	824	N & E	5	<del>\$1,029,900</del> \$1,014,900
3BR+F	3+F 4T PLUS	1110	S & E	5	<del>\$1,314,900</del> \$1,299,900

Maintenance:  
\$0.69/sq.ft.

Excluding: Water, Hydro, Gas

Almadev Link: **\$55 + HST**  
High Speed Internet and Smart Home Technology

Property Taxes Per City of Toronto Posted Rates

Locker: Waitlist

‡By Bank Draft made to **Robins Appleby LLP In Trust.**

\*Legal fees may apply  
^Some restrictions apply

almadev

RARE  
REAL ESTATE INC.

Prices and specifications are subject to change without notice. E & O.E, dated October 17, 2023. This limited time offer may be changed or withdrawn at any time without notice. This offer may not be combined with any other offer or promotion. Certain Conditions apply. Premiums apply to floors, balconies, terraces and views. Please see Sales Representative for details.