



Final Releases

Suite No.	Model	Type	Size (sf)	Tower	Exposure	Price
1908	Waterfall	1 Bed 1.0	518	West Tower	SE	\$857,990
807	Stream	3 Bed 2.0	961	East Tower	SE	\$1,393,990
907	Stream	3 Bed 2.0	961	East Tower	SE	\$1,395,990

Individual view and floor premiums apply

Maintenance Fee

Approx. \$0.65/sf

Capped Meter Installation Charges

> \$1,000 + HST

Deposit

Only 5% Before Occupancy

(See page 2 for details)

Sugar Wharf Sales Team

110 Harbour St. Unit 106

416-591-7700 condosales@menkes.com

Hours of Operation: Mon. to Thurs. 12pm-6pm, Fridays Closed, Sat. & Sun. 12pm-5pm



All prices, figures and materials are preliminary and are subject to change without notice E. &O. E For more information on the method used for calculating the floor area of any unit, reference should be made to the Home Construction Regulatory Authority ("HCRA") Directive. Actual living area will vary from floor area stated. *Please speak to sales representatives for full details Terms and Conditions of Offer are subject to change without prior notice. E&O.E.

February, 2023

The Largest Downtown Waterfront Community with PATH Connectivity



Special Final Release Incentives

- **Reduced Deposit Structure**
 - Only 5% Before Occupancy
 - for Resident & Non-Resident

\$10K Bank Draft on Signing

 - 2.5% in 30 days
 - 2.5% in 90 days
 - 10% on Occupancy

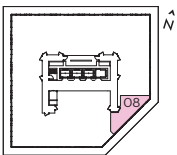
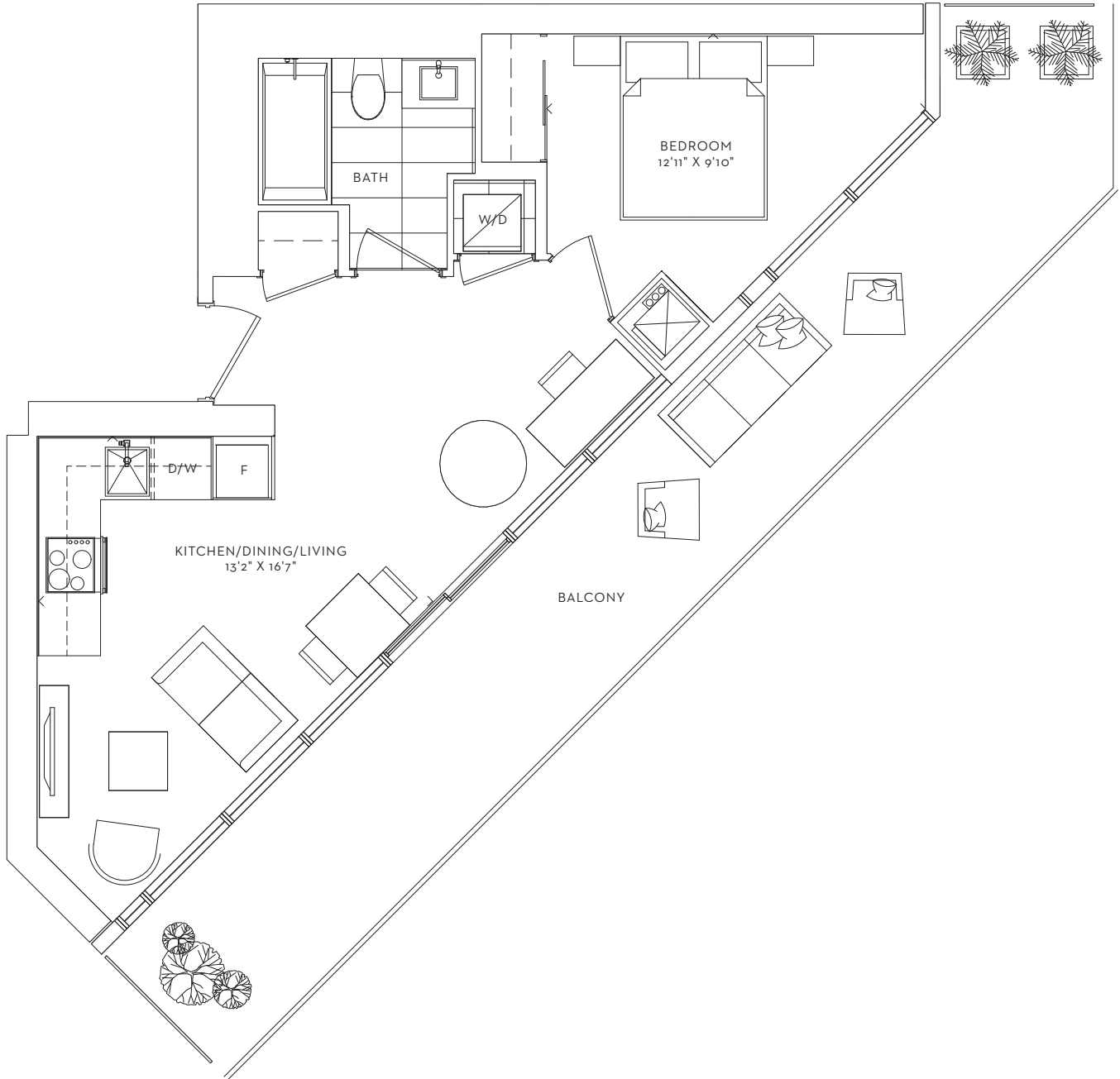
Payable:
DENTONS CANADA LLP IN TRUST
 - **Tentative Occupancy Date:**
Starting from March 2023
 - **No Mortgage Pre-Approval Required**
 - **Free Assignment**
 - **Free Storage Locker**
 - **Free Vertical Blinds**
 - **Right to Lease During Interim Occupancy**
-
- **Capped Development Charge:**
 - 1 Bedroom — 1Bed + Den: \$12,500 + HST
 - 2 Bedroom & Larger: \$16,800 + HST

\$1 + HST for all Suite Types





WATERFALL
ONE BEDROOM
INTERIOR 518 SF
BALCONY 252 SF
TOTAL 770 SF



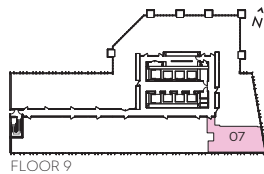
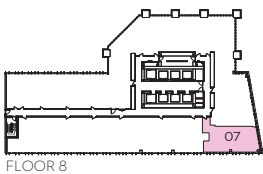
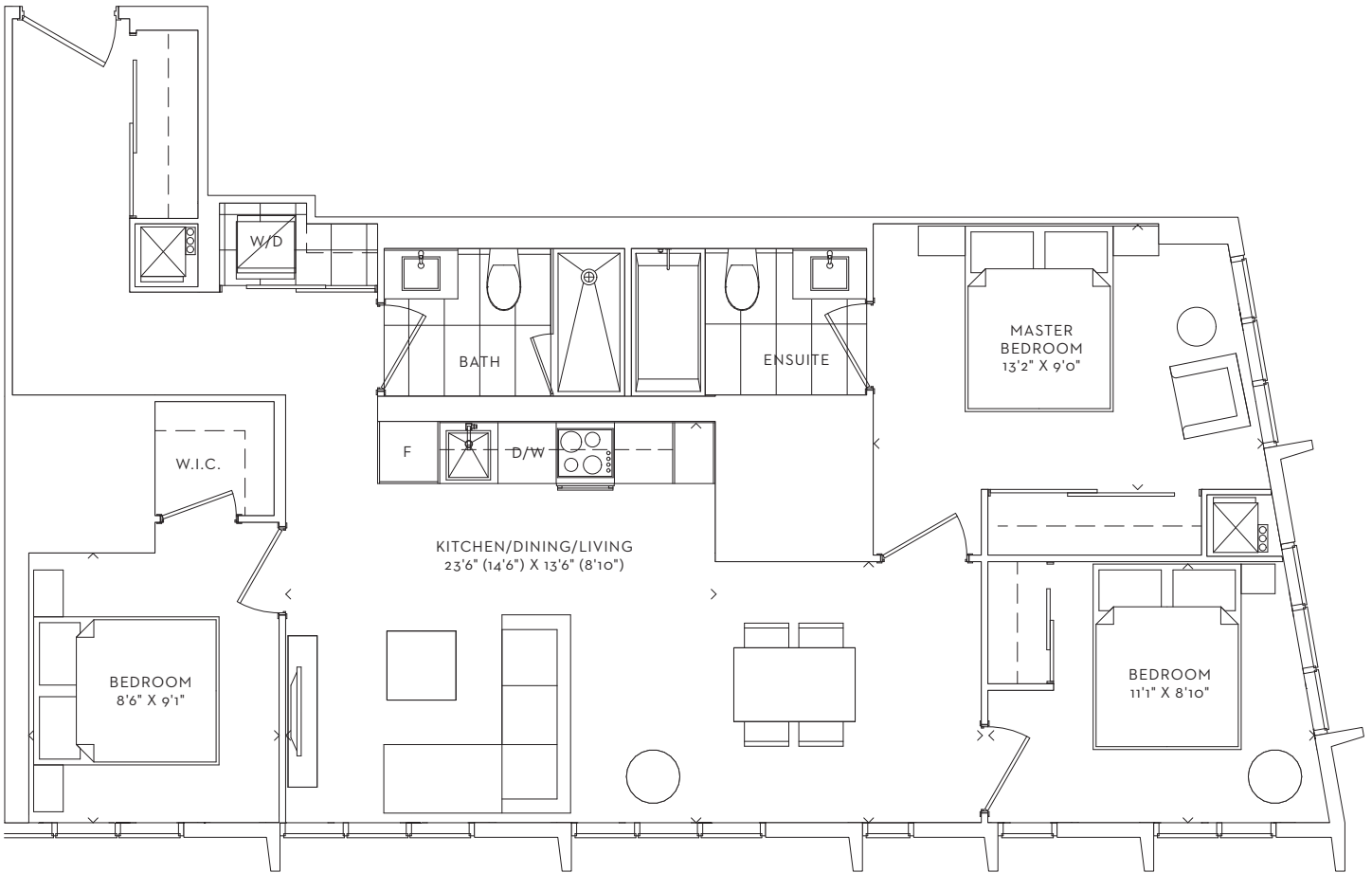
FLOORS 16 to 50



*Prices, sizes and specifications subject to change without notice. E.&O.E. The dimensions shown of this plan are approximate and subject to normal construction variances. Actual useable floor space within the unit may vary from any stated floor areas or dimensions on this plan. Furniture is displayed for illustration purposes only and does not necessarily reflect the electrical plan for the suite. Suites are sold unfurnished. For more information on the method used for calculating the floor area of any unit, reference should be made to Builder Bulletin No. 22 published by Tarion.



STREAM
THREE BEDROOM
INTERIOR 961 SF



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