

THE  
**KEELEY**  
PARKYARD LIVING

## Welcome to The Keeley

Connected to friends, family, and neighbors, and to an extraordinary network of parks and ravines. Connected to the new subway extension, York University, Humber River Hospital. The perfect community to live, learn, play, shop, dine and connect. The Keeley is located close to numerous amenities, including Downsview Park, schools, shopping, dining and more. Connected to building amenities designed for real people who will be proud to call The Keeley their home.

**Exclusive Amenities Include:** Indoor/outdoor, lounge and dining area; beautifully landscaped outdoor terrace with barbecues; family room, media den, reading & study library, fitness centre with weight and cardio area;

### Suite Features

- The Keeley is an intimate 12 storey building
- Smooth finish 8'6" ceilings
- Designer selected laminate flooring
- Individually-controlled HVAC units for heating and cooling
- Integrated Energy Recovery Ventilators (ERVs) provided in each suite
- 7<sup>th</sup> floor rooftop Sky Yard with gas barbecues, fireplace, and sun lounge area
- Stainless steel electric smooth-top range, refrigerator/freezer, dishwasher, microwave with integrated hood fan.
- Soft-close kitchen door hinges and drawers
- Stacked washer and dryer
- Shower with framed glass enclosure or 5' soaker tub (as per plan)
- Rewired for telephone, cable and high-speed internet
- Gas line included for select terrace suites

Type	Size Range	Price Range
1 Bedroom + Den	535 – 682	\$400,900 - \$518,900
2 Bedroom	641 – 1,051	\$494,900 - \$771,900
2 Bedroom + Den	797 – 997	\$536,900 - \$793,900
3 Bedroom	943 – 1,157	\$707,900 - \$760,900

<p><b>Maintenance Fees</b></p> <p>Approx. \$0.56 psf (Includes: Upkeep of common areas, building insurance, and fund contribution; Excludes: Hydro, Water, Heat/Cooling,)</p> <p><b>Occupancy Date</b> July 2021</p>	<p><b>EXTENDED Deposit Structure</b></p> <p>\$5,000 on Signing</p> <p>Balance to 2.5% in <b>30</b> Days</p> <p>2.5% in <b>90</b> Days</p> <p>2.5% in <b>180</b> Days</p> <p>2.5% in <b>360</b> Days</p> <p>2.5% in <b>450</b> Days</p> <p>2.5% in <b>540</b> Days</p> <p>5% on Occupancy</p>	<p><b>LOCKER \$7,000-\$3,000</b> (limited supply)</p> <p><b>Property Taxes</b> Estimated at approximately 1%</p>
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This development was granted approval at Toronto City Council, July 2017.

Please make cheques payable to: **BRATTYS LLP, IN TRUST**

Floor premiums based on elevation and location. Purchase price includes six (6) appliances and HST.\*  
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***Units Over \$430,000 Already Include 1 Parking (\$35,000 Value)***								
Suite	Block	Model	Size	Type	Exposure	Bathrooms	Outdoor Size	Unit Price
320	Keele	JR-01	389	Studio	East	1	43	\$307,900
130	South	1B-40	479	1 Bed	North	1	102	\$342,900
436	South	1B-08	502	1 Bed	North	1	43	\$348,900
215	South	1B-54	530	1 Bed	North	1	0	\$357,900
920	Keele	1B-34	490	1 Bed	West	1	Juliet	\$361,900
217	South	1B-52	551	1 Bed + Den	North	1	0	\$372,900
302	Maryport	1B-02	541	1 Bed + Den	South	1	45	\$385,900
311	Maryport	1B-07	527	1 Bed	North	1	155	\$396,900
316	Maryport	1B-24	536	1 Bed + Den	North	1	43	\$406,900
208	South	1B-58	588	1 Bed + Den	South	1	0	\$415,900
119	South	1B-58B	561	1 Bed + Den	South	1	212	\$415,900
428	South	1B-14	566	1 Bed + Den	South	1	48	\$422,900
806	Keele	1B-15	565	1 Bed + Den	East	1	45	\$492,900
1101	Keele	1B-17	623	1 Bed	West	1	155	\$502,900
612	Maryport	1B-01	622	1 Bed + Den	North	1.5	48	\$505,900
218	South	1B-09	745	1 Bed + Den	North East	2	0	\$510,900
332	South	2B-52	637	2 Bed	South	2	43	\$522,900
206	South	2B-36B	690	2 Bed	South	2	0	\$527,900
117	South	2B-36C	671	1 Bed + Den	South	2	121	\$527,900
519	Keele	1B-37-BF	630	1 Bed + Den	East	2	45	\$547,900
908	Keele	1B-37-BF-B	639	1 Bed + Den	East	2	48	\$560,900
205	South	2B-08	800	2 Bed	South	2	0	\$561,900
321	Keele	2B-30	684	2 Bed	East	2	43	\$563,900
1001	Keele	2B-29	746	2 Bed	West	2	48	\$575,900
538	Keele	2B-39	799	2 Bed + Den	West	2	48	\$575,900
601	Keele	2B-14	971	2 Bed + Den	South/West	2	56	\$580,900
1017	South	2B-60	816	2 Bed	North	2	48	\$588,900
328	Keele	2B-03-BF	750	2 Bed	South	2	62	\$591,900
917	South	2B-21	811	2 Bed	North/West	1	263	\$591,900
819	South	2B-40	844	2 Bed + Den	North	1	43	\$617,900
815	South	2B-20-BF	828	2 Bed + Den	South	2	48	\$655,900
315	Maryport	2B-46	924	2 Bed + Den	North	2	93	\$674,900
814	South	2B-16	867	2 Bed	South/East	2	48	\$695,900
314	Maryport	2B-31	997	2 Bed + Den	North	2	127	\$696,900
804	Keele	3B-17	943	3 Bed	North/East	2	43	\$729,900
417	Keele	3B-04	1,035	3 Bed	North/East	2	48	\$735,900
818	South	2B-06	977	2 Bed + Den	North/West	2	374	\$754,900
1103	Keele	2B-43	835	2 Bed	North/East	2	392	\$757,900
1016	South	2B-38	1,038	2 Bed	North/West	2	378	\$770,900
802	Keele	3B-09	1,157	3 Bed	North/West	2	48	\$772,900
916	South	3B-13	964	3 Bed	South/West	2	426	\$779,900
1104	Keele	2B-56	918	2 Bed	East	2	302	\$782,900
424	Keele	3B-01-BF	1,104	3 Bed	South/East	2	43	\$798,900
1014	South	3B-16	1,051	3 Bed	South/East	2	148	\$798,900
1105	Keele	2B-42	954	2 Bed + Den	East	2	334	\$803,900
102	Maryport	TH-21	1,180	Townhouse	North	3	0	\$828,900
1102	Keele	2B-49	1,051	2 Bed	North/West	2	351	\$830,900
110	Maryport	TH-17	1,316	Townhouse	South	3	0	\$832,900
1209	Keele	3B-12	1,106	3 Bed	West	2	48	\$837,900
111	Maryport	TH-01	1,321	Townhouse	South	3	0	\$843,900
1015	South	3B-15-BF	1,157	3 Bed	South/West	2	337	\$869,900
608	Maryport	3B-07	1,136	3 Bed	North/West	2	320	\$888,900



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