



*** REGISTERED – READY FOR IMMEDIATE OCCUPANCY***

- 9ft Smooth Ceilings on Main, 2nd and 3rd Floors**
- Porcelain Wood Plank Look Tile Flooring on Main
- Contemporary Electric Fireplace in Living/Dining Area
- Contemporary Custom Designed Kitchen by U31
- Bosch/Fisher & Paykel Kitchen Appliance Package**
- Recessed Pot Lights as per plan*
- Contemporary Bathrooms Designed by U31
- Contemporary Double Vanity Custom Designed by U31 In Master Bathroom**
- Free Standing Acrylic Soaker Tub and Frameless Glass Shower Door in Master Bathroom
- Laundry Chute on 3rd Floor direct to 2nd Floor Laundry Area
- South Towns Include Self Contained Guest Apartment With Own Entry, Kitchenette and Washroom.
- All Towns Have Use of All Sonic Community Amenities – 25,000 square feet of amenities including direct access to the Sonic Park.

Sonic Community Amenities Include: Large Park with a Playground, Walking Path, Water Feature, Exercise Equipment and Seating. The 4th Floor Rooftop will Feature Lounges, Cabanas, BBQs, Fire Pits and Dining Areas. This is all part of Sonic’s more than 25,000 sq. ft. of indoor/outdoor amenity space. Designed by Union31, Indoor Options Range from Dining and Party Rooms to a Screening Room, Pet Spa, Guest suites, and Fitness Centre Complete with a Gym and Yoga Room.

TH Address	Location	Home Size (sq.ft.)	Outdoor (Sq.ft.)	Total Size (sq.ft.)	Starting From
32	NORTH	1,428	337	1,765	\$999,999

TH Address	Location	Home Size (sq.ft.)	Outdoor (sq.ft.)	Garage (sq. ft.)	Total Size (sq.ft.)	Starting From
31	SOUTH	1,659	103	244	2,006	\$1,099,900

<p><u>Tentative Occupancy Date</u> Available for Immediate Occupancy</p> <p><u>Parking</u> Available at \$65,000 South Towns – Includes 1 Parking 2nd Parking at \$65,000</p>	<p><u>Deposit Structure</u> \$10,000 on Signing Balance to 10% in 30 Days Balance on Occupancy/Final Closing</p>	<p><u>Maintenance Fees</u> North \$397.22/Month South \$449.95/Month (excludes hydro, water, & gas)</p> <p><u>Taxes</u> Approximately 1% of Purchase Price</p> <p>HST and Appliances included in Purchase Price.**</p>
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*Prices, availability, specifications, dimensions, features, offerings and promotions are subject to withdrawal or change without notice and where applicable are subject to provisions in the Agreement of Purchase and Sale and Sonic Community Condominium Documents. Brokers Protected. Please see a Sales Representative for full details. E. & O.E. December 4, 2020.

MODEL HOME/SALES OFFICE:
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By Private Appointment