

LUXURY CONDO ASSIGNMENT: DECEMBER 2021

CHARISMA ON THE PARK – PHASE 2 IN VAUGHAN



POSH → QUIET → SOUTH/WEST → COURTYARD & VAUGHAN MILLS MALL VIEWS

PRICE: \$700,000 **1BR / 1BATH: 572 SQ.FT.**
BALCONY +132 SQ.FT.

TOTAL: 704 SQ.FT. 4^H FLOOR, NORTH TOWER

1 PARKING, LOCKER INCLUDED IN THE PRICE

PURCHASE PRICE (MAY 2019): \$463,900

DEPOSIT PAID: \$69,585

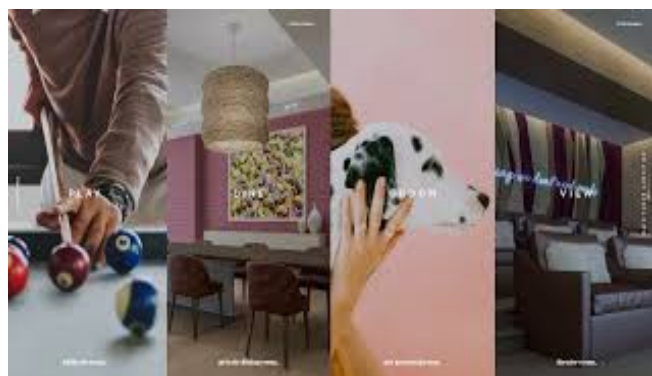
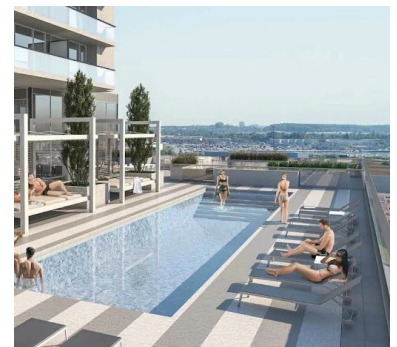
FUTURE DEPOSIT (ON OCCUPANCY, 2024): \$23,195

TO PURCHASE THIS UNIT YOU NEED TO PAY

1) DEPOSIT PAID: \$69,585

2) PROFIT: \$236,100

TOTAL FOR THE ASSIGNMENT: \$305,685



**A 2-Min Walk to
Vaughan Mills Mall**

**Model:
A572**

**Maintenance
Fee: \$334**

Just South of the
Rutherford & Jane
intersection

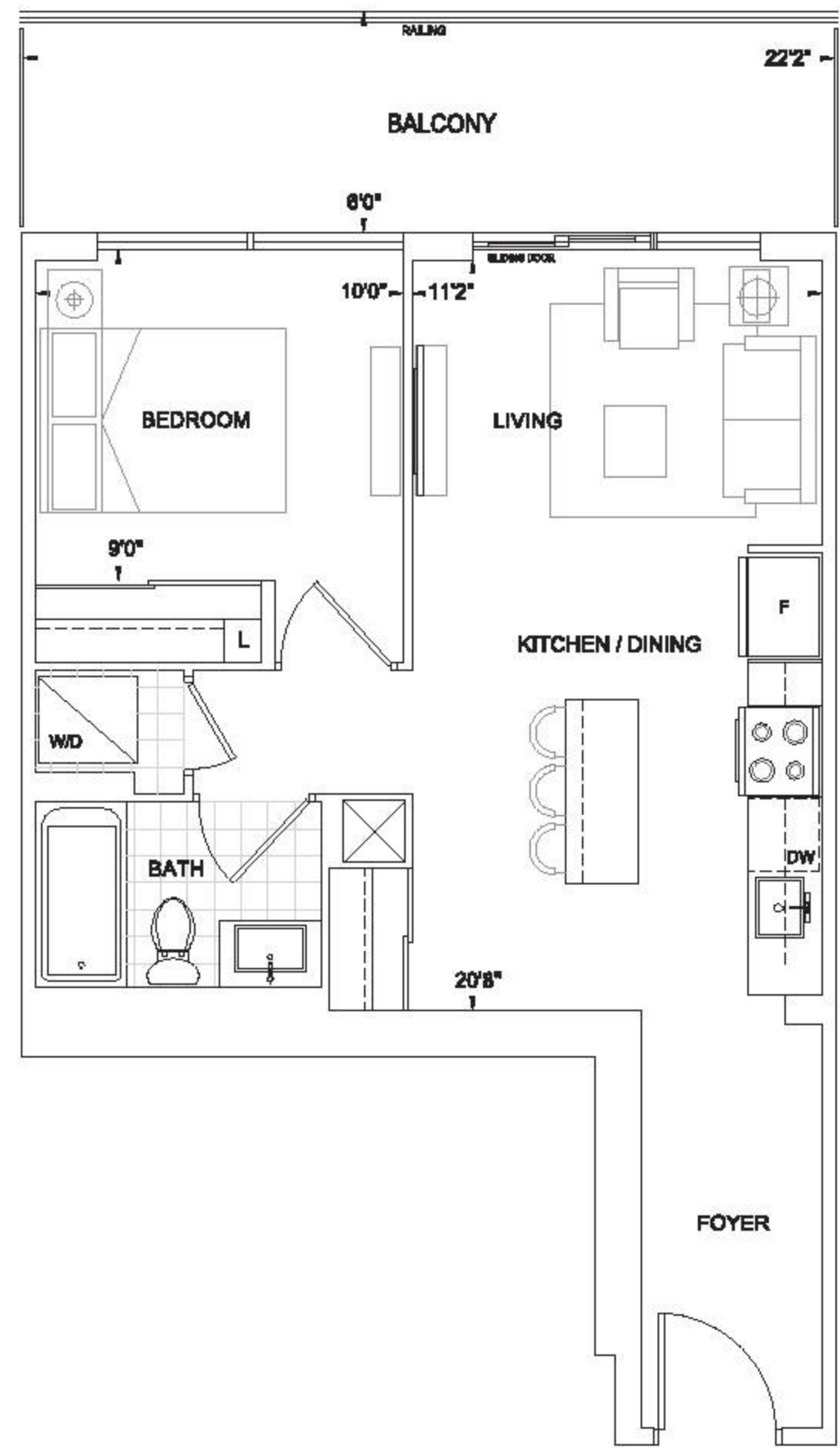


Click Below To Get The Map

<https://goo.gl/maps/WkHT82xfEKqx7Uxq5>

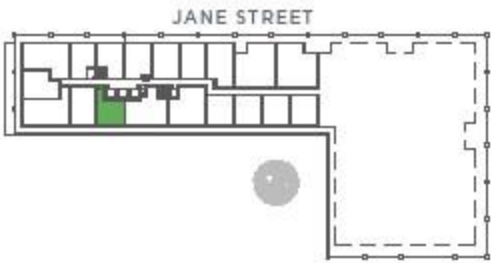
Call/txt 416.414.4587 Max Khazanovich REALTOR
Right At Home Realty Investments Group Inc.

1 BEDROOM | Interior 572 Sq.Ft. • Exterior 132 Sq.Ft. • Total 704 Sq.Ft.

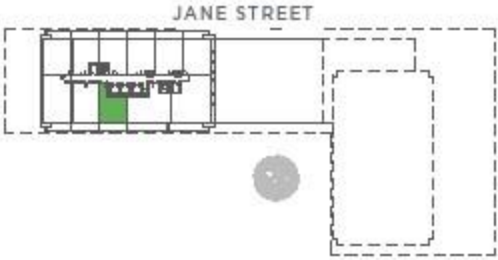


A
572

CHARISMA SERIES
10' CEILING • FLOOR 5-6
TOWER SERIES
9' CEILING • FLOOR 2-4



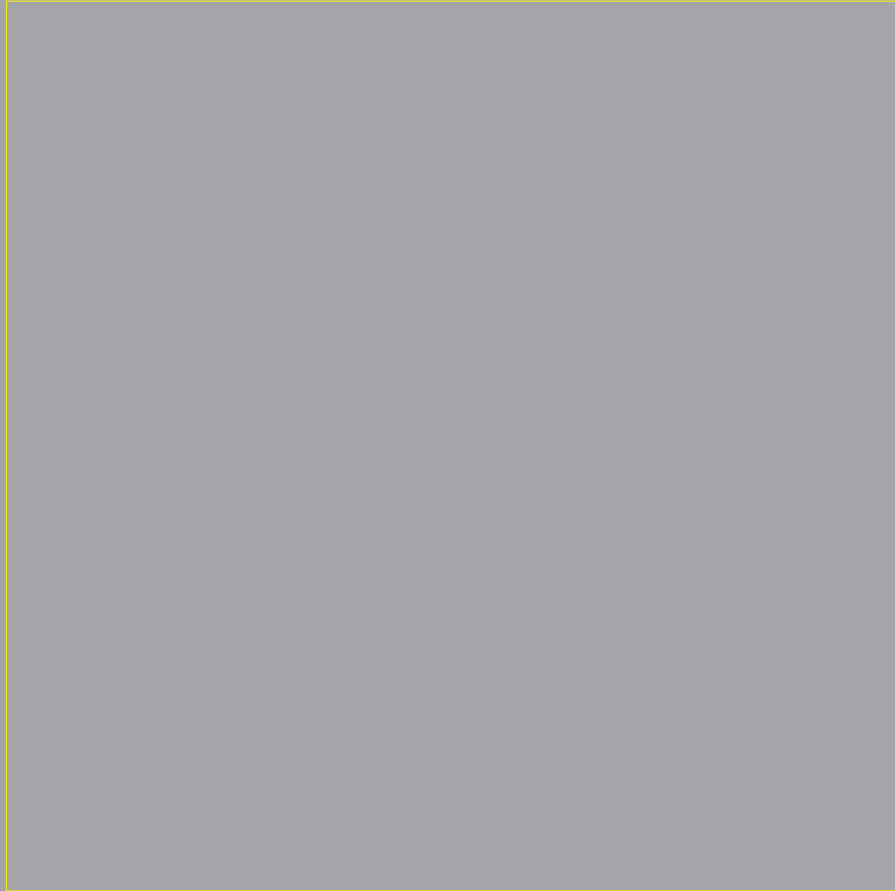
TOWER SERIES
9' CEILING • FLOOR 7-12, 14-24



Dimensions, specifications, layouts, location of materials and fixtures, tile floor patterns and architectural detailing (including window size and location and door size, location and swing) are approximate only and are subject to change or modifications, without notice. Actual usable floor space varies from stated floor area. Orientation of suite may be reversed and Purchaser agrees to accept same. Balconies, terraces and patios are exclusive use common elements shown for display purposes only and location and size are subject to change without notice. All illustrations are artist concept only. The provisions of Schedule "C" of this Agreement, including Section 6 and 38 apply to this Schedule. E. & OE.

Charisma

SOUTH TOWER



ON THE PARK





*Artist's impression.

the way forward.



Alluring, iconic and simply beautiful – welcome to Charisma on the Park. A combination of outstanding architecture, refined interiors and a truly stunning landscape, Charisma by Greenpark is the setting for the life you imagined, and the life you can now live. There are many ways to go, but this is truly the way forward.

A FRESH TAKE



CHARISMA

ON THE PARK

Charisma integrates seamlessly while also enhancing the existing community – the epitome of a masterful development. From the sleek design to the lush surroundings, Charisma brings a new perspective to the local residential landscape. The building is impeccable from every angle and in every last detail, defining what it means to own a luxurious condo in Vaughan.

ON LUXURY



*Artist's impression.



the way home.

The moment you walk through the grand entrance into Charisma on the Park, you will immediately be captivated by an elegant aura and breathtaking finishes. Every detail has been carefully selected to create a lobby unlike any other, where residents will be greeted by our concierge and have constant access to the Wi-Fi Lounge. Where time is always well spent, the way home is here.

welcome
to the
great
indoors.



*Artist's impression.

We all crave those moments that only the comfort of home can provide. Charisma is designed with these moments in mind. You'll have access to an exciting bocce court and lounge, a billiards and games room and a cozy theatre room that we promise you won't ever want to leave. Hours of enjoyment await - now, just let the good times roll!



CHARISMA

PLAY

billiards room.



*Artist's impression.

DINE

private dining room.



GROOM

pet grooming room.



*Artist's impression.

VIEW

theatre room.

MAIN FLOOR AMENITIES

main floor.

CHARISMA



- 1 Main Floor Lobby with Wi-Fi Lounge + 24 Hour Concierge
- 2 Theatre Room
- 3 Billiards Room
- 4 Games Room
- 5 Bocce Courts + Lounge
- 6 Pet Grooming Room
- 7 Private Dining Room

*Artist's impression.

sixth floor.



- 1 Outdoor Pool
- 2 Pool Terrace
- 3 Pool Lounge
- 4 Charisma Fitness Club
- 5 Yoga Studio

*Artist's impression.

ON THE PARK

H O M E I S W H E R E



C H A R I S M A

O U T D O O R P O O L + T E R R A C E

T H E P O O L I S

sunshine, poolside, downtime.

Living your best life is all about having the perfect balance. Charisma on the Park is designed with this exact philosophy as its aim. Every person needs a place where they can refresh and rejuvenate, and at Charisma, there are so many spaces that fit this bill. Whether it's an indoor or outdoor kind of day, there's a spot for you.



*Artist's impression.

Take it poolside at Charisma. When the warmer weather and sunny days are here in full-force, you'll have the ideal place to make the most of your downtime. Our outdoor pool lounge and adjacent pool terrace promise to be your favourite spaces to wind down and renew.

the way we move.

At Charisma on the Park, you are well-equipped with a state-of-the-art fitness centre where you can achieve even your most challenging goals. Work out the way you want to, whether it's running on a treadmill, practicing yoga, or meditating to relieve stress. No matter what it is you want to conquer, you can accomplish it. Wellness comes first, and it begins here.

CHARISMA



FITNESS CLUB



R O O M T O

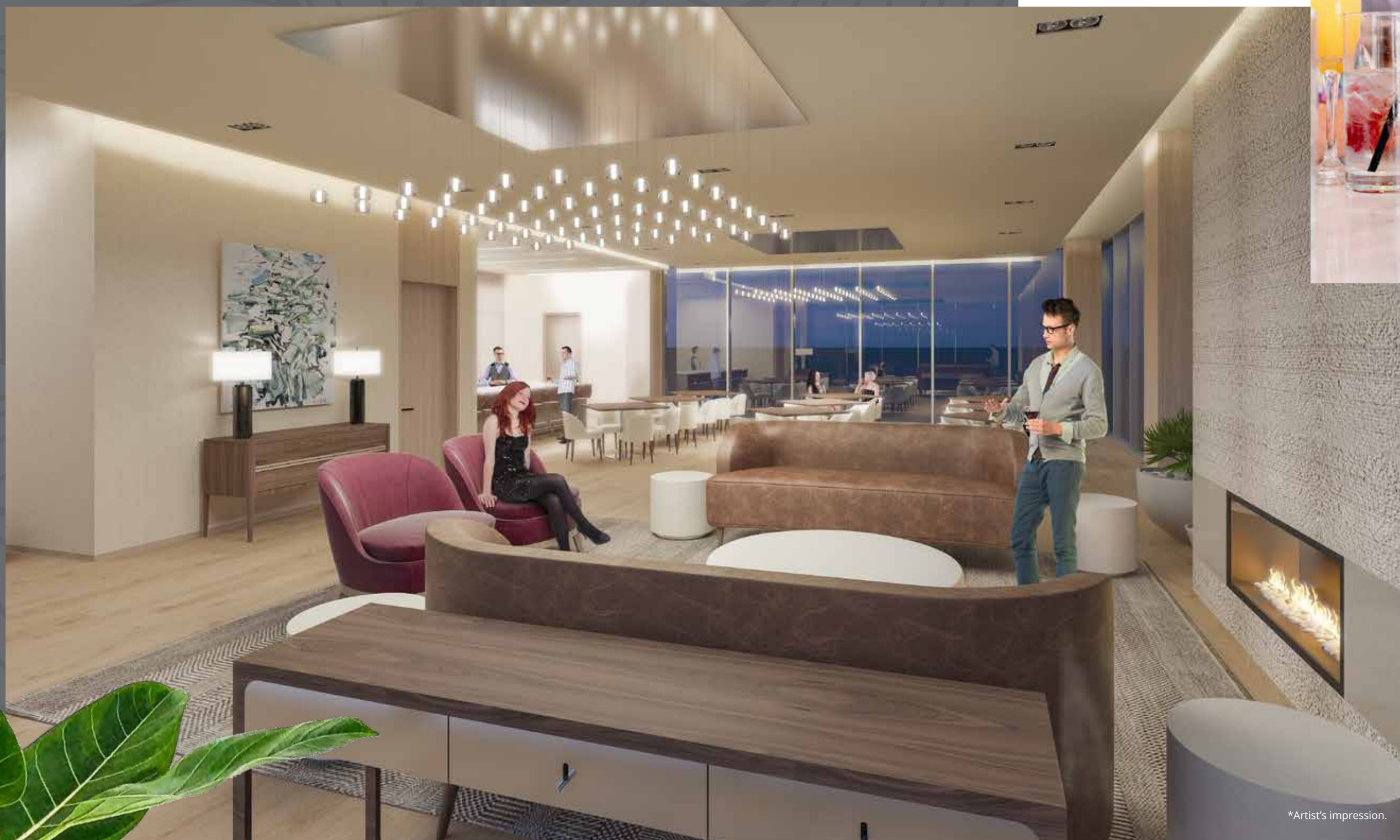
Peace and tranquility come naturally at the Serenity Courtyard. This space truly lives up to its name, offering an outdoor haven with views of the surrounding Vaughan landscape and beautiful parkland. It's a quiet place to spend time away from your daily responsibilities and to just live in the moment. Inhale, exhale and enjoy.



CHARISMA

SERENITY COURTYARD

B R E A T H E



the way we party.

A room with a view is exactly where we want to be – especially when it's party time. This modern indoor lounge features more than enough seating, a large bar space, and a kitchen fit for any caterer. No matter the occasion, it will be special and memorable when celebrating here. Elevate your next event to new heights in Charisma's Party Room.

*Artist's impression.



on cloud nine.

rooftop floor.



- 1 Rooftop Party Room North
- 2 Rooftop Terrace North
- 3 Rooftop Party Room South
- 4 Rooftop Terrace South

Day or night, it's sure to be a good time at Charisma's Rooftop Terrace. One of the most breathtaking amenities in the building, this exquisite outdoor space will make any event extraordinary, or can transform a regular night into an unexpectedly special occasion. Enjoy this unique setting, where lasting memories are just waiting to be made.

*Artist's impression.

*Artist's impression.

LIFE ON THE PARK

Charisma is designed to facilitate the best living experience possible – and nothing compares to a park setting when it comes to the place you call home. This brilliantly landscaped 1.6-acre public park is positioned directly on the property for immediate access and stunning views. Not only is Charisma on the Park the perfect urban setting – it's also a true natural oasis – a place where you can enjoy both a serene and active lifestyle.

*Artist's impression.



DINE

CHARISMA



SHOP



EXERCISE

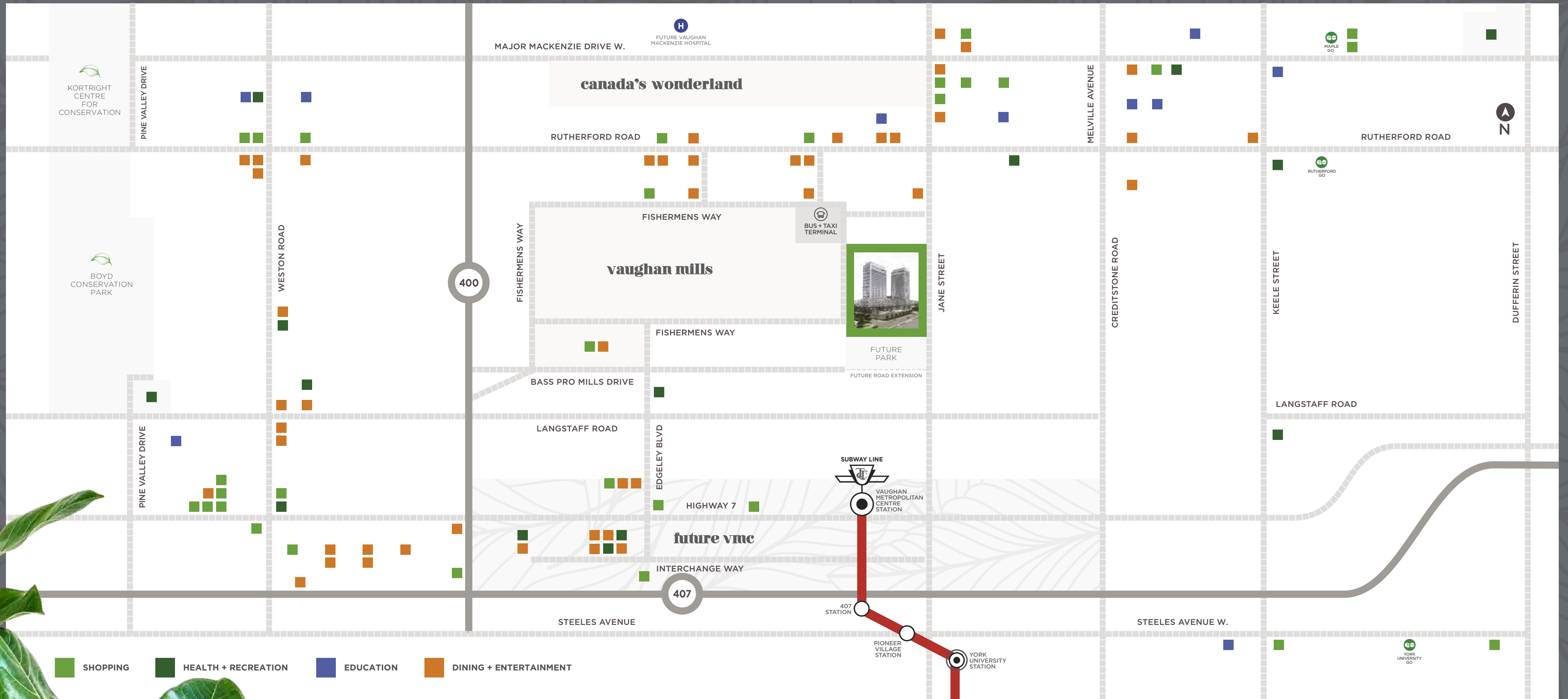


RELAX

AREA AMENITIES

the way to live.

When a location is equally as great as the place you want to live, everything comes together seamlessly. Not only does Charisma have all the building amenities you could want, it's also just steps away from Vaughan Mills and within the centre of renowned restaurants, parks, theatres and more. This is the way to live – the Charisma way.



when i move, you move.

A big part of urban living is defined by transportation. Charisma on the Park is perfectly positioned minutes from the 400 series highways and public transit so your daily adventures are made simple. It is all about accessibility and your life at Charisma will never leave you without ways to get there.



The new VMC Subway Station provides access to the TTC subway line and VIVA transit. Whether it's where you work, or where you love to shop and dine, there are no more limitations – Charisma puts you at the centre of it all.

the way we build.

Since 1967, Greenpark Group has built over 72,000 homes and condos that families are proud to call home. Our High-Rise success story is founded on buildings with impressive architecture, luxurious finishes and intelligently designed suites and amenities. Greenpark has built homes and condos with distinct character that stand the test of time - this is simply the way we build. We are proud to be continuing our tradition from one generation to the next.

