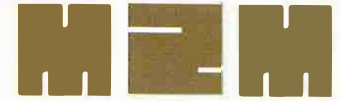




T1 AT M2M



at Yonge & Finch

## PRICING SUMMARY

SUITE TYPE	APPROX. SUITE SIZE (Square Feet)	FLOOR	PRICES STARTING FROM
STUDIO	427	8	Low \$400,000
1 BEDROOM	474 - 549	7 - 19	Mid \$400,000
1 BEDROOM + DEN	544 - 721	3 - 34	Low \$500,000
2 BEDROOM	681 - 886	3 - 34	Mid \$600,000
2 BEDROOM + DEN	759 - 1,093	3 - 34	High \$600,000
3 BEDROOM AND UP	1,013 - 1,271	3 - 34	Mid \$900,000

## LIMITED TIME EXECUTIVE OFFER

ENDING FEBRUARY 28, 2019

ADDITIONAL CLOSING CREDIT		
STUDIO, 1B & 1BD	2B & 2BD	3B & UP
\$5,000	\$10,000	\$15,000

### EXTENDED DEPOSIT

#### STRUCTURE

\$10,000 on signing  
 Balance to 5% in 30 days  
 5% in ~~90 days~~ 120 days.  
 5% in ~~120 days~~ 270 days  
 5% in ~~300 days~~ 500 days  
 1% on Occupancy

### INTERNATIONAL 35% DEPOSIT

#### STRUCTURE

10% on signing  
 10% in 120 days  
 10% in 270 days  
 5% in 400 days  
 1% on Occupancy

### PARKING\*

~~\$60,000~~ \$55,000

Parking available for suites  
 600 sq. ft. and larger only

### PARKING UPGRADES

EV Upgrade, additional \$7,500

### LOCKER\*

~~\$7,500~~ \$5,000

### OCCUPANCY COMMENCING

SUMMER 2022

### ASSIGNMENT

~~\$5,000~~ Free

\*Limited availability

### MAINTENANCE

Approx. \$0.57 per square foot  
 (Suite, Common element maintenance,  
 and gas, excludes hydro and water)

### PARKING MAINTENANCE

\$49.98 per month

### LOCKER MAINTENANCE

\$14.12 per month

### TAXES

Estimated at approximately 1% of  
 Purchase price  
 Prices include net. H.S.T

Please see a Sales Representative for details, incentive figures and materials are preliminary and are subject to change  
 without notice E. and O.E. January 31, 2019





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## SUITE FEATURE HIGHLIGHTS

- 9 ft. high ceiling with smooth painted finish
- Individual on-demand control of heating and air-conditioning all year round
- Suites with internal bedrooms include M2M Switchable Smart Glass for added privacy\*
- European built-in appliances
- Kohler plumbing fixtures in bathroom and kitchen

## AMENITY FEATURES

- A two-storey fitness centre with access to outdoor yoga deck and a landscaped courtyard garden
- Yoga studio
- Indoor & outdoor children play area adjacent to fitness centre
- Coworking lounge
- Private movie theatre and games room
- Pet spa
- Outdoor infinity-edge pool complete with change rooms and lockers

\* as per applicable plan

1.) The Vendor reserves the right, with respect to any aspect of construction, finishing or equipment, to make substitutes and changes to the information contained herein without notices; so long as in the Vendor's sole and unreviewable discretion any substituted materials and/or changes are of at least comparable quality. 2.) Floors and specific finishes will depend on Vendor's packages as selected. The Purchaser upon request by the Vendor shall meet with the Vendor or its representative and shall select certain colours and materials from Vendor's finish packages. 3.) Without in any way limiting the generality of Paragraph 11(a) of the Agreement, the Vendor shall not be responsible for shade differences occurring from different dye lots or characteristics of natural material, including with respect to tiles, carpets, hardwood flooring, kitchen cabinets, trim and doors as the case may be. Details of the entry doors and other design features may not be exactly as shown on renderings. 4.) All dimensions are subject to normal construction variances. Dimensions including ceiling heights, sizes, specifications, layouts and materials are approximate only and subject to change without notice. 5.) The installation of some features and finishes may vary by suite design and normal construction variances. 6.) Illustrations are artists concepts. E.&O.E.