

PARK ROAD

EXCLUSIVE AGENT INCENTIVES

- **FREE ASSIGNMENT****
(By Request Only)
- **FREE RIGHT TO LEASE DURING OCCUPANCY****
(By Request Only)
- **CAPPED DEVELOPMENT CHARGES**
Bachelor to 1B+D - \$16,000 **\$15,000**
2 Beds - \$18,500 **\$18,000**
3 Beds - \$20,500 **\$18,000**
- **EXTENDED DEPOSIT PROGRAM**
\$10,000 *Bank Draft* with offer
Balance of 5% in 30 days
5% in ~~120~~ **180** days
2.5% in ~~250~~ **410** days
2.5% in 600 days
5% on Occupancy
- **3 BEDROOM SPECIAL DEPOSIT PROGRAM**
\$10,000 *Bank Draft* with offer
Balance of 5% in 30 days
5% in ~~120~~ **180** days
10% on Occupancy

**Legal fees + HST may apply.

*Please speak to Sales Representative for further details. All prices, figures and materials are preliminary and are subject to change without notice E. & O. E. All areas and stated room dimensions are approximate only and are calculated in accordance with the HCRA Directive regarding Floor Area Calculations. The contents of this document are not intended to solicit interest from ineligible individuals or entities (non-Canadians, unless exempt) as defined by the Prohibition on the Purchase of Residential Property by Non-Canadians Act. December 5, 2023

Exclusive Listing: Baker Real Estate Incorporated, Brokerage. Brokers Protected. E. & O.E



PARK ROAD

PREVIEW PRICING LIMITED TIME ONLY

| STUDIO SUITES | | | | | | |
|---------------|----------|------|--------------------|----------------|----------------------|------------------------------|
| Model | Bed Type | View | Approx. Suite Size | Starting Floor | Purchase Price | Preview Prices Starting From |
| S11 | STUDIO | S | 360 | 2 | \$666,900 | \$646,900 |

| JR 1 BEDROOM SUITES | | | | | | |
|---------------------|----------|------|--------------------|----------------|----------------------|------------------------------|
| Model | Bed Type | View | Approx. Suite Size | Starting Floor | Purchase Price | Preview Prices Starting From |
| JR3 | JR 1B | N | 340 | 10 | \$622,900 | \$602,900 |
| JR15 | JR 1B | S | 392 | 8 | \$689,900 | \$669,900 |

| 1 BEDROOM SUITES | | | | | | |
|------------------|----------|------|--------------------|----------------|----------------------|------------------------------|
| Model | Bed Type | View | Approx. Suite Size | Starting Floor | Purchase Price | Preview Prices Starting From |
| 1A | 1B | S | 438 | 21 | \$811,900 | \$791,900 |
| 1L | 1B | N | 453 | 3 | \$784,900 | \$764,900 |
| 1K | 1B | SW | 502 | 3 | \$800,900 | \$780,900 |
| 1E+M | 1B+M | S | 447 | 10 | \$762,900 | \$742,900 |
| 1D+M | 1B+M | N | 465 | 3 | \$780,900 | \$760,900 |

| 1 BEDROOM + DEN SUITES | | | | | | |
|------------------------|----------|------|--------------------|----------------|------------------------|------------------------------|
| Model | Bed Type | View | Approx. Suite Size | Starting Floor | Purchase Price | Preview Prices Starting From |
| 1D+D | 1B+D | S | 469 | 6 | \$811,900 | \$791,900 |
| 1A+D | 1B+D | S | 503 | 6 | \$887,900 | \$867,900 |
| 1C+D | 1B+D | N | 589 | 6 | \$980,900 | \$960,900 |
| 1J+D | 1B+D | NE | 595 | 3 | \$1,034,900 | \$1,014,900 |

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PARK ROAD

PREVIEW PRICING LIMITED TIME ONLY

| 2 BEDROOM SUITES | | | | | | |
|------------------|----------|------|--------------------|----------------|----------------|------------------------------|
| Model | Bed Type | View | Approx. Suite Size | Starting Floor | Purchase Price | Preview Prices Starting From |
| 2E | 2B | N | 611 | 11 | \$1,028,900 | \$993,900 |
| 2C | 2B | N | 611 | 28 | \$1,057,900 | \$1,022,900 |
| 2H | 2B | NE | 681 | 6 | \$1,176,900 | \$1,141,900 |
| 2A | 2B | NE | 686 | 26 | \$1,215,900 | \$1,180,900 |
| 2B | 2B | SE | 731 | 19 | \$1,248,900 | \$1,213,900 |
| 2J+M | 2B+M | S | 675 | 2 | \$1,109,900 | \$1,074,900 |

| 3 BEDROOM SUITES | | | | | | |
|------------------|----------|------|--------------------|----------------|----------------|------------------------------|
| Model | Bed Type | View | Approx. Suite Size | Starting Floor | Purchase Price | Preview Prices Starting From |
| 3F | 3B | N | 796 | 7 | \$1,299,900 | \$1,254,900 |
| 3H | 3B | SE | 823 | 3 | \$1,320,900 | \$1,275,900 |
| 3I | 3B | NW | 870 | 3 | \$1,352,900 | \$1,307,900 |
| 3B+M | 3B+M | SE | 801 | 12 | \$1,273,900 | \$1,228,900 |
| 3E+M | 3B+M | SE | 802 | 6 | \$1,266,900 | \$1,221,900 |
| 3D+M | 3B+M | NW | 841 | 12 | \$1,298,900 | \$1,253,900 |
| 3J+M | 3B+M | NW | 841 | 15 | \$1,299,900 | \$1,254,900 |
| 3K+M | 3B+M | NW | 841 | 16 | \$1,305,900 | \$1,260,900 |

| | | |
|---|--|---|
| EXTENDED DEPOSIT PROGRAM \$10,000 Bank Draft on Signing Balance to 5% in 30 days 5% in 120 180 days 2.5% in 250 410 days 2.5% in 600 days 5% at Occupancy PAYABLE TO: AIRD & BERLIS LLP IN TRUST | 3 BEDROOM SPECIAL DEPOSIT PROGRAM \$10,000 Bank Draft on Signing Balance to 5% in 30 days 5% in 120 180 days 10% on Occupancy PAYABLE TO: AIRD & BERLIS LLP IN TRUST <i>Must comply with the Prohibition on the Purchase of Residential Property by Non-Canadians Act.</i> | STORAGE LOCKER: WAITLIST MAINTENANCE FEES \$0.79/Sq.Ft. <i>(Hydro, Water, Gas Separately Metered)</i> Bulk Internet: \$25/month SmartOne: \$30/month OCCUPANCY COMMENCING January 2027 |
|---|--|---|

*Please speak to Sales Representative for further details
This pricing only applies to floors and units that are released.
Premiums apply to floors, balconies, terraces, and views.

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PARK ROAD

RESIDENCE

S11

SUITE TYPE

Studio

RESIDENCE

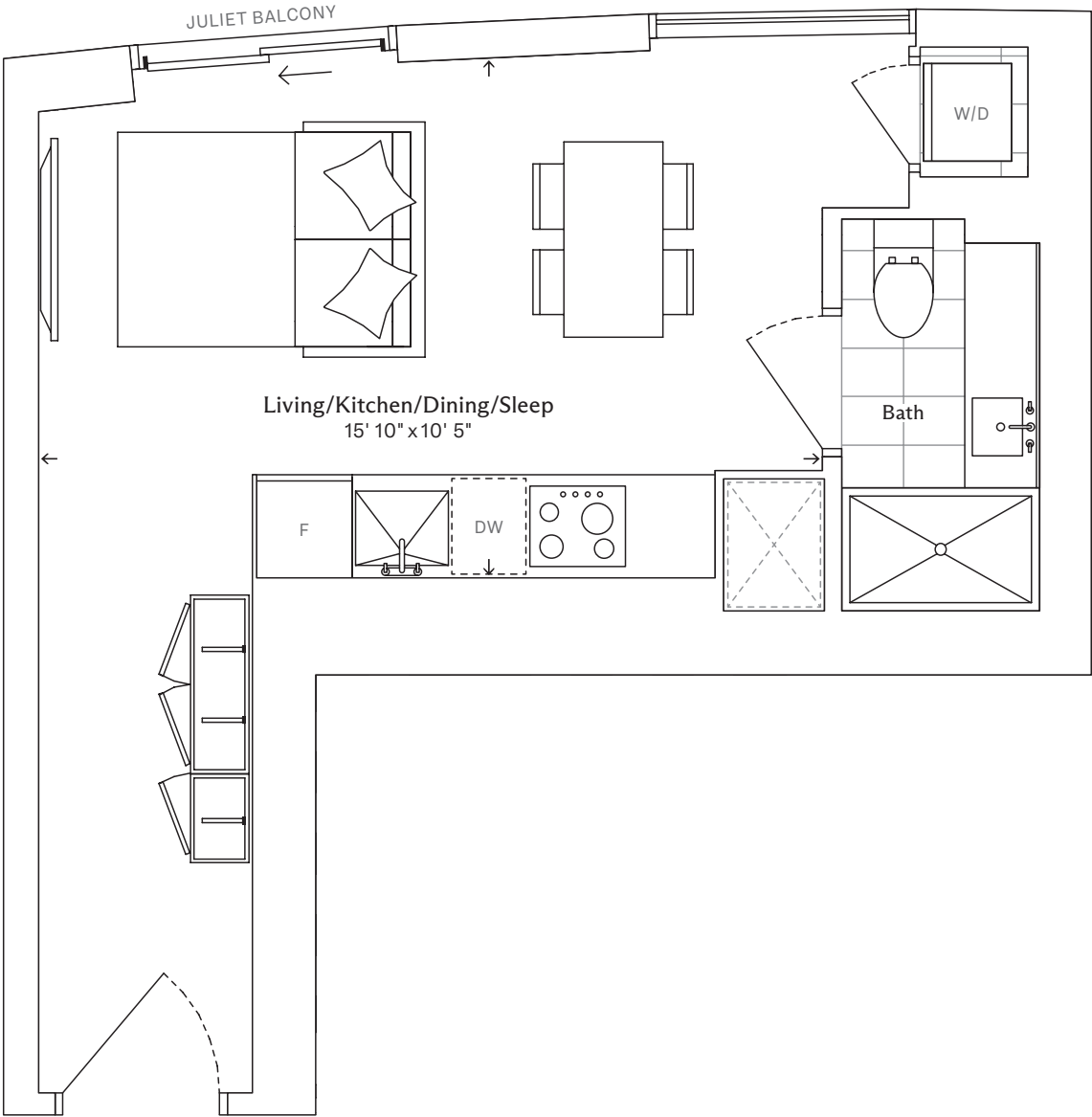
S11

SUITE TYPE

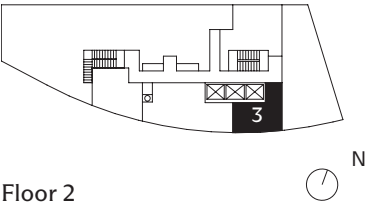
Studio, One Bathroom

TOTAL

360 sq. ft.



KEY PLAN



Floor 2

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PARK ROAD

RESIDENCE

JR3

SUITE TYPE

Junior One Bedroom

RESIDENCE

JR3

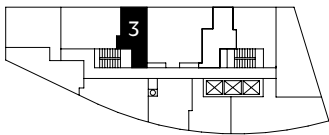
SUITE TYPE

Junior One Bedroom, One Bathroom

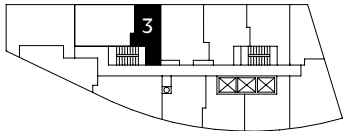
TOTAL

340 sq. ft.

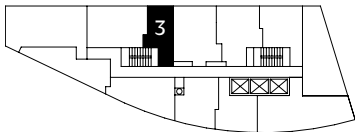
KEY PLAN



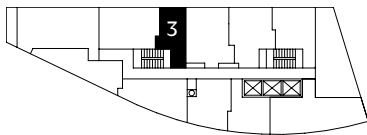
Floor 6-8



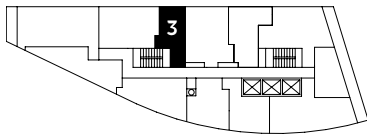
Floor 9-11



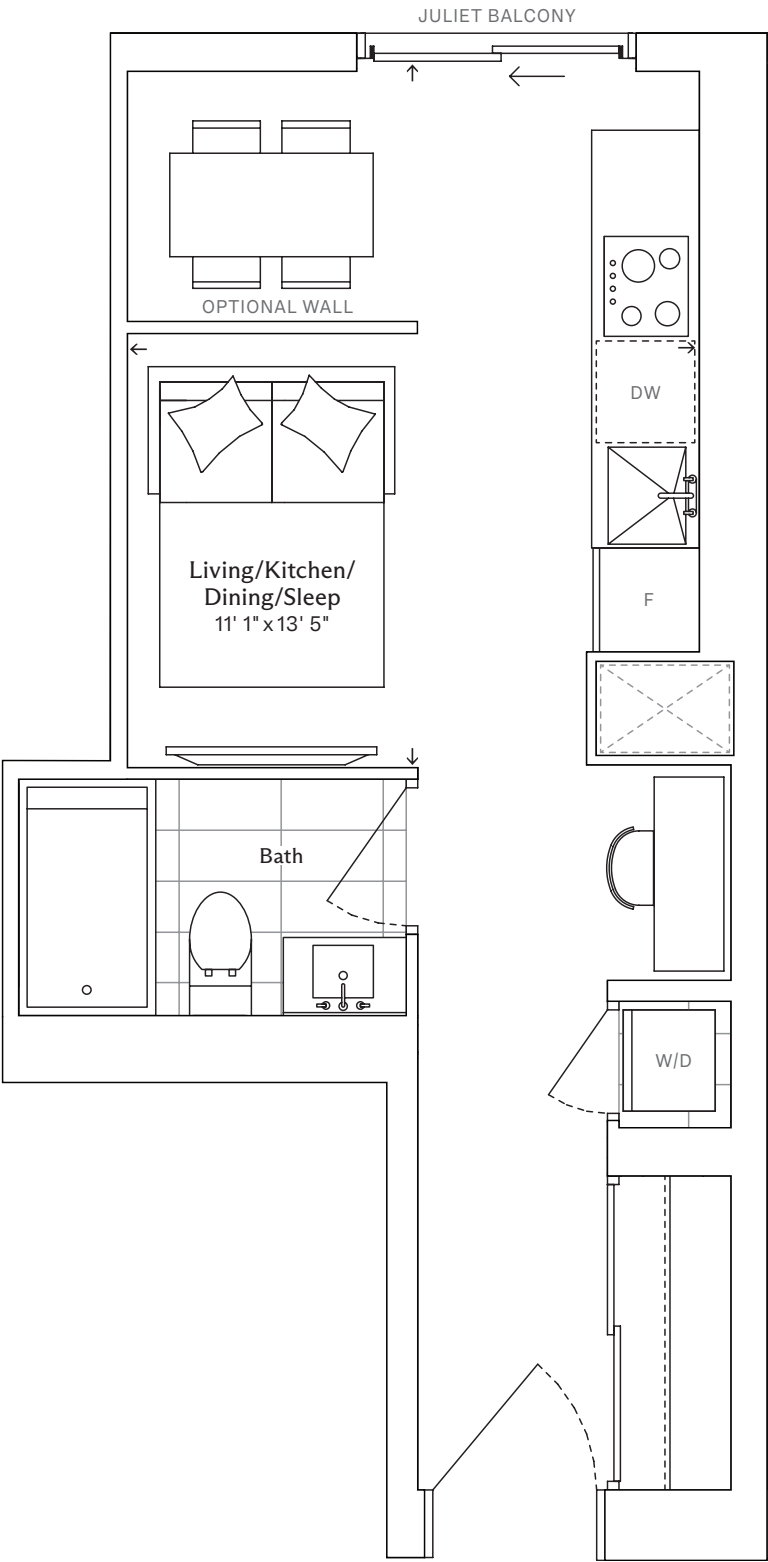
Floor 12-16



Floor 17



Floor 18-31



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PARK ROAD



PARK ROAD

RESIDENCE

JR15

SUITE TYPE

Junior One Bedroom

RESIDENCE

JR15

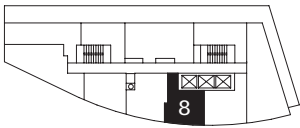
SUITE TYPE

Junior One Bedroom, One Bathroom

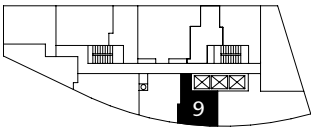
TOTAL

392 sq. ft.

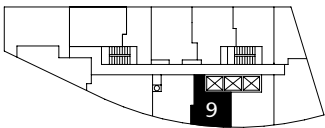
KEY PLAN



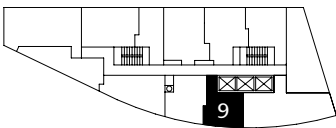
Floor 5



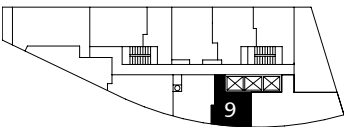
Floor 6-8



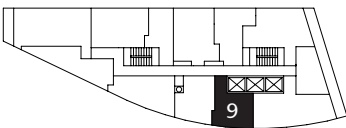
Floor 9-11



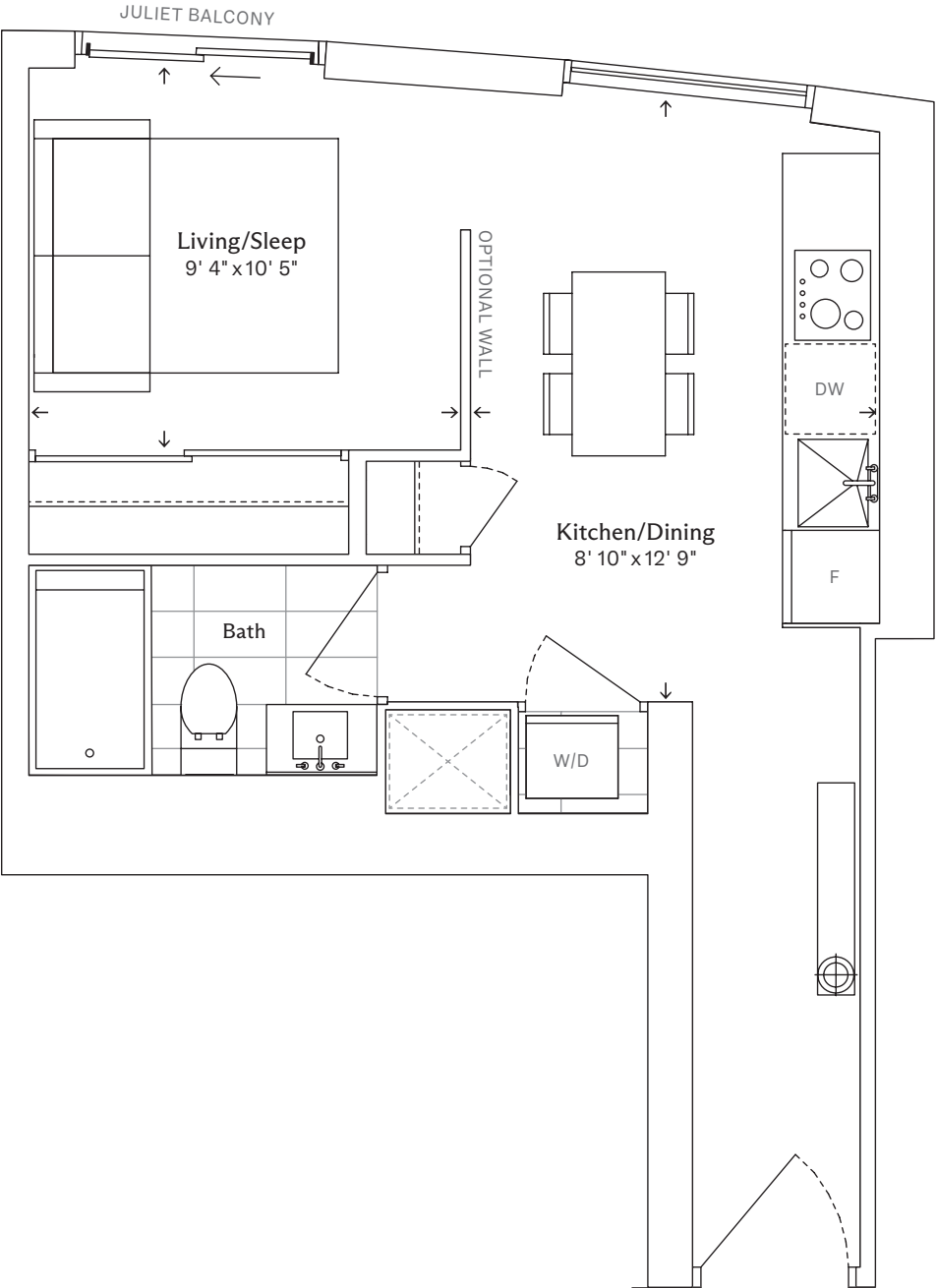
Floor 12-16



Floor 17



Floor 18



Dimensions, specifications, layouts, and materials are approximate only and are subject to change without notice. Window sizes and locations may vary. Furniture is for illustration purposes only and does not necessarily reflect the electrical plan for the suite. Suites are sold unfurnished. Actual useable floor space within the unit may be different from stated floor areas or dimensions on this plan. For more information on the method used for calculating the floor area of any unit, please refer to Home Construction Regulatory Authority Directive – Floor Area Calculations. Balcony and terrace area is approximate and not included in net suite area. E. & O. E.

PARK ROAD



PARK ROAD

RESIDENCE

1A

SUITE TYPE

One Bedroom

RESIDENCE

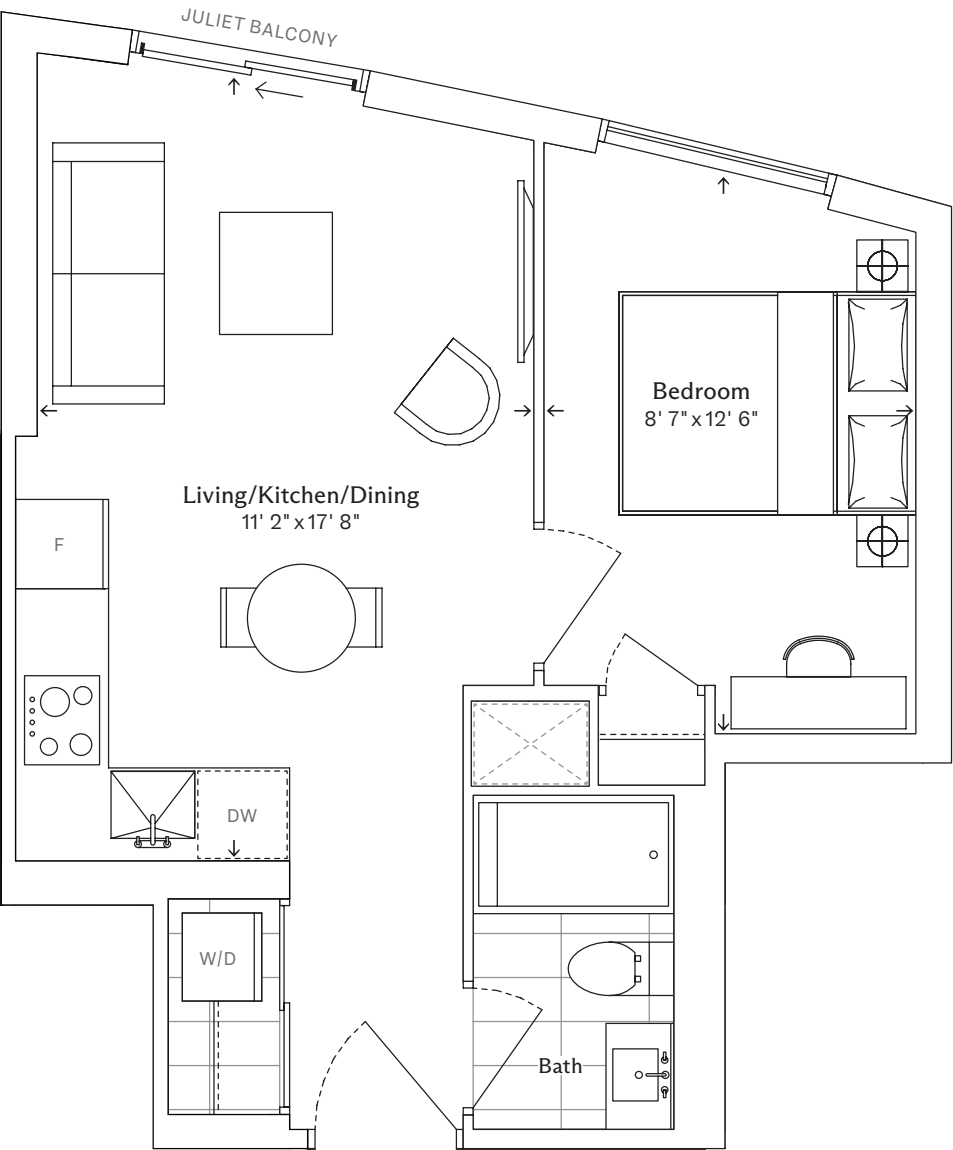
1A

SUITE TYPE

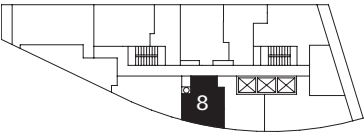
One Bedroom, One Bathroom

TOTAL

438 sq. ft.



KEY PLAN



Floor 19-31



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PARK ROAD

RESIDENCE

1L

SUITE TYPE

One Bedroom

RESIDENCE

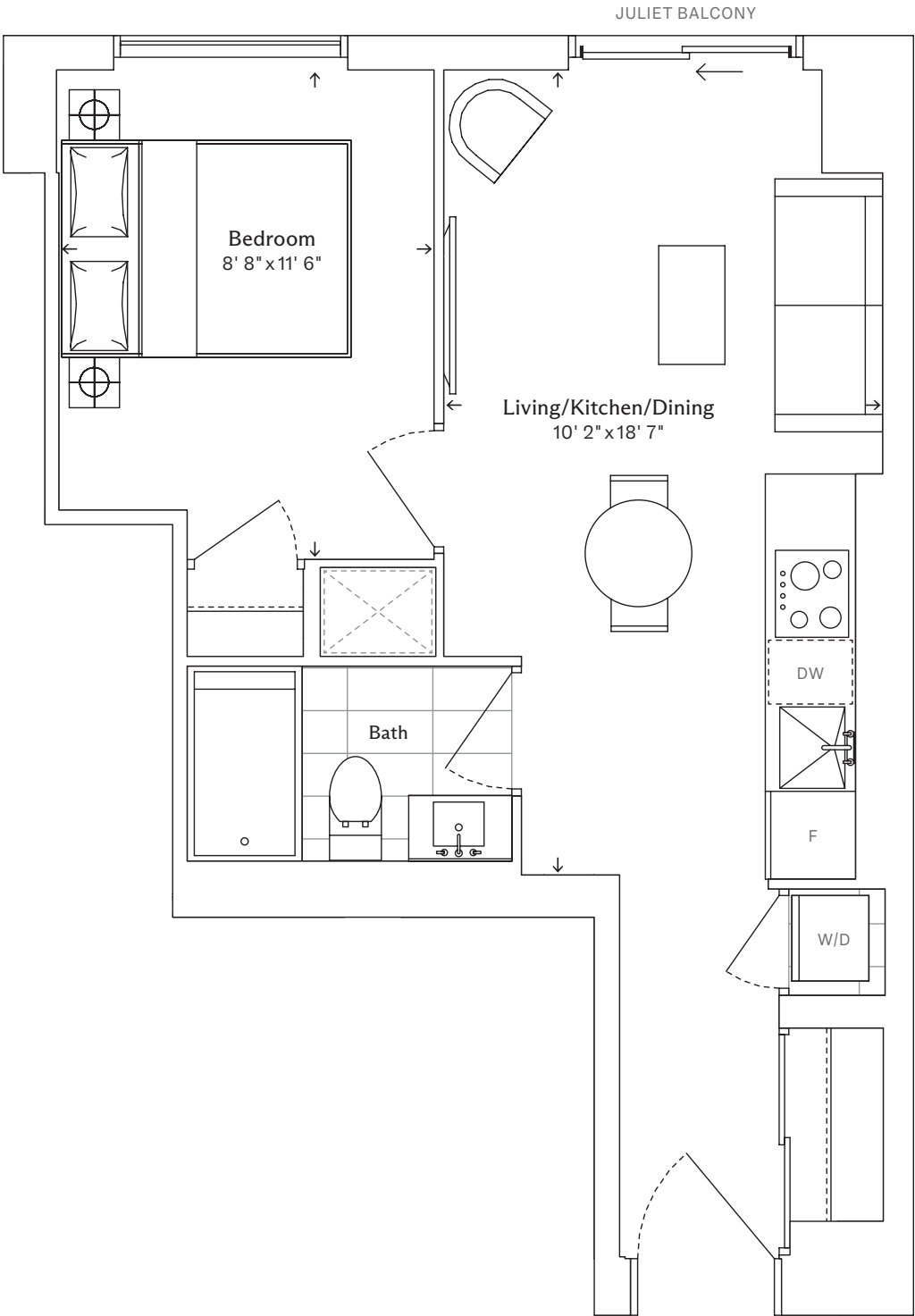
1L

SUITE TYPE

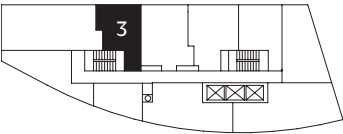
One Bedroom, One Bathroom

TOTAL

453 sq. ft.



KEY PLAN



Floor 3



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PARK ROAD



PARK ROAD

RESIDENCE

1K

SUITE TYPE

One Bedroom

RESIDENCE

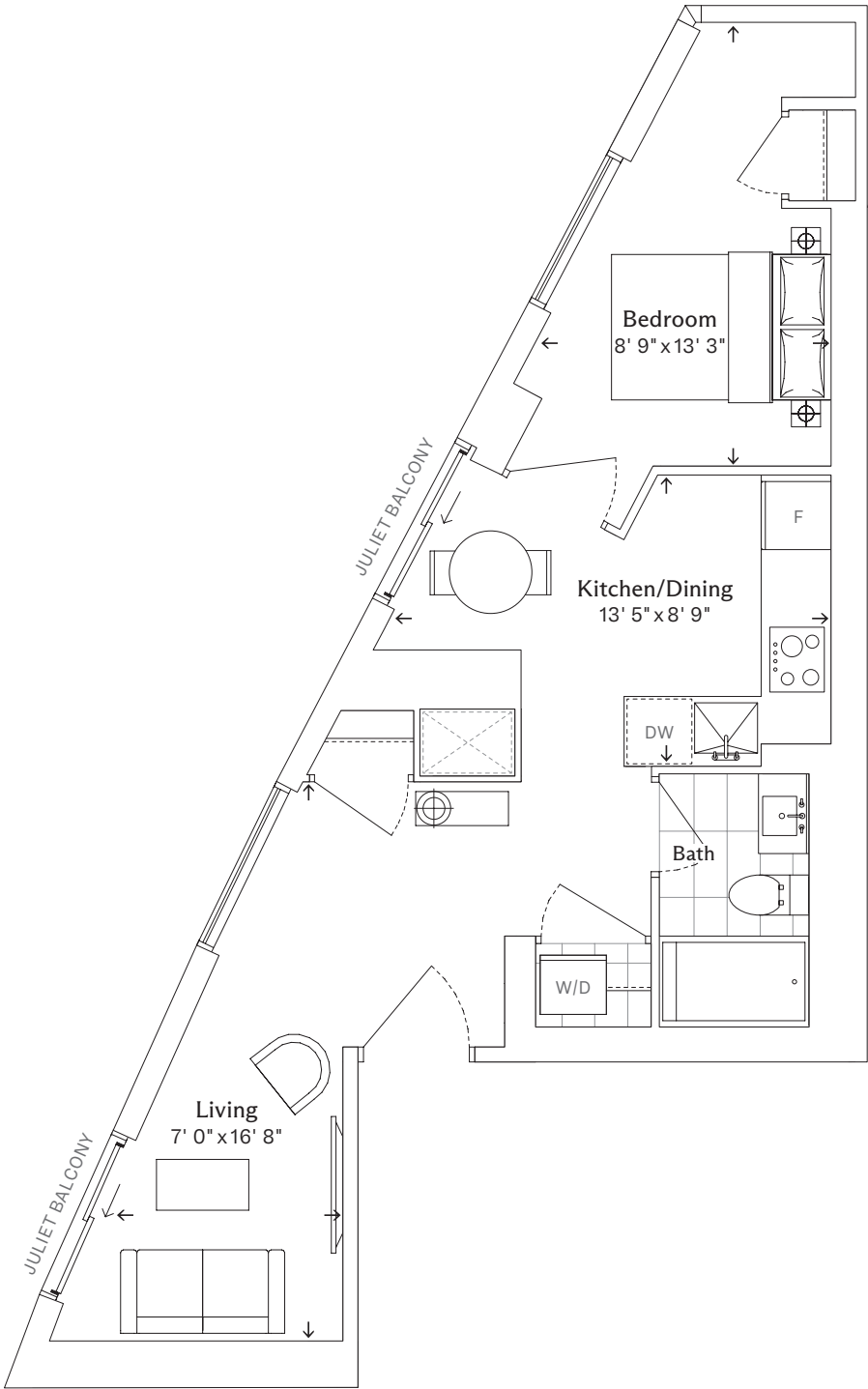
1K

SUITE TYPE

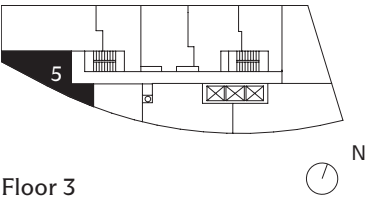
One Bedroom, One Bathroom

TOTAL

502 sq. ft.



KEY PLAN



Floor 3

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PARK ROAD

RESIDENCE

1D+M

SUITE TYPE

One Bedroom and Media

RESIDENCE

1D+M

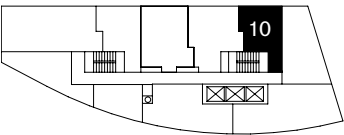
SUITE TYPE

One Bedroom and Media, One Bathroom

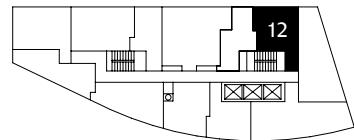
TOTAL

465 sq. ft.

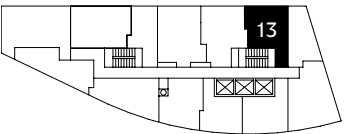
KEY PLAN



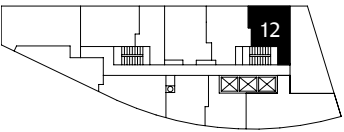
Floor 3



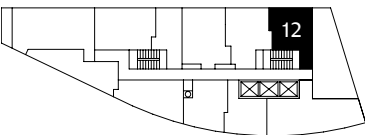
Floor 6-8



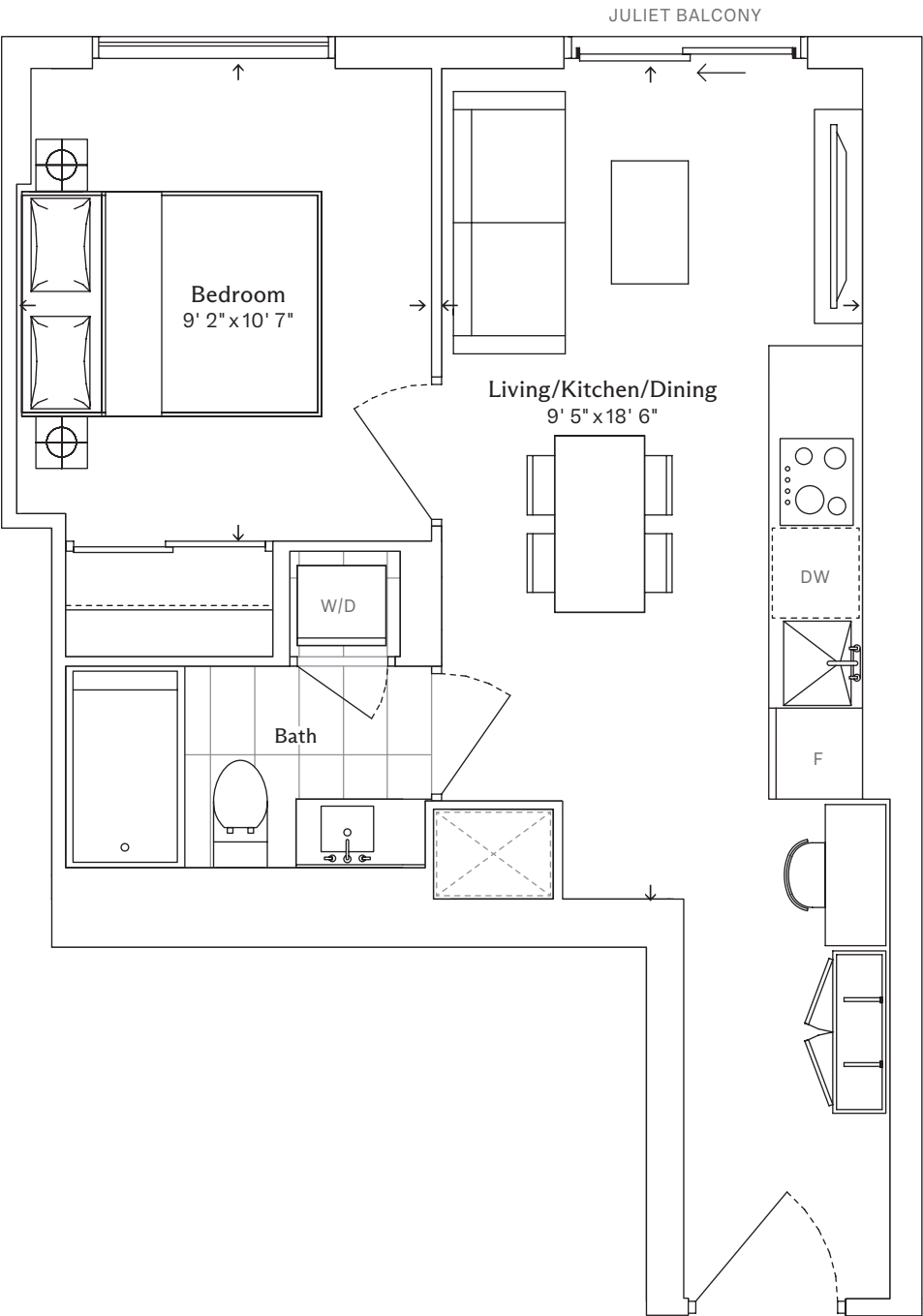
Floor 9-11



Floor 12-16



Floor 17



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PARK ROAD



PARK ROAD

RESIDENCE

1E+M

SUITE TYPE

One Bedroom and Media

RESIDENCE

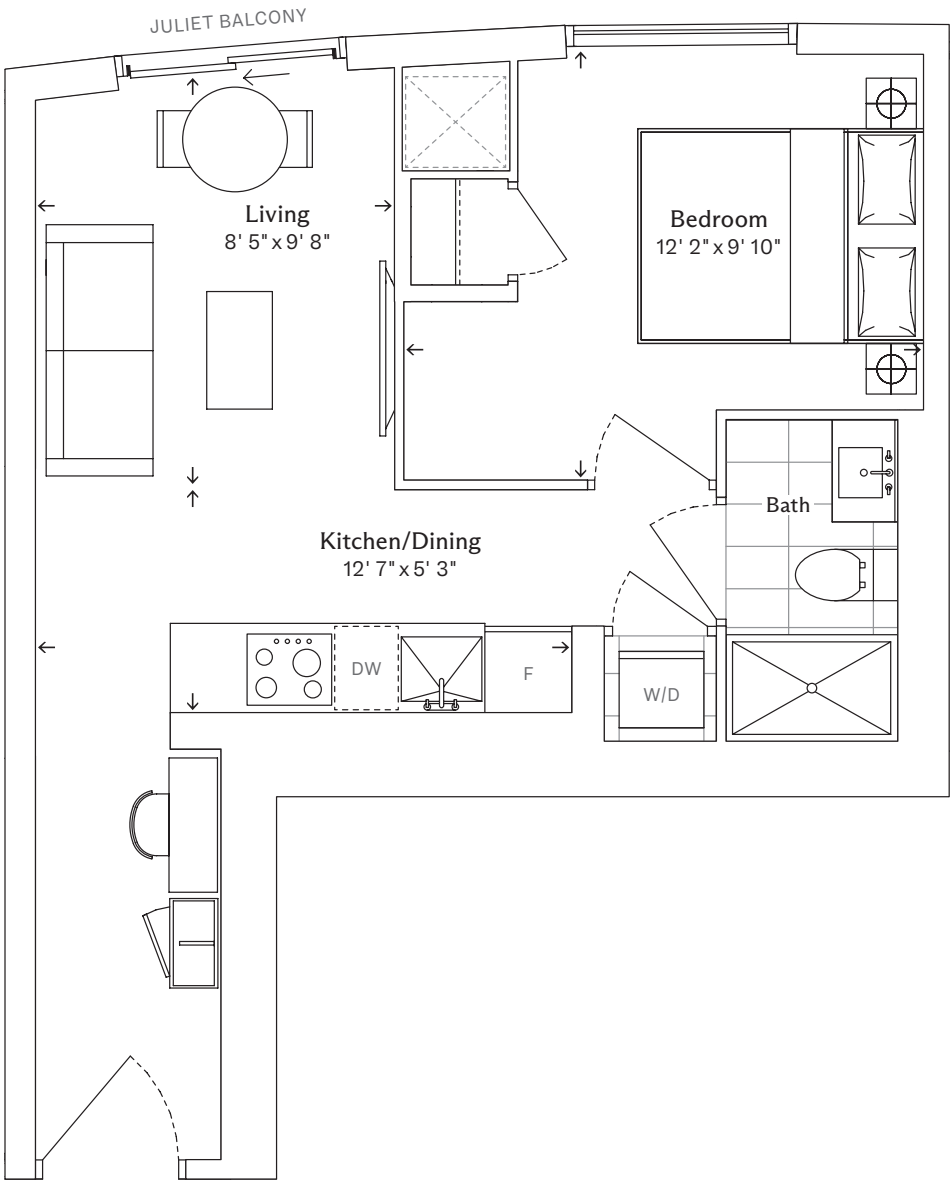
1E+M

SUITE TYPE

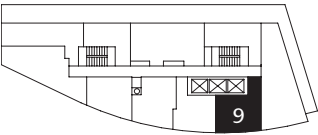
One Bedroom and Media, One Bathroom

TOTAL

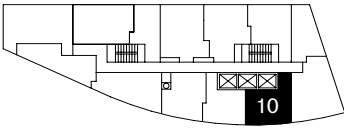
447 sq. ft.



KEY PLAN



Floor 5



Floor 9-11



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PARK ROAD

RESIDENCE

1D+D

SUITE TYPE

One Bedroom and Den

RESIDENCE

1D+D

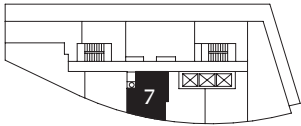
SUITE TYPE

One Bedroom and Den, One Bathroom

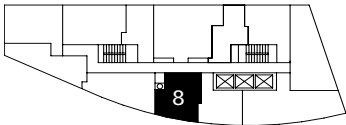
TOTAL

469 sq. ft.

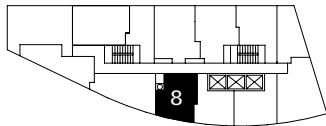
KEY PLAN



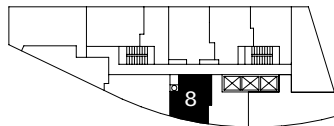
Floor 5



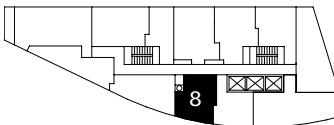
Floor 6-8



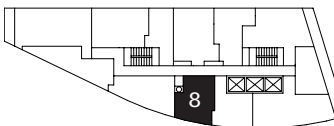
Floor 9-11



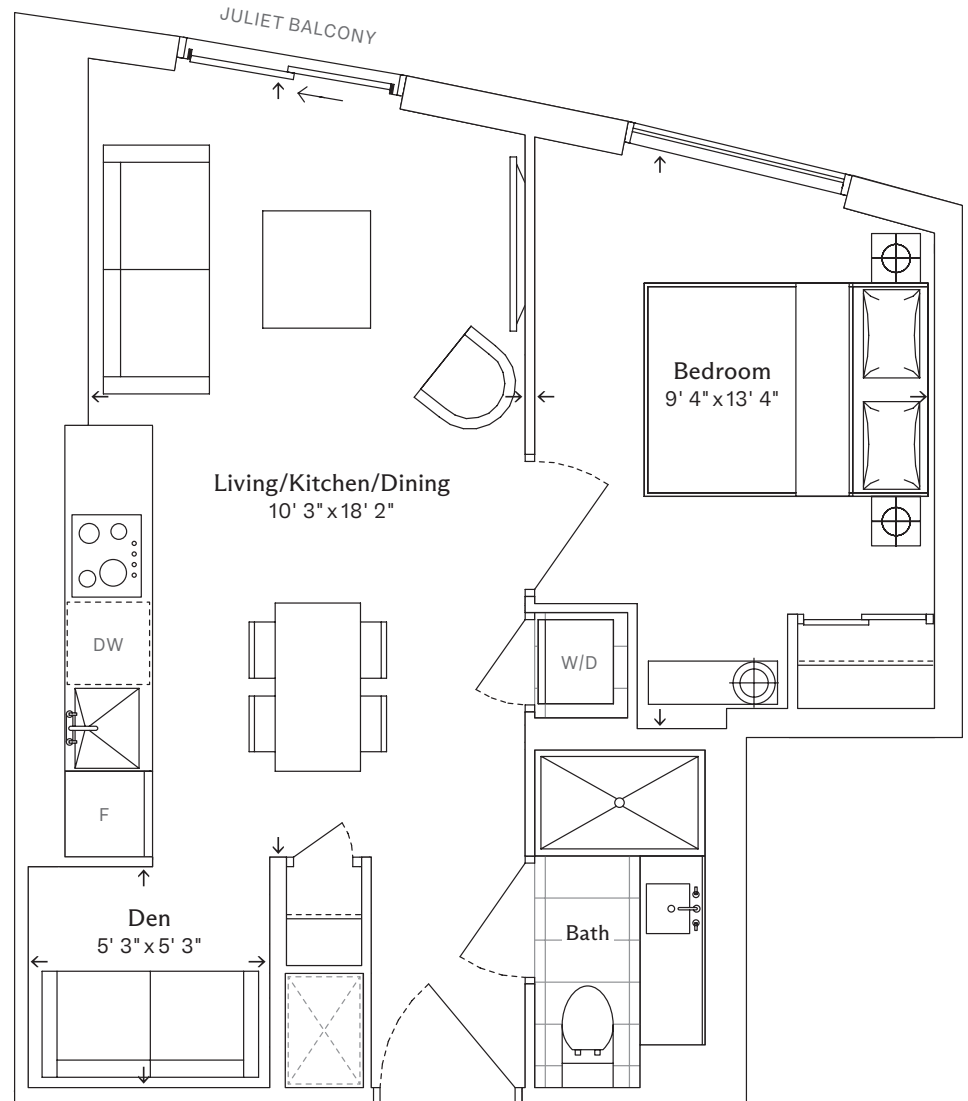
Floor 12-16



Floor 17



Floor 18



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PARK ROAD



PARK ROAD

RESIDENCE

1A+D

SUITE TYPE

One Bedroom and Den

RESIDENCE

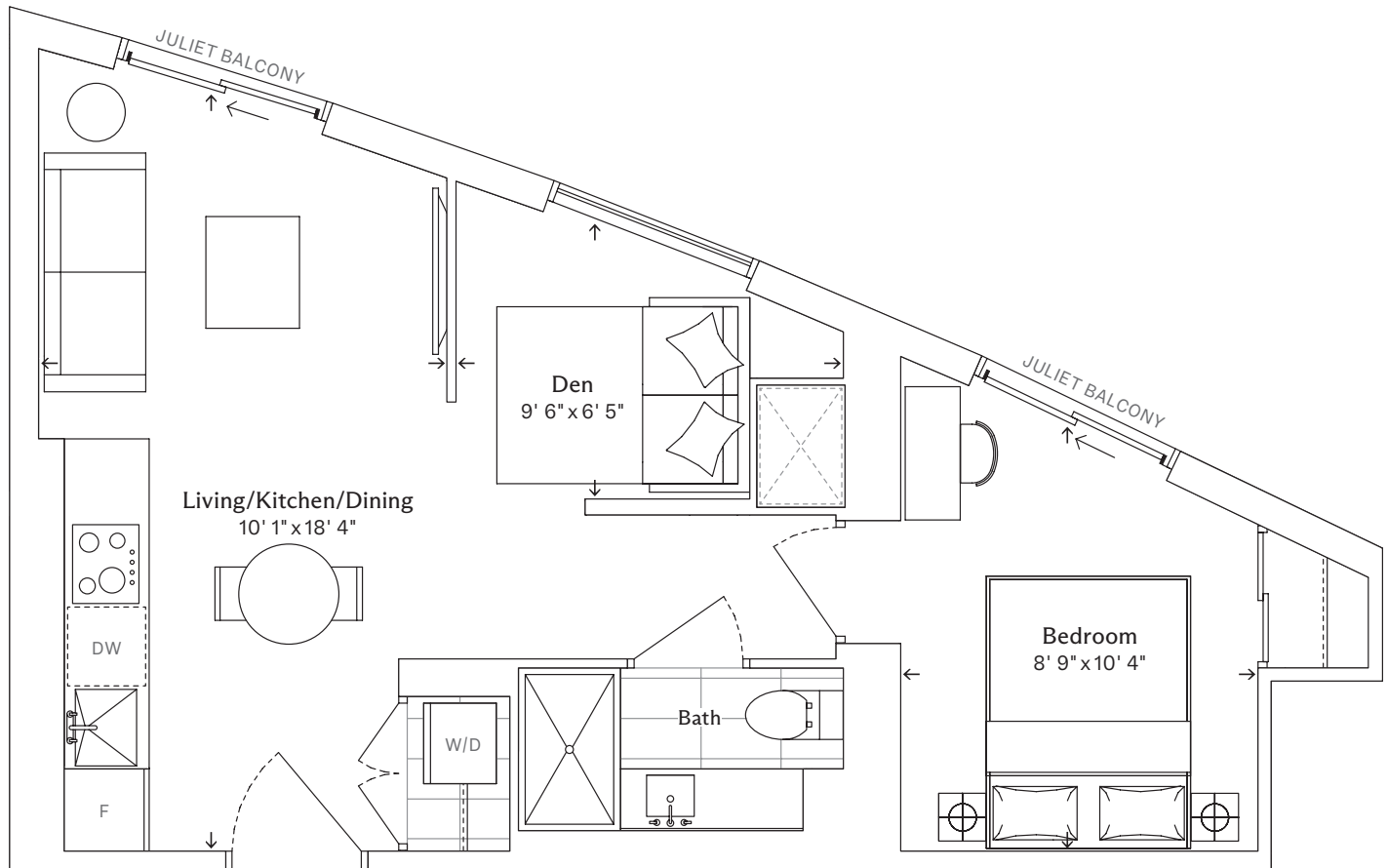
1A+D

SUITE TYPE

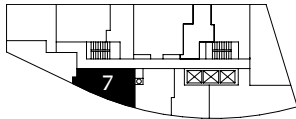
One Bedroom and Den, One Bathroom

TOTAL

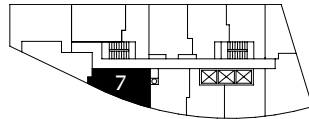
503 sq. ft.



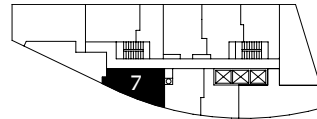
KEY PLAN



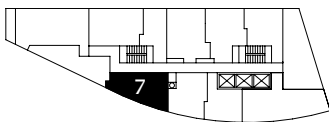
Floor 6-8



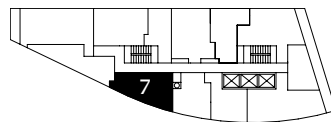
Floor 9-11



Floor 12-16



Floor 17



Floor 18-31



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PARK ROAD



PARK ROAD

RESIDENCE

1C+D

SUITE TYPE

One Bedroom and Den

RESIDENCE

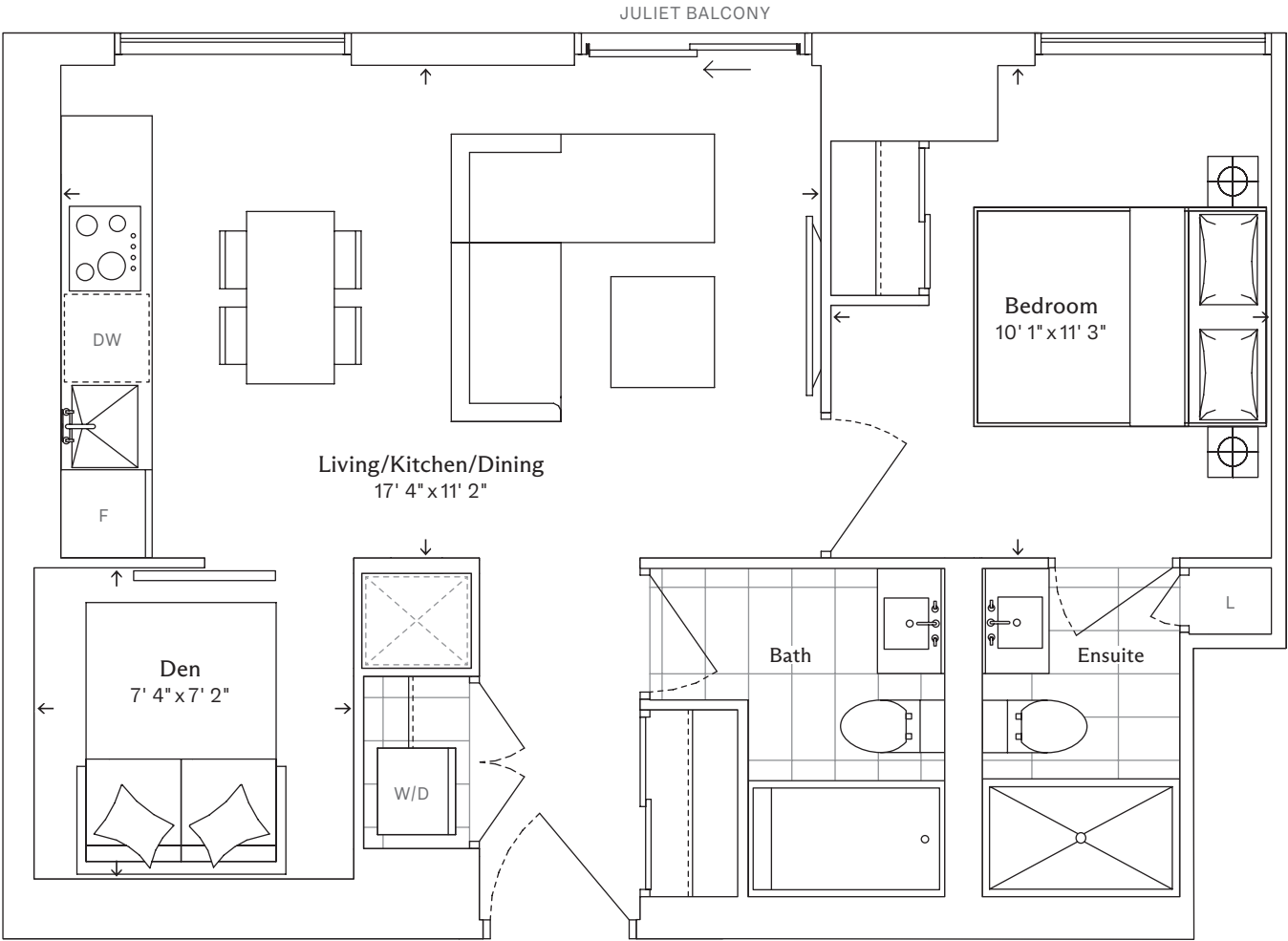
1C+D

SUITE TYPE

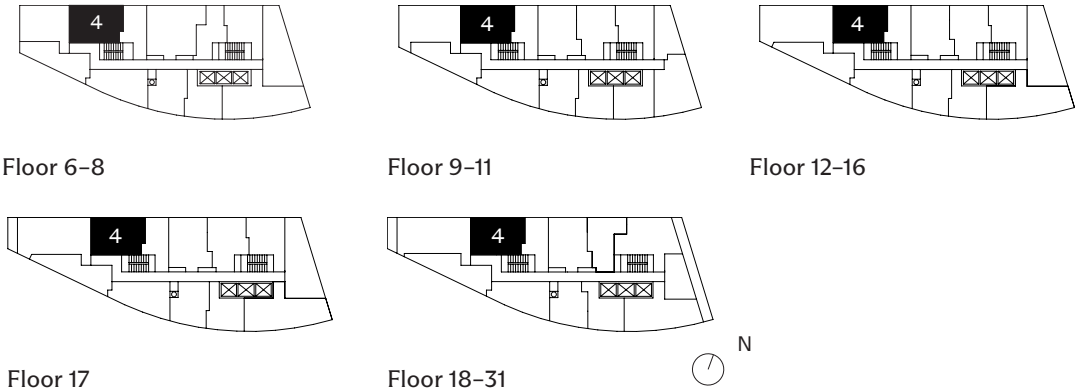
One Bedroom and Den, Two Bathroom

TOTAL

589 sq. ft.



KEY PLAN



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PARK ROAD



PARK ROAD

RESIDENCE

1J+D

SUITE TYPE

One Bedroom and Den

RESIDENCE

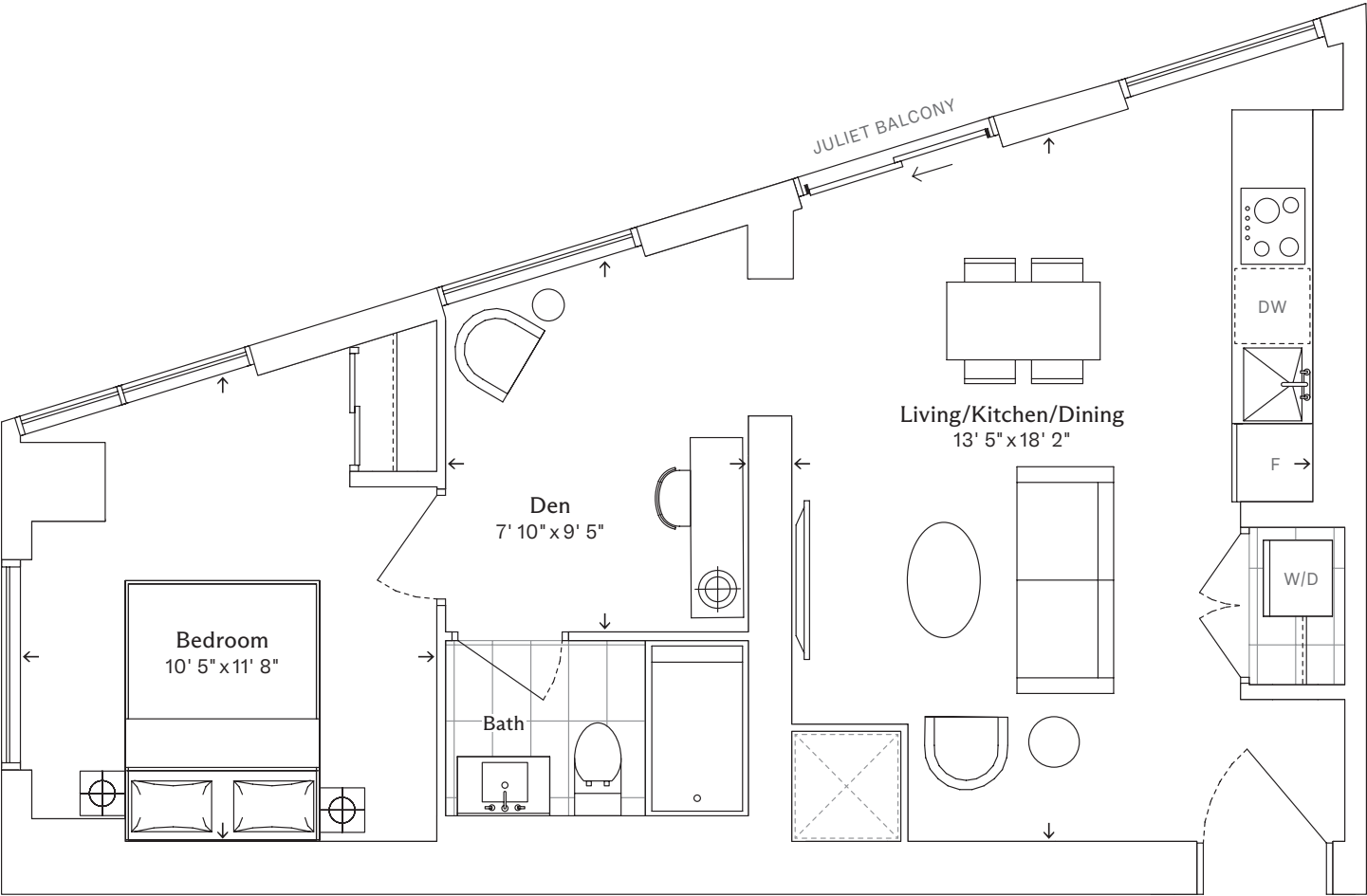
1J+D

SUITE TYPE

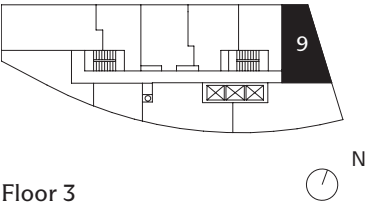
One Bedroom and Den, One Bathroom

TOTAL

595 sq. ft.



KEY PLAN



Floor 3

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PARK ROAD

RESIDENCE

2C

SUITE TYPE

Two Bedroom

RESIDENCE

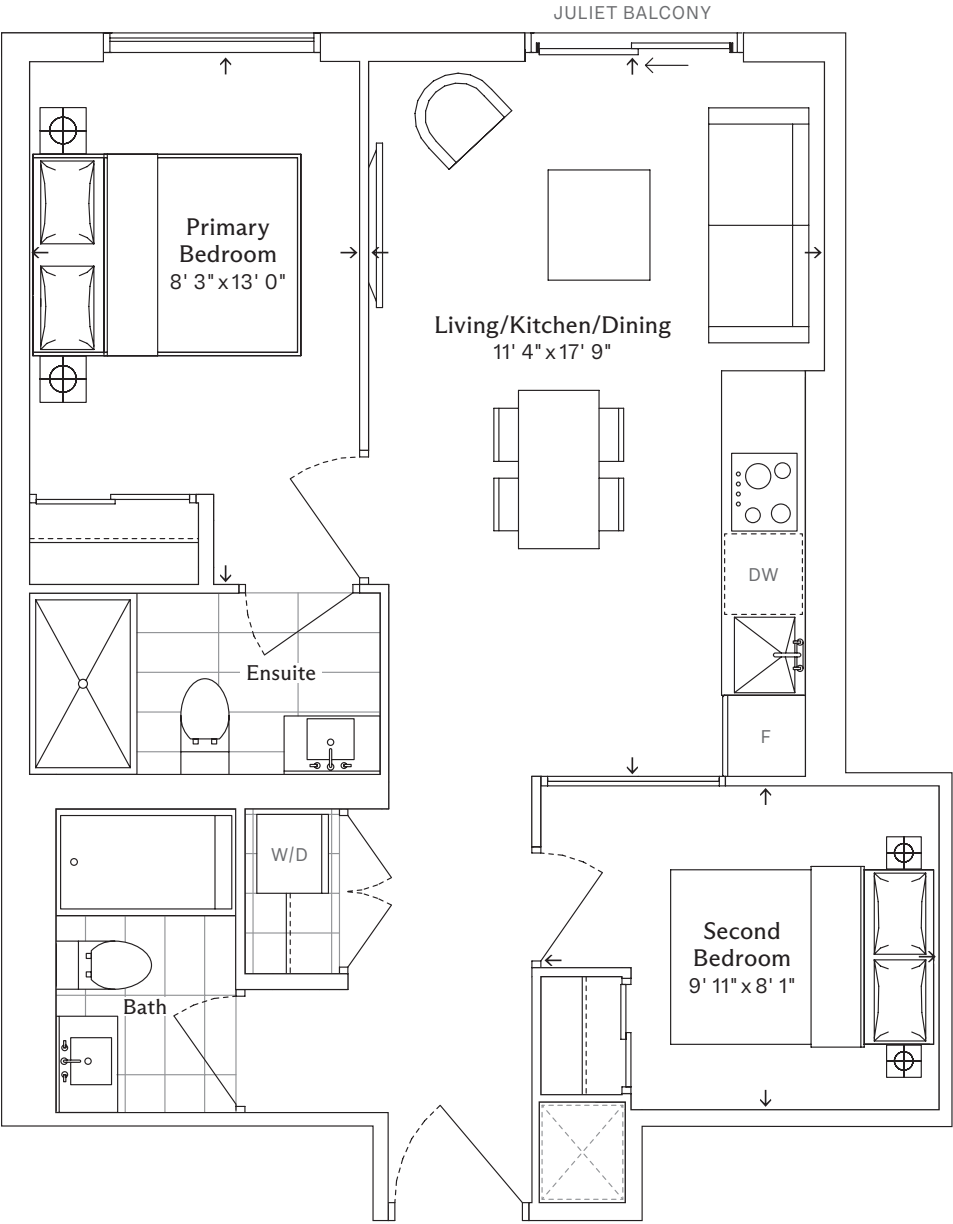
2C

SUITE TYPE

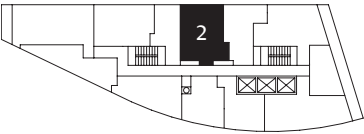
Two Bedroom, Two Bathroom

TOTAL

611 sq. ft.



KEY PLAN



Floor 19-31

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PARK ROAD



PARK ROAD

RESIDENCE

2E

SUITE TYPE

Two Bedroom

RESIDENCE

2E

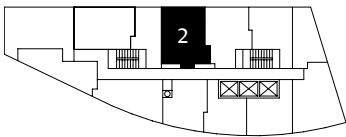
SUITE TYPE

Two Bedroom, Two Bathroom

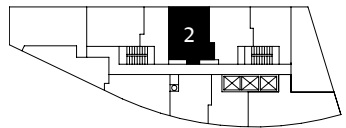
TOTAL

611 sq. ft.

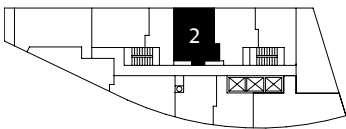
KEY PLAN



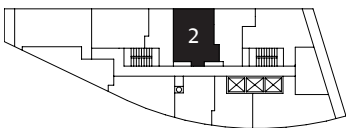
Floor 9-11



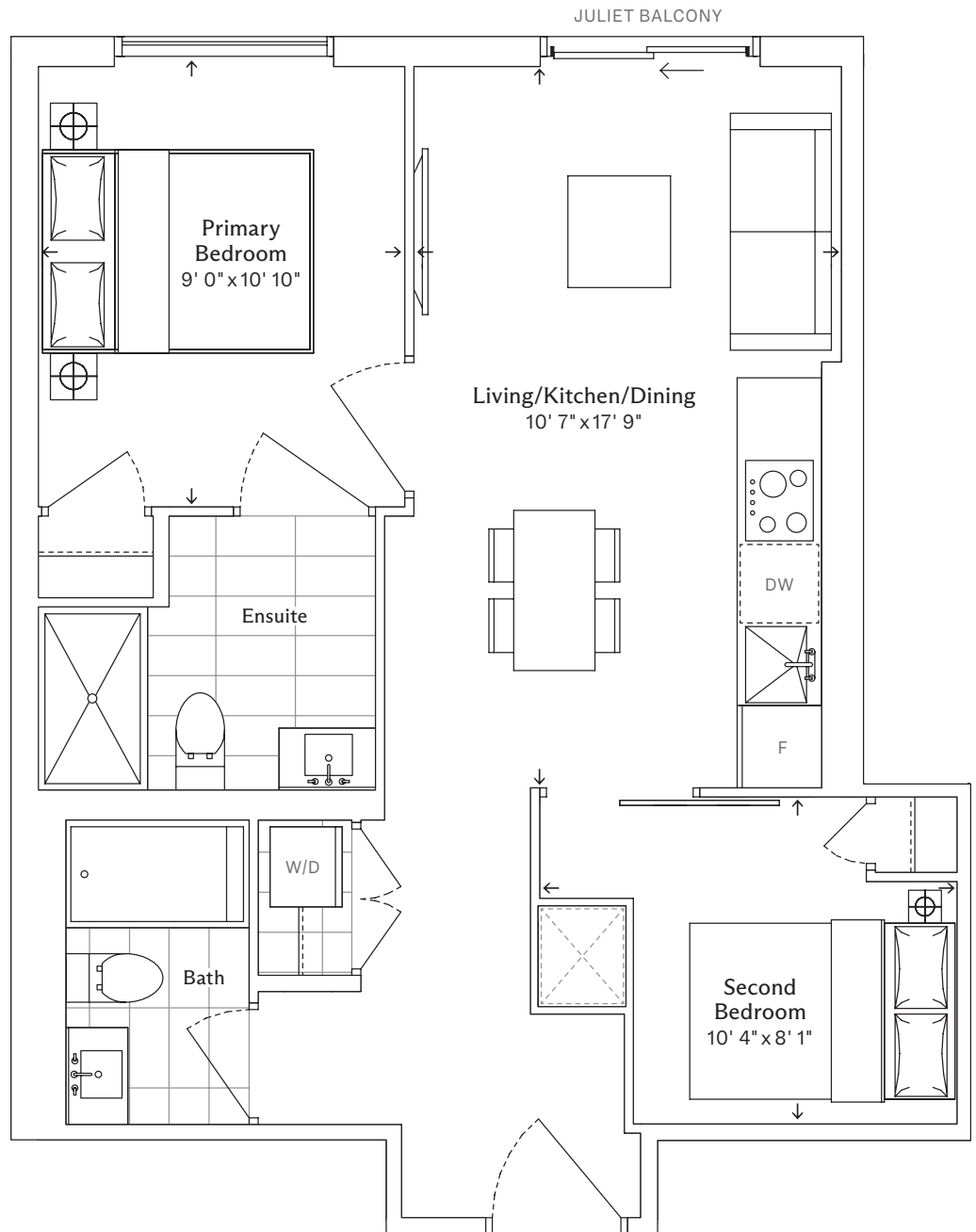
Floor 12-16



Floor 17



Floor 18



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PARK ROAD



PARK ROAD

RESIDENCE

2H

SUITE TYPE

Two Bedroom

RESIDENCE

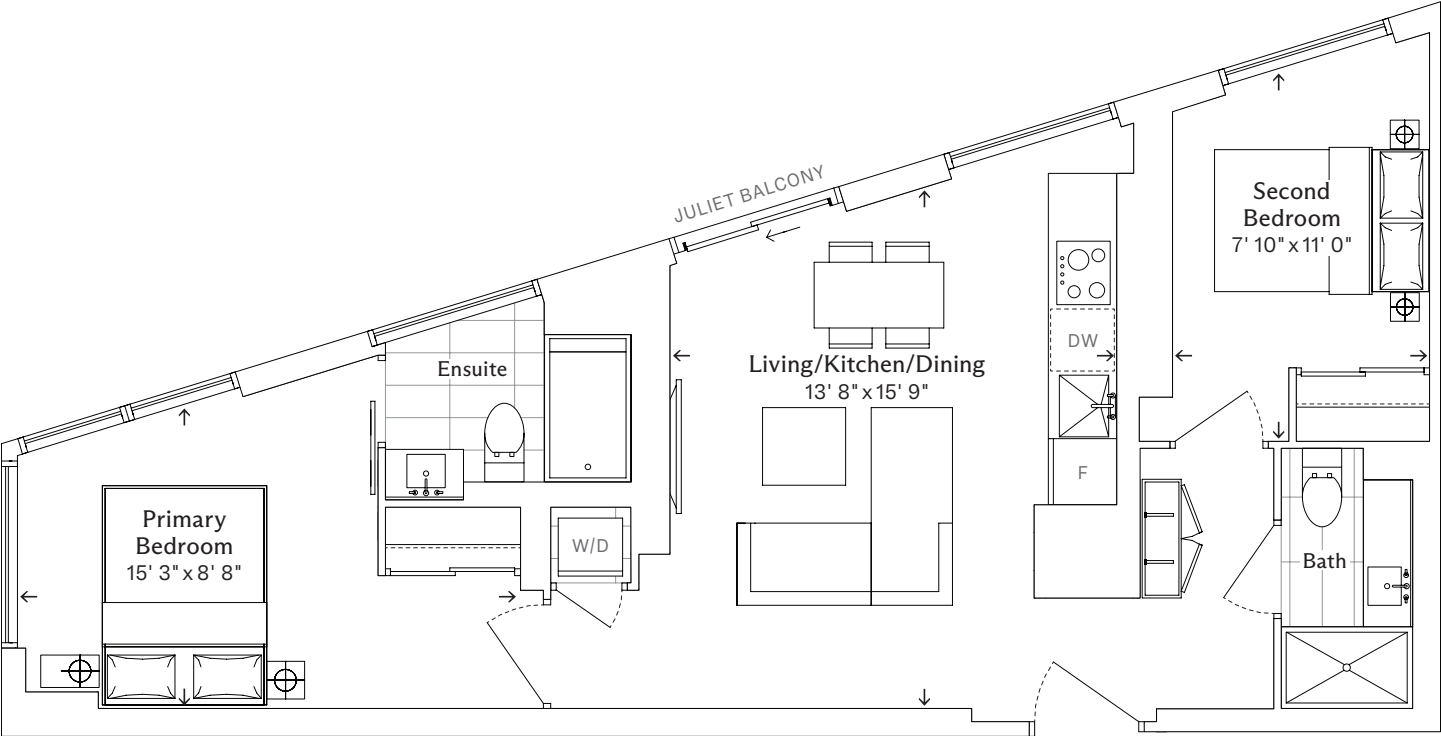
2H

SUITE TYPE

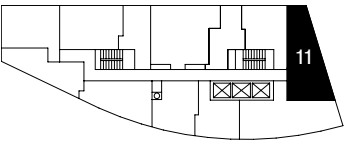
Two Bedroom, Two Bathroom

TOTAL

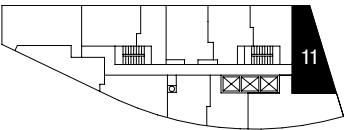
681 sq. ft.



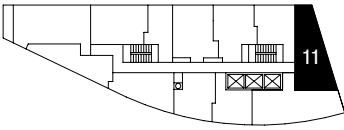
KEY PLAN



Floor 6-8



Floor 12-16



Floor 17



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PARK ROAD



PARK ROAD

RESIDENCE

2A

SUITE TYPE

Two Bedroom

RESIDENCE

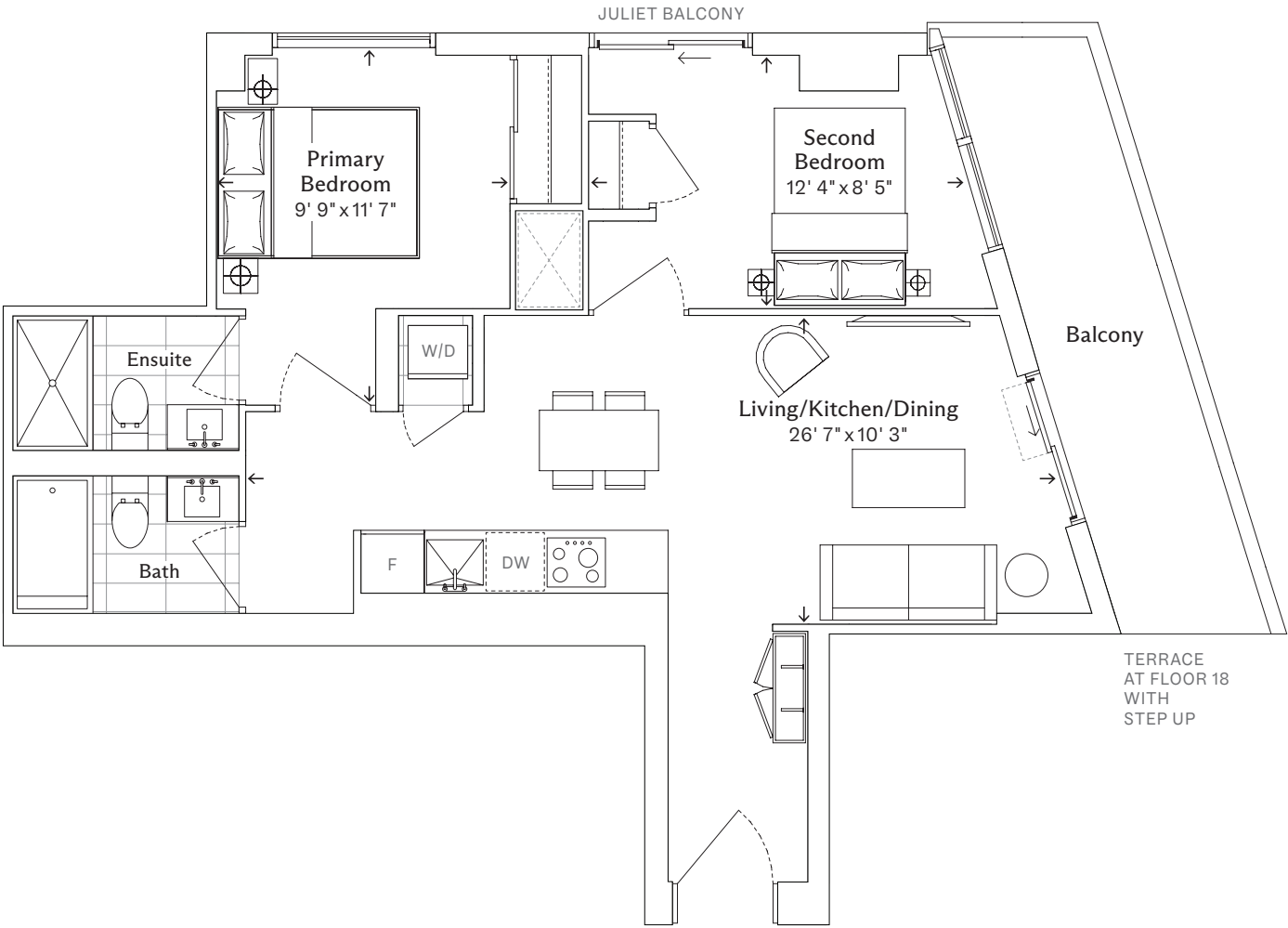
2A

SUITE TYPE

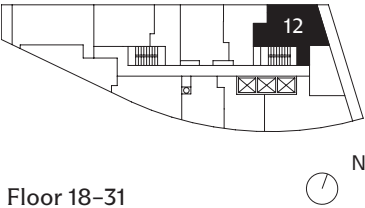
Two Bedroom, Two Bathroom

TOTAL

Interior 686 sq. ft.
Exterior 96 sq. ft.
Total 782 sq. ft.



KEY PLAN



Floor 18-31

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PARK ROAD



PARK ROAD

RESIDENCE

2B

SUITE TYPE

Two Bedroom

RESIDENCE

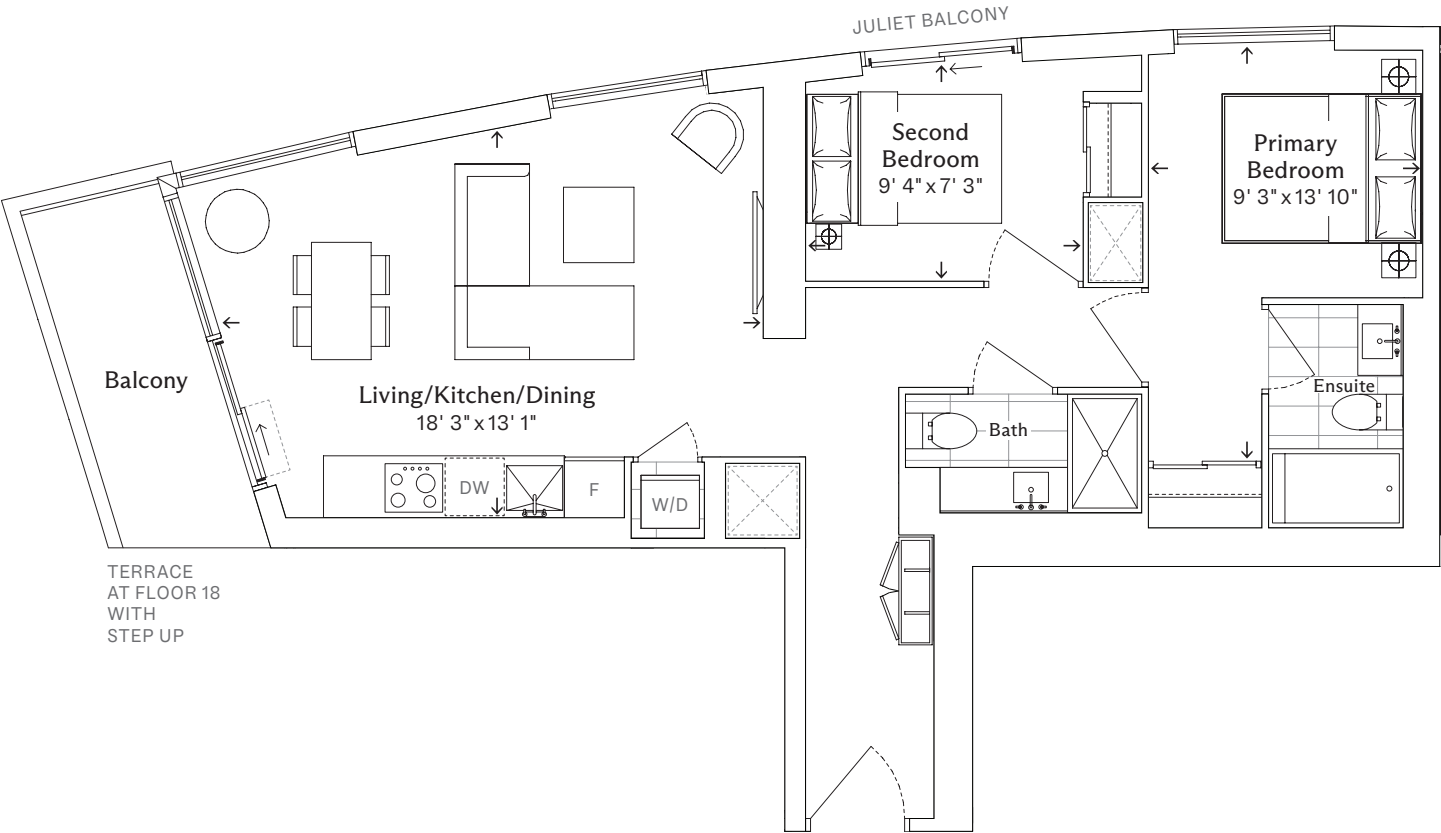
2B

SUITE TYPE

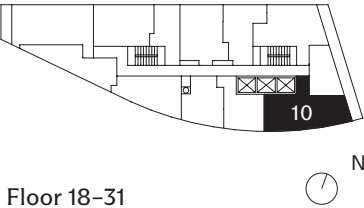
Two Bedroom, Two Bathroom

TOTAL

Interior 731 sq. ft.
Exterior 57 sq. ft.
Total 788 sq. ft.



KEY PLAN



Floor 18-31

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PARK ROAD

RESIDENCE

2J+M

SUITE TYPE

Two Bedroom and Media

RESIDENCE

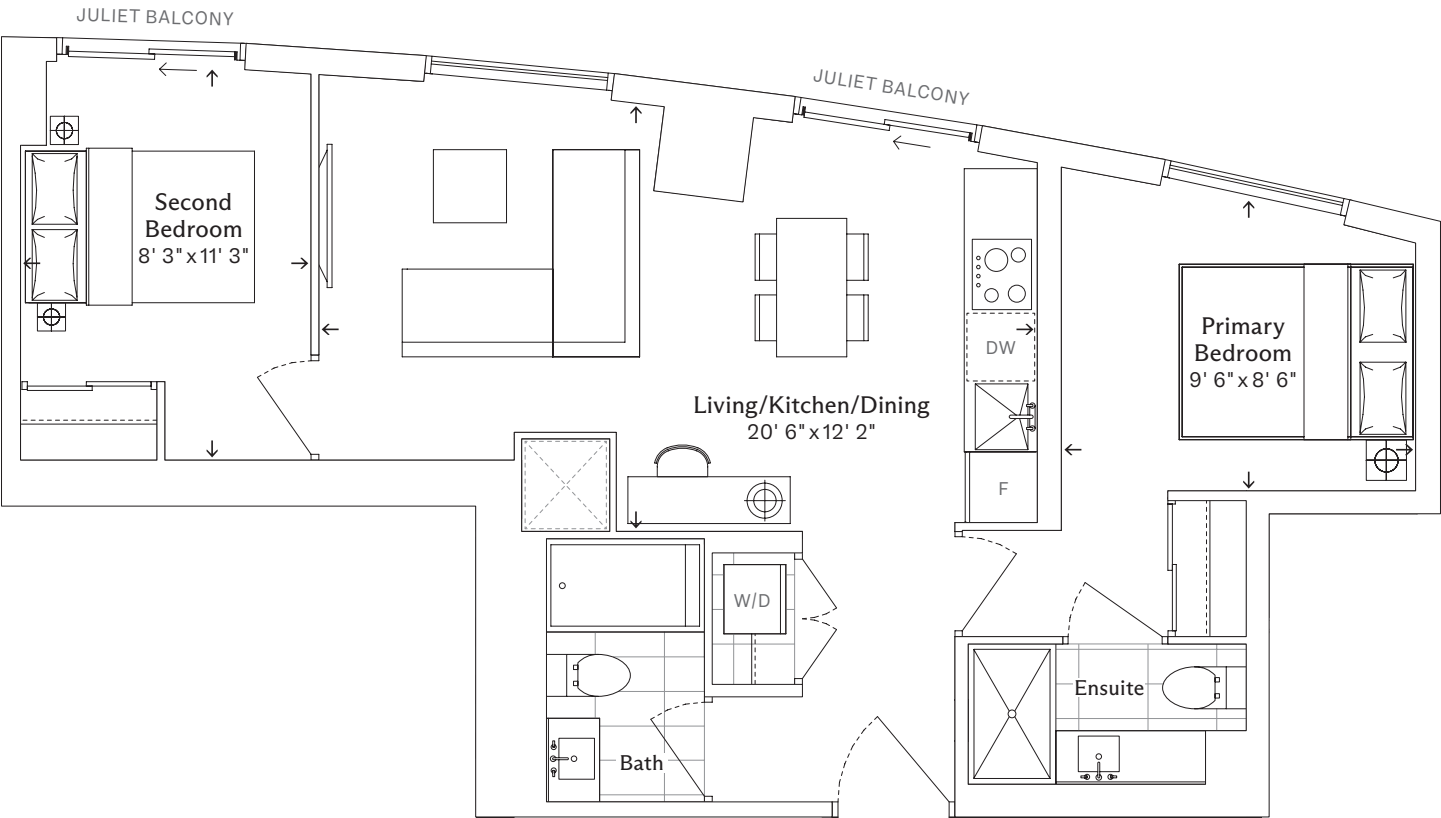
2J+M

SUITE TYPE

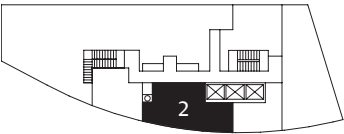
Two Bedroom and Media, Two Bathroom

TOTAL

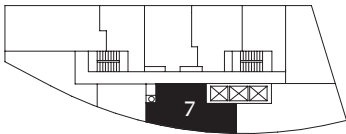
675 sq. ft.



KEY PLAN



Floor 2



Floor 3



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PARK ROAD

RESIDENCE

3F

SUITE TYPE

Three Bedroom

RESIDENCE

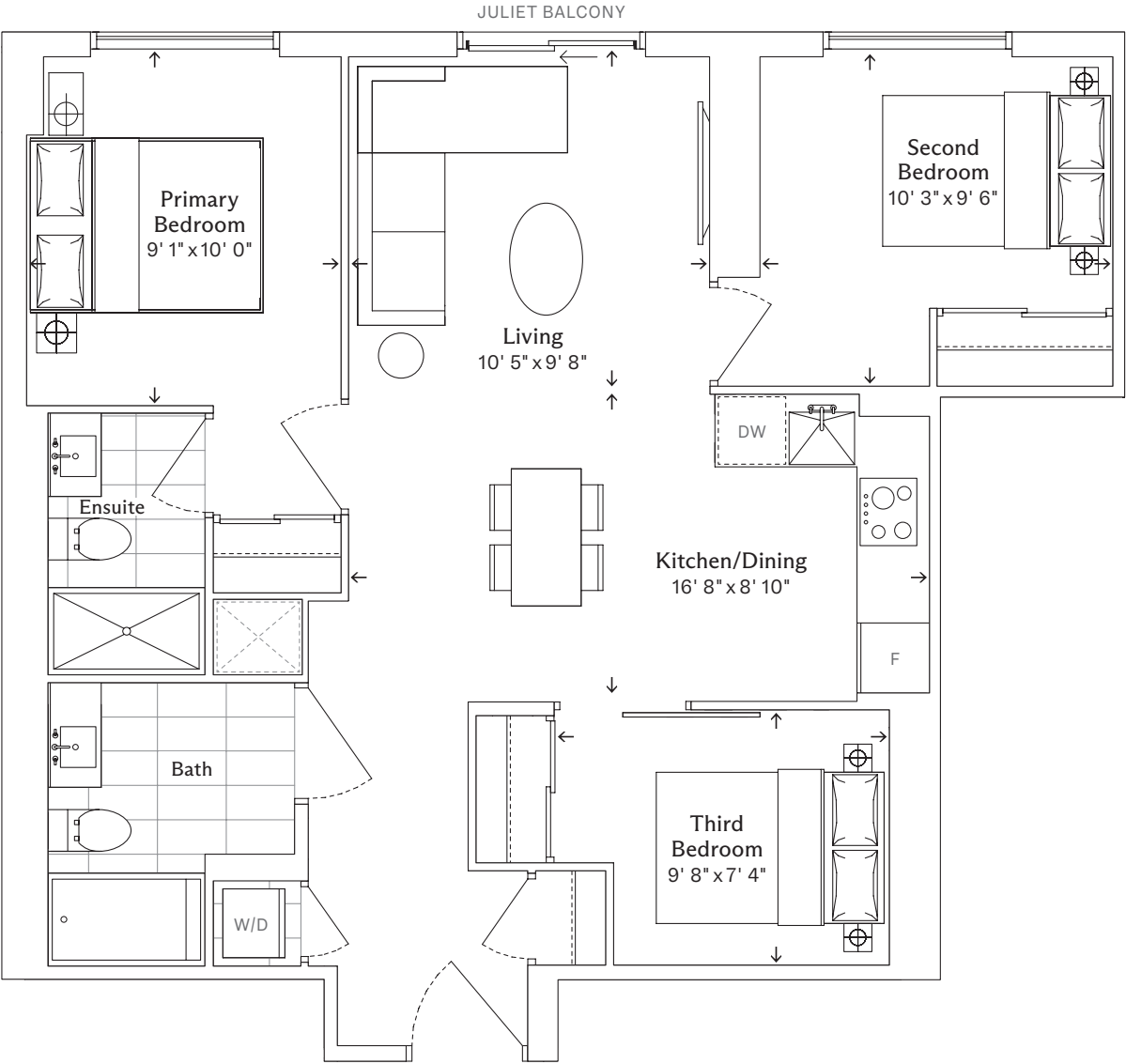
3F

SUITE TYPE

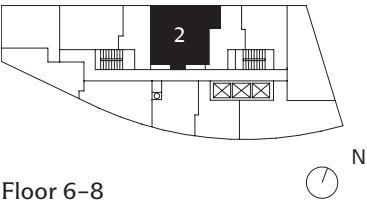
Three Bedroom, Two Bathroom

TOTAL

796 sq. ft.



KEY PLAN



Floor 6-8

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PARK ROAD

RESIDENCE

3H

SUITE TYPE

Three Bedroom

RESIDENCE

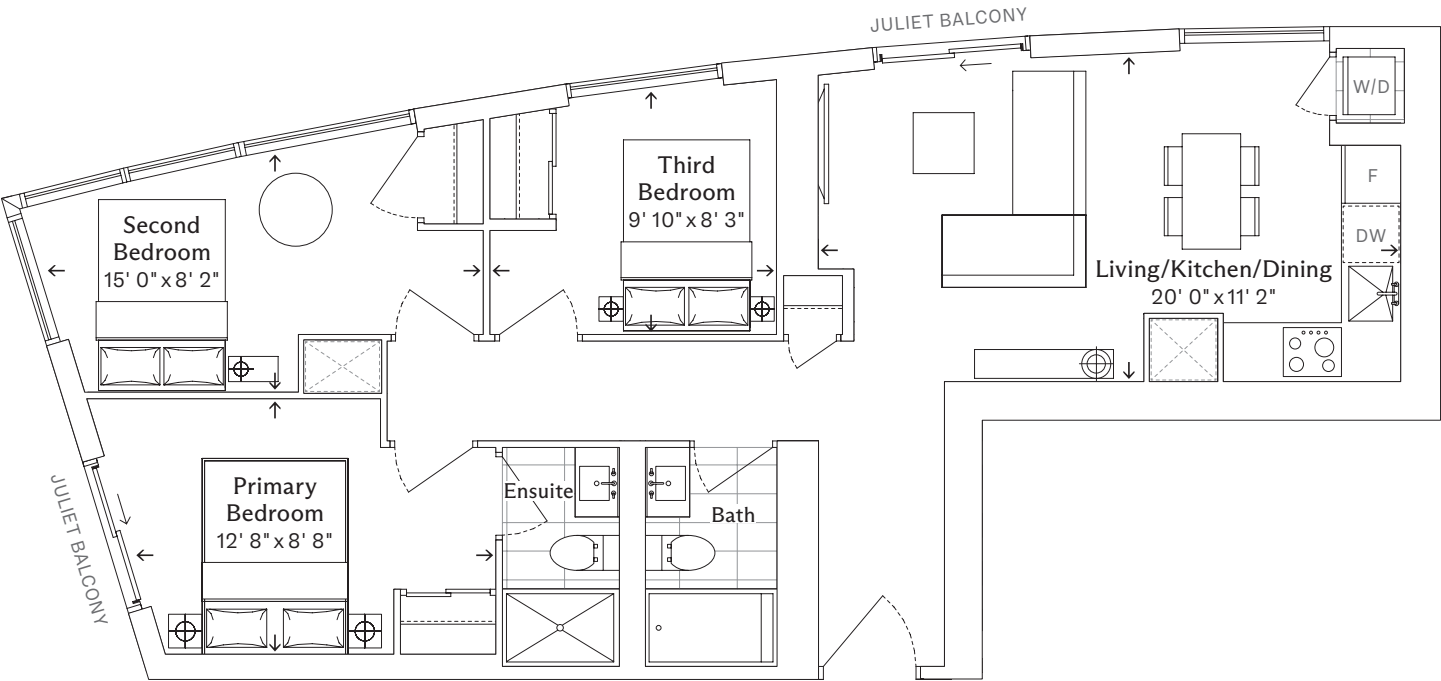
3H

SUITE TYPE

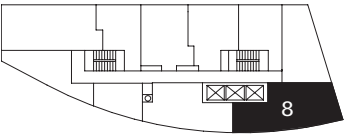
Three Bedroom, Two Bathroom

TOTAL

823 sq. ft.



KEY PLAN



Floor 3



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PARK ROAD

RESIDENCE

31

SUITE TYPE

Three Bedroom

RESIDENCE

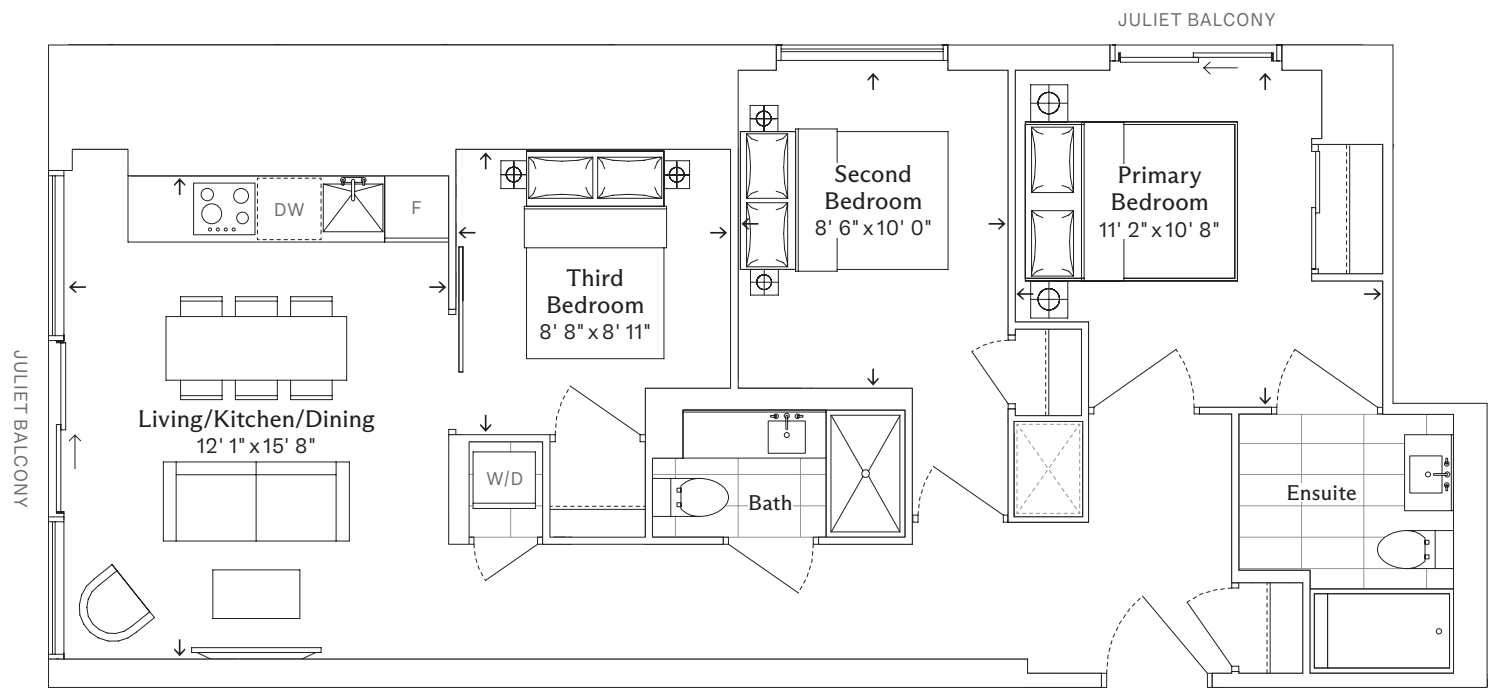
3I

SUITE TYPE

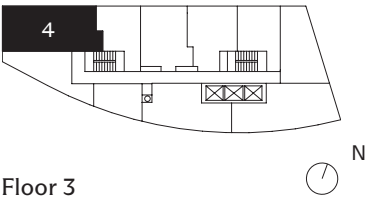
Three Bedroom, Two Bathroom

TOTAL

870 sq. ft.



KEY PLAN



Floor 3

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PARK ROAD

RESIDENCE

3B+M

SUITE TYPE

Three Bedroom and Media

RESIDENCE

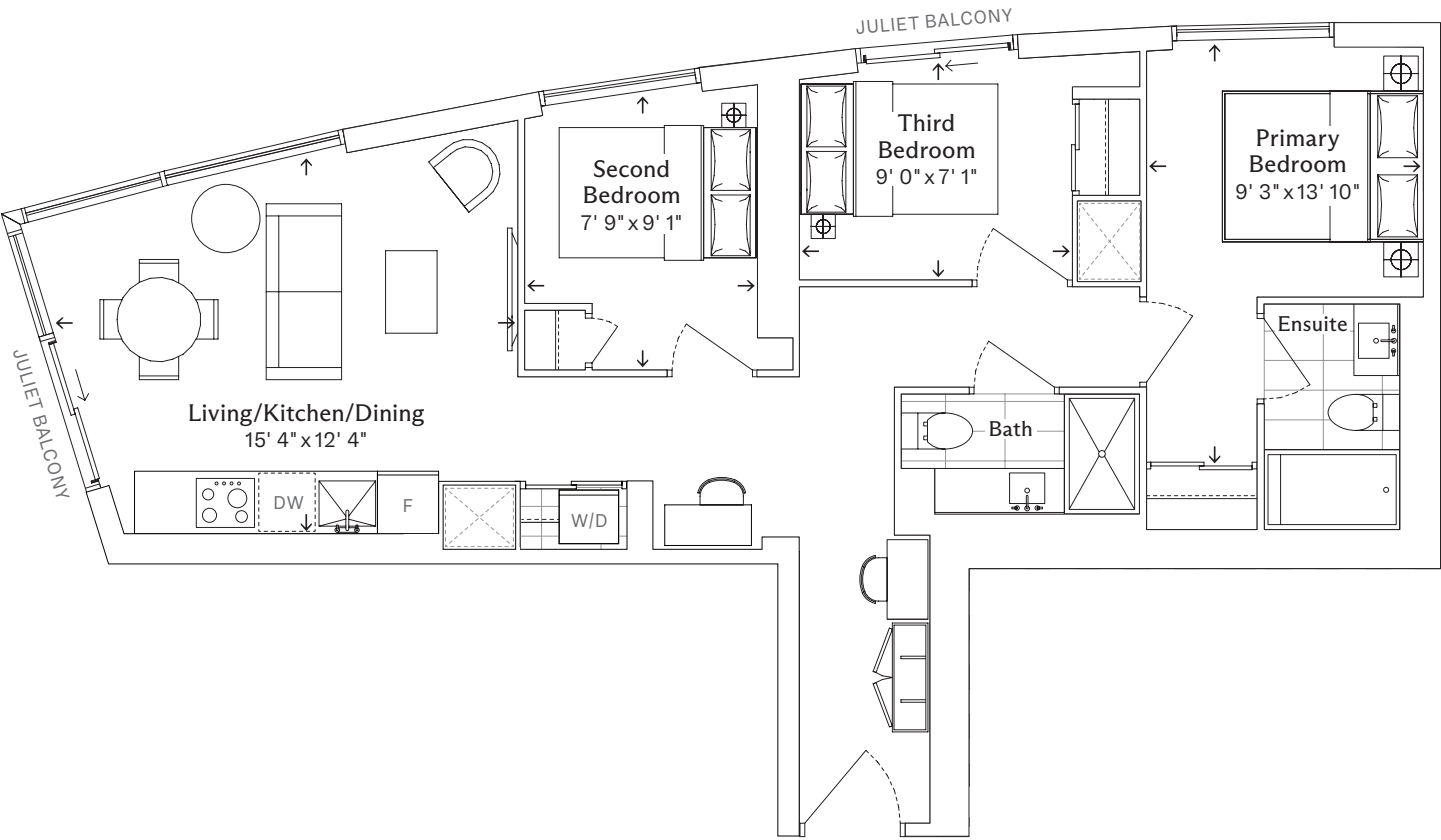
3B+M

SUITE TYPE

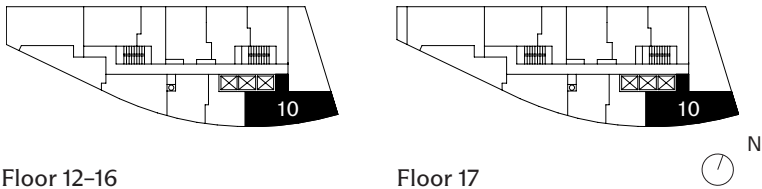
Three Bedroom and Media, Two Bathroom

TOTAL

801 sq. ft.



KEY PLAN



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PARK ROAD

RESIDENCE

3E+M

SUITE TYPE

Three Bedroom and Media

RESIDENCE

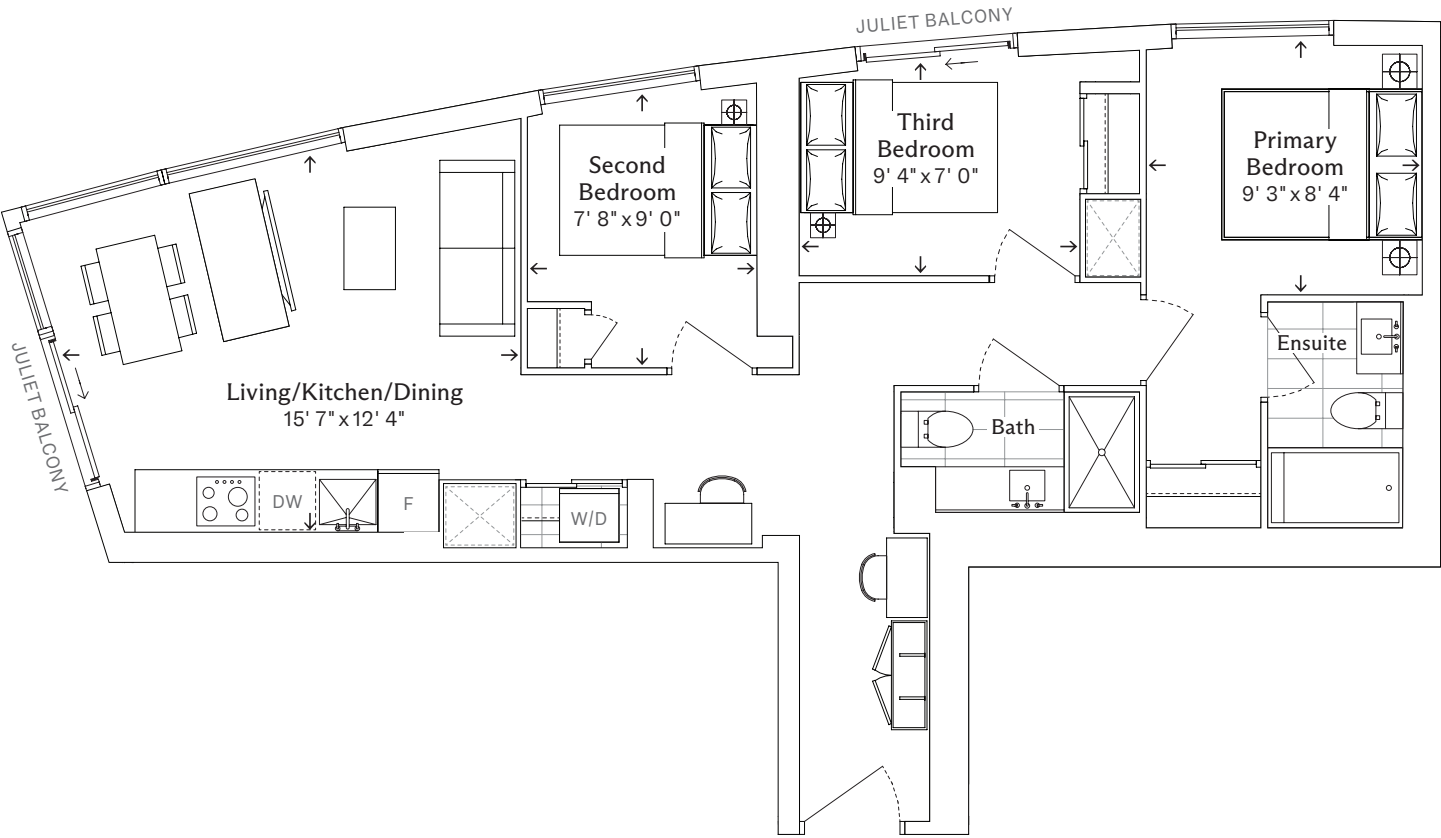
3E+M

SUITE TYPE

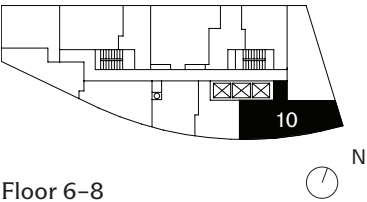
Three Bedroom and Media, Two Bathroom

TOTAL

802 sq. ft.



KEY PLAN



Floor 6-8

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PARK ROAD

RESIDENCE

3D+M

SUITE TYPE

Three Bedroom and Media

RESIDENCE

3D+M

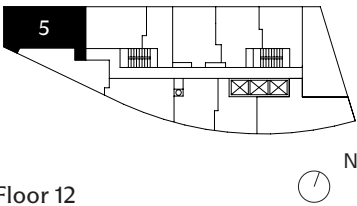
SUITE TYPE

Three Bedroom and Media, Two Bathroom

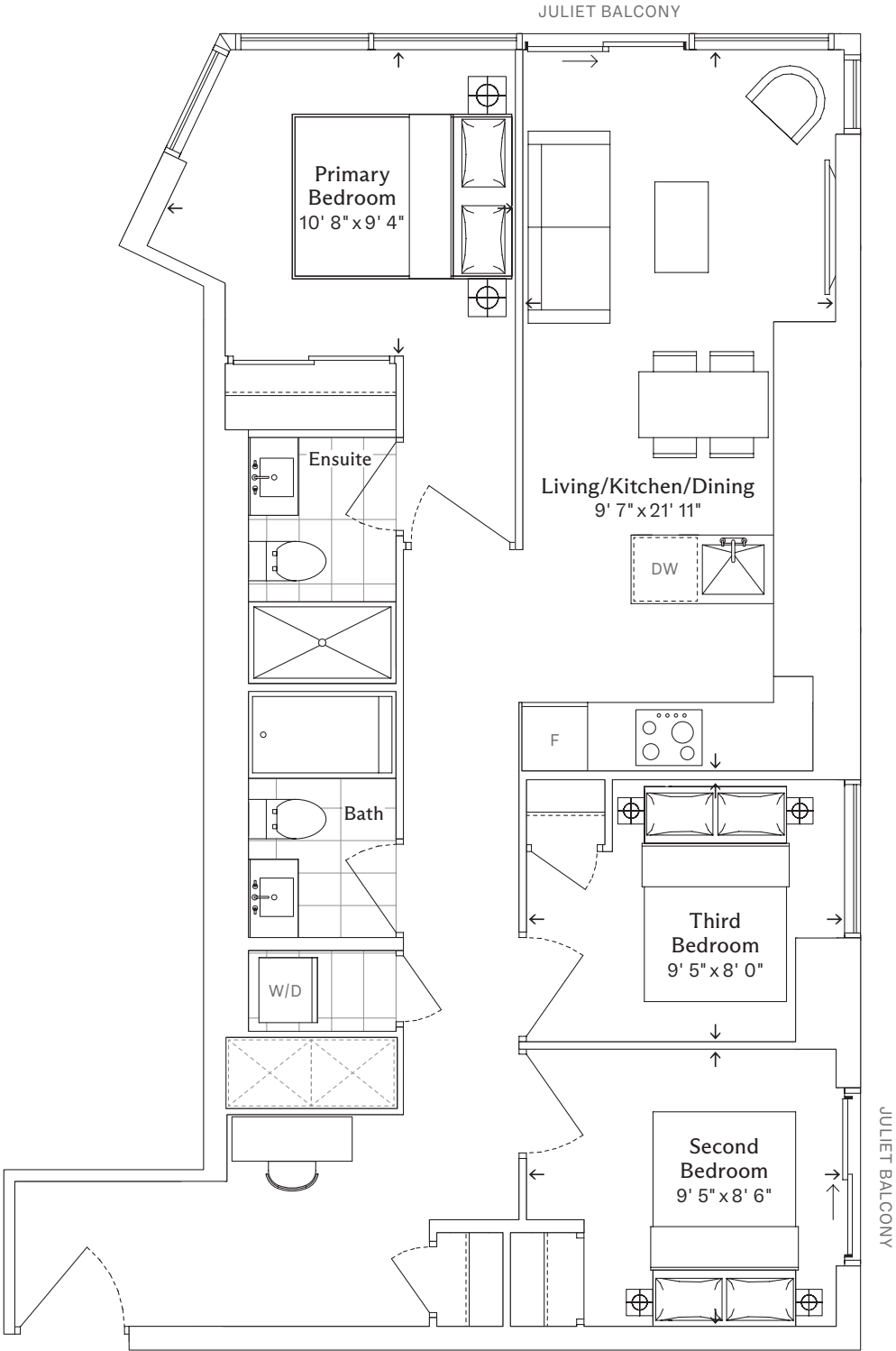
TOTAL

841 sq. ft.

KEY PLAN



Floor 12



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PARK ROAD

RESIDENCE

3J+M

SUITE TYPE

Three Bedroom and Media

RESIDENCE

3J+M

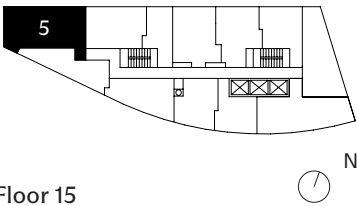
SUITE TYPE

Three Bedroom and Media, Two Bathroom

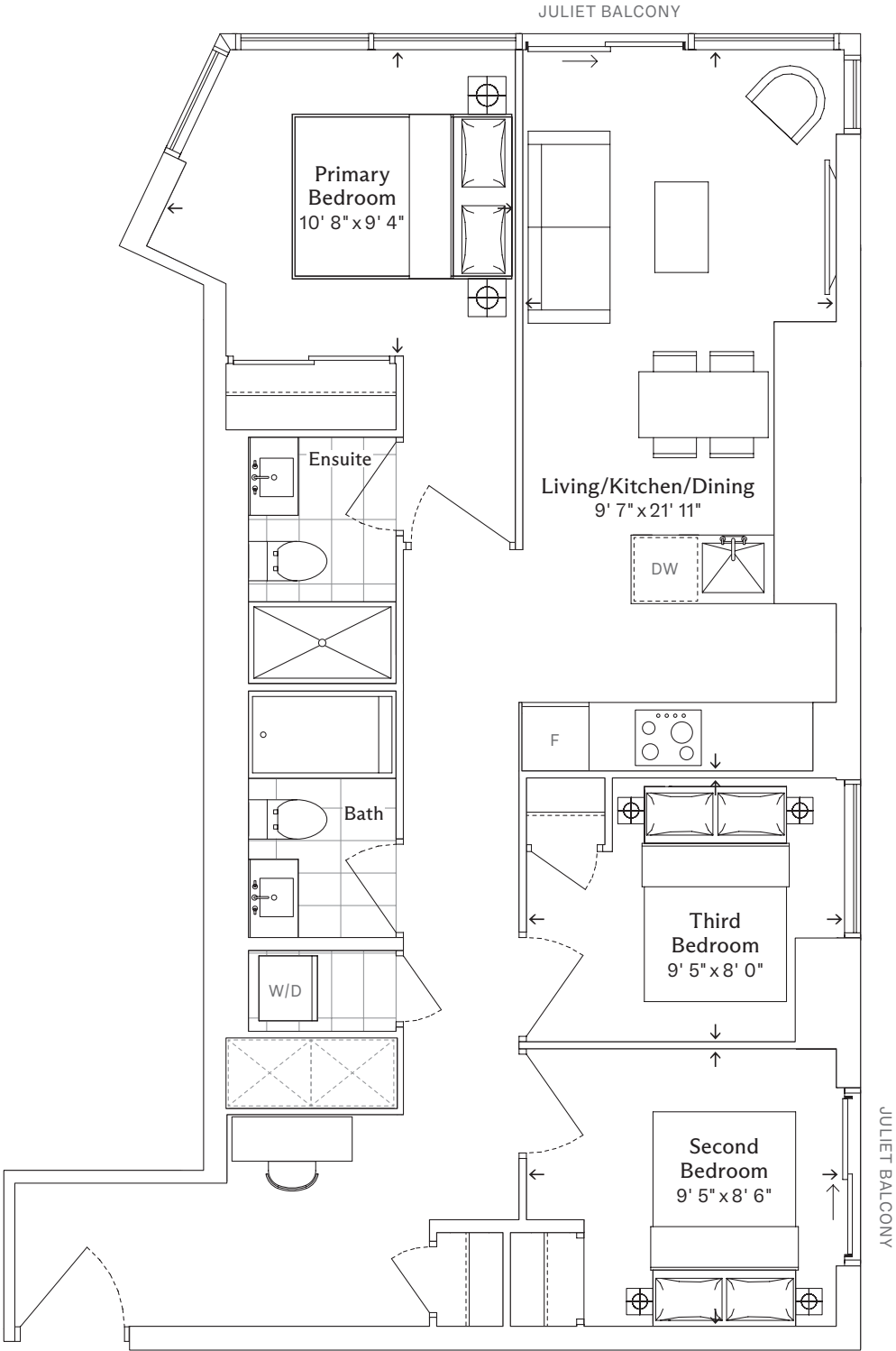
TOTAL

841 sq. ft.

KEY PLAN



Floor 15



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PARK ROAD

RESIDENCE

3K+M

SUITE TYPE

Three Bedroom and Media

RESIDENCE

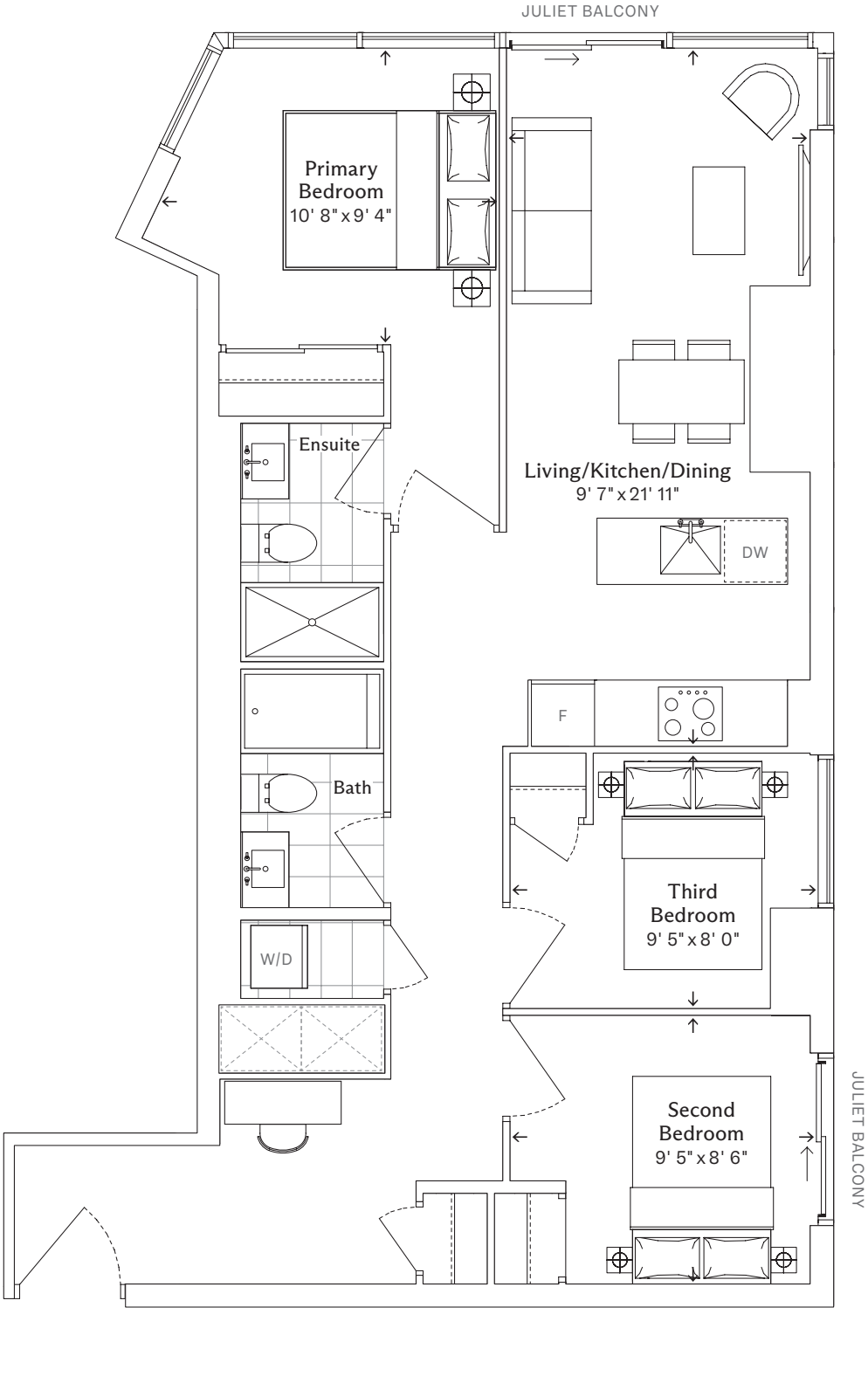
3K+M

SUITE TYPE

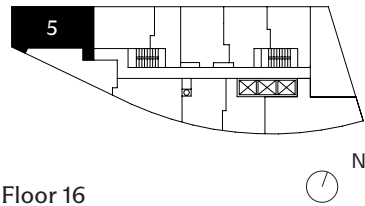
Three Bedroom and Media, Two Bathroom

TOTAL

841 sq. ft.



KEY PLAN



Floor 16

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