



the BLOOR Street NEIGHBOURHOOD
condominiums at bloor & yonge

Model Suite & Sales Centre
876 Yonge Street
Toronto, Ontario M4W 2J1
Email: bloor@bellnet.ca T (416) 977-1100, F (416) 977-1079
Web: www.thebloorstreetneighbourhood.com
Hours: Mon-Thurs 12:00 – 7:00pm, Sat-Sun 12:00 – 5:00pm, Closed Fridays

BUILDING FEATURES & AMENITIES

Interior Designs by Brian Gluckstein. Two guest suites and 24 hour concierge. Elaborate two storey fitness and recreational facility. The Bloor Street Club features a fully equipped fitness room, indoor swimming pool, whirlpool, his/hers change rooms, billiards room, club room with catering style kitchen and lounge, outdoor terrace with barbeque.

SUITE FEATURES

Innovative designs with 9 and 10 foot ceilings, engineered hardwood floors in foyer, living/dining, kitchen and den areas (as per plan). Kitchens are open concept, contemporary shaker style or streamlined cabinetry, granite or corian countertop, backsplash, track lighting, Stainless Steel kitchen appliances*, stacked washer and dryer. Master Bathrooms feature marble floors, marble or corian countertop with undermount sink, contemporary shaker style or streamlined cabinetry.

<u>Additional Facts & Features</u>	<u>Financing Features</u>
Building Design 32 Storeys, 349 Units	Taxes Approximately 1.25% of the purchase price
Maintenance Fees Approx. \$0.45 per sq. ft. Hydro metered separately	GST Included in purchase price
Parking & Lockers Parking - \$35,000 (available only on specific units) Lockers – available on wait list	Financing Special Capped Rate Program through Royal Bank
Tentative Occupancy September - December 2009	Deposit Structure \$2,000 with offer. Balance to 5% in 30 days. 5% in 120 days. 5% in 180 days. 10% on closing

PRICING

Suite Type	Suite #	Square Footage	Priced from
One Bedroom	103	518	\$269,900
One Bedroom	110	550	\$289,900
One Bedroom & Den	304	735	\$369,900
One Bedroom & Den	1401	734	\$399,900
One Bedroom & Den	804	737	\$374,900
One Bedroom & Den	306	794	\$383,900
One Bedroom & Den	311, 411	853	\$409,900
Two Bedroom	1507	796	\$429,900
Two Bedroom	1506	825	\$439,900
Two Bedroom	211	928	\$469,900
Two Bedroom & Den	1415	1342	\$749,900
One Bedroom	2004 to 2604	775	\$459,900
One Bedroom & Den	2001 to 2601	820	\$491,900
One Bedroom & Den	2302, 2502, 2602	965	\$661,900
Two Bedroom & Den	2701 to 3001	1120	\$730,900
Two Bedroom & Den	2703 to 3003	1215	\$795,900
Two Bedroom & Den	2203 to 2603	1225	\$729,900
Two Bedroom & Den	2702 to 3002	1460	\$1,100,000
Two Bedroom & Den	3201	1835	\$1,399,900

PURCHASER INCENTIVE 1: Available on suites priced at \$550,000 - \$1,250,900
Live mortgage free for 1 year! Value up to \$32,964.00++

PURCHASER INCENTIVE 2: Available on suites priced below \$550,000
Receive a suite furniture package, valued at \$10,000++ or 2% discount off the purchase price++

Representations and information contained herein do not form part of any Agreement of Purchase and Sale. Prices and availability are subject to change without notice. E. & O.E. Printed on January 25, 2009.
* Units under 500 sq.ft. will receive smaller white appliance package.





Presentation Centre
 876 Yonge St.
 Toronto, Ontario
 M4W 2J1
 Email: bloor@bellnet.ca T (416) 977-1100, F (416) 977-1079
 Web: www.casacondominium.com
 Hours: Mon-Thurs 12:00 – 7:00pm, Sat-Sun 12:00 – 5:00pm, Closed Fridays

CONDOMINIO RESIDENZA

Signature Address, Steps from Yorkville/Bloor/Yonge

BUILDING FEATURES & AMENITIES

Architecture by architects Alliance, furnishings by Armani Casa.
 A 46 storey steel structure with walls of glass and wrap around balconies!
 A remarkable lobby that soars to a full four floors with a glass façade.
 Located on the fifth floor of the Charles Street podium is the Pezzo Forte – an extraordinary recreation facility with indoor and outdoor amenities. The Pezzo Forte features outdoor swimming pool and hot tub, heated all year round!
 An outdoor double-sided fireplace featuring a lounge area on one side and an arbour dining pavilion and al fresco bar on the other
 The indoor amenities include a fully-equipped fitness centre with cardio, weights, yoga/pilates room, his/her change rooms, billiards lounge, media room, catering kitchen and much more...

SUITE FEATURES

9' or 10' ceiling heights
 Floor to ceiling glass windows
 Engineered hardwood flooring in foyer, living, dining, kitchen and den area*
 Balcony or Terraces on all levels with sliding glass doors
 Imported Italian Kitchens*
 Quartz or Granite kitchen countertops*
 Ceramic, glasstile or backpainted glass backsplash*
 Stainless Steel appliances package (Fridge, Stove, Dishwasher, Microwave),
 Stacked Washer and Dryer
 Bathrooms with ceramic tile or stone tile*

Additional Facts & Features	Financing Features
Total Number of Units & Floors: 403 Units, 46 Storeys Maintenance Fees: Approximately .42 cents per sq. ft. Includes: gas, water, use of amenities and all common area expenses. Excludes: In-suite hydro usage, cable, and telephone. Parking & Lockers: <ul style="list-style-type: none"> • Parking - \$35,000 (available only on specific units) • Lockers – available on wait list 	Taxes: Approximately 1.25% of the purchase price GST: Included in purchase price Financing: Special Capped Rate Program through Royal Bank Deposit Structure: \$2,000 upon signing the purchase agreement. Balance of 5% in 30 days. 5% in 90 days. 5% in 180 days. 5% in 365 days. 5% on closing
Tentative Occupancy: <ul style="list-style-type: none"> • Fall 2009 	

PRICING

Model	Type	Suite Size	Prices From:
Firenze	One Bedroom	495	\$280,900
Portofino	One Bedroom + Den	624	\$334,900
Sienna	One Bedroom	688	\$362,900
Milano	One Bedroom	721	\$379,900
Foglia	Two Bedroom	807	\$459,900
Napoli	Two Bedroom	840	\$463,900
Perugia	Two Bedroom & Den	1130	\$580,900
Modena	Two Bedroom & Den	1204	\$688,900

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 *As per plan, from Vendor's samples
 Prices and availability are subject to change without notice. January 17, 2009 E. & O.E.

Cresford