

A collage of material samples including marble, wood, and stone, with a black circular object. The background features a mix of textures: a large white marble slab with grey and gold veining, a dark wood plank, a light-colored stone or terrazzo surface, and two long, narrow, light-colored rectangular strips. A solid black circle is positioned in the lower right quadrant.

PRICES & FINISHINGS

CRAFT
RESIDENCES

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EXCLUSIVE INCENTIVE

CAPPED DEVELOPMENT CHARGES AND LEVIES

Studio, 1 Bedroom, 1 Bedroom + Den for \$14,000+HST

2 Bedrooms, 2 Bedrooms + Den for \$16,000+HST

3 Bedrooms for \$18,000+HST

STANDARD PARKING \$85,000 (~~\$95,000~~)

EV PARKING \$95,000

- Parking available for 2B & Up Suites -

***FREE ASSIGNMENT** (Value of \$10,000) * upon request

***FREE RIGHT TO LEASE** (Value of \$10,000) * upon request



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Gairloch

TENBLOCK


RAD MARKETING

All prices, figures and materials are preliminary and are subject to change without notices E. O.C. 2022-06-05

CRAFT

RESIDENCES

PRICE LIST

BEDROOM TYPE	INTERIOR SIZE (SQ FT)	OUTDOOR SIZE (SQ)	EXPOSURE	PRICE RANGE
STUDIO	411	23	W	From high \$600,000's
ONE BEDROOM	488 - 594	0 - 359	S, SW, W, E	From mid \$700,000's
ONE BEDROOM + DEN	516 - 751	21 - 172	S, SE, E, N, W	From high \$700,000's
TWO BEDROOMS	690 - 923	30 - 439	NW, N, NE, S, SE	From \$1 Million's
TWO BEDROOMS + DEN	730 - 999	32 - 251	S, SE, N, NE, E, W	From \$1 Million's
THREE BEDROOMS	959 - 1318	161 - 351	SW, SE, W	From \$1.2 Million's
THREE BEDROOMS + DEN	820 - 1,235	65 - 268	NE, NW, SE, SW	From \$1.3 Million's

DEPOSIT STRUCTURE

\$10,000 with offer (must be a bank draft)

Balance to 5% in 30 days

5% in 120 Days

2.5% in 375 Days

2.5% in 725 days

5% on Occupancy

All cheques made payable to "Harris, Sheaffer LLP in Trust"

PROJECT OCCUPANCY

SPRING 2025

PARKING (available for 2B & Up Suites)

Standard Parking \$85,000 ~~\$95,000~~

EV Parking \$95,000

1VALET SMART HOME & HIGH-SPEED INTERNET

\$48.95/month

MAINTENANCE FEES

\$0.69/sq.ft (exclude Hydro & Water)

LOCKERS

Wait-list

ESTIMATE TAXES

Approximately 1% of Purchase Price. Subject to adjustments.

FEATURES + FINISHES

Crafted by Mason Studio, Craft's interiors balance timeless beauty with modern functionality. There is a sense of continuity between the architecture and interiors in both materiality and form. Like the facade, each living space is founded on linear design, creating a minimalist and contemporary aesthetic. A palette of natural materials is complemented by an ever-present view to the landscaping, intentionally connecting residents to the natural environment.

SUITE FEATURES

- Wide-plank engineered hardwood floors
- High-quality, slab-style interior swing doors
- Solid core entry door with security viewer
- Ceilings heights of 9' in principal rooms, smooth-painted[†]
- Exhaust fans in bathrooms and kitchens, with dryer exhaust vented to exterior
- Efficient, Energy Star-certified washer and dryer
- Standard natural gas connection and water bib on terraces[†]
- Power outlets on suite balconies and terraces, as per plan[†]
- Advanced, individually-controlled HVAC units with fresh air ventilation system (ERV) for healthy indoor air quality
- Operable windows and sliding doors, as per plan[†]
- Wire shelving in closets, as per plan[†]
- Prewired for high-speed internet, smart home system, cable and telephone
- Backup building generator

KITCHEN

- Custom-designed European kitchen with soft-closing doors and drawers^{**}
- Stylish 36" built-in gas cooktop and modern 30" built-in oven
- Luxurious 36" paneled refrigerator[†]
- Integrated 24" dishwasher
- Built-in microwave and hood fan
- Designer-selected natural stone countertop with stainless steel single bowl under mount sink
- Designer-selected kitchen faucet
- Designer-selected natural stone backsplash
- Convenient valance LED lighting
- Designer-selected ceiling-mounted track light
- Custom island with natural stone countertop

MASTER BATHROOM

- Custom single- or double-bathroom vanity[†] with curved detail, soft-closing doors or drawers
- Natural stone countertop
- Designer-selected rain shower head
- Designer-selected undermount sink
- Designer-selected matte black faucet
- Natural stone tile on bathroom floor and shower wall
- Frameless glass shower enclosure

2ND AND 3RD* BATHROOM(S)

- Custom single-bathroom vanity[†] with curved millwork detail, soft-closing doors or drawers
- Designer-selected rain shower head
- Designer-selected undermount sink
- Contemporary mirror and lights above vanity
- Designer-selected matte black faucet
- Natural stone countertop and backsplash^{**}
- Natural stone tile on bathroom wall and shower wall^{**}
- Alcove tub with apron or shower, as per plan[†]

SUSTAINABILITY

- Energy Recovery Ventilator (ERV) HVAC system for each suite with programmable thermostat
- Hydro, water and gas to be separately metered for each suite
- Modern, energy-efficient appliances and fixtures
- Electric vehicle charging available
- Green roof
- Energy saving lights in common areas
- Low-E windows

SAFETY & SECURITY

- Smart home technology including smart door lock, programmable thermostat and app integration with building security and property management system
- Smart building system with automated access control, parcel management system, remote elevator control integrated into smart home system
- Sprinkler system, smoke and carbon monoxide detectors
- Smart parking stacker system