

era at Yonge - Building C

FAST FACTS

BUILDING

- BUILDING – 30 STOREYS
- TOTAL SUITES – 312
- TENTATIVE OCCUPANCY – APRIL 2021
- PROPERTY MANAGER: **CROSSBRIDGE CONDOMINIUM SERVICES LTD.**
- ARCHITECT: **GRAZIANI + CORAZZA ARCHITECTS INC.**
- INTERIOR DESIGN: **TANNER HILL ASSOCIATES INC.**
- GARBAGE DISPOSAL – TRI-SORT: ORGANIC WASTE + RECYLCES + REG. REFUSE
- PET-FRIENDLY, RULES AND REGULATIONS ENFORCED
- MAINTENANCE FEE INCLUDES: COMMON AREAS, BUILDING INSURANCE, 24-HOUR CONCIERGE, WATER, HEAT

SUITES

- FULL SIZE APPLIANCES
- 9' STANDARD CEILING HEIGHT; 10' CEILINGS IN PENTHOUSES – SMOOTH FINISH THROUGHOUT
- MANUAL ROLLER SHADES INCLUDED (VALUED AT \$5,000)
- CEILING LIGHT FIXTURE IN FOYER, KITCHEN, DEN AND BEDROOM(S), WHERE APPLICABLE
- DINING AREA – CAPPED CEILING OUTLET
- DÉCOR PACKAGES ARE SET – AN ADMINISTRATION FEE APPLIES TO MIX AND MATCH, PAYABLE AT COLOUR SELECTION APPOINTMENT
- OPTIONAL ISLAND SIZE IS: 4' X 2'4" – EXTRA COST IS \$3,500, MUST BE REQUESTED WITHIN 10 DAYS OF PURCHASE*
- SQUARE FOOTAGE STATED DOES NOT INCLUDE THE OUTSIDE BALCONY/PATIO AREA (ALL SUITES COME WITH BALCONY)

PARKING AND LOCKER

- 1 PARKING SPACE AND 1 LOCKER IS INCLUDED IN THE PRICE FOR EACH SUITE
- EACH PARKING SPACE IS DEEDED SEPARATELY
- 2 LEVELS OF UNDERGROUND PARKING, 2 LEVELS OF ABOVE GROUND PARKING
- LOCKER SIZE (APPROXIMATE SIZE: 3' X 5') – CAGE LOCKERS
- A LIMITED QUANTITY OF EXTRA PARKING IS PRICED AT \$40,000 (TAX INCLUDED) – AVAILABLE TO ALL UNITS.

AMENITIES

- SUITE ENTRY ALARM IS CONNECTED TO 24-HOUR CONCIERGE SERVICES
- INDOOR POOL
- LARGE FITNESS CENTRE (CARDIO, WEIGHTS AND AEROBICS EQUIPMENT)
- YOGA ROOM
- HIS/HER CHANGE ROOMS WITH SAUNAS
- PARTY ROOM WITH FIREPLACE, KITCHEN AND BAR
- GAMES ROOM
- OUTDOOR LANDSCAPED COURTYARD GARDEN AND TERRACE WITH FIREPLACE, AND-BARBECUES

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THE CONDO STORE REALTY