# WHAT WE LOVE ABOUT OUR HOME

- Location! Location! You are just steps away from everything.
- You may never need to go outside because of direct access to Union Station, The Path, Scotiabank Arena, and Maple Leaf Square Mall (LCBO and Longos).
- Fantastic floor-to-ceiling windows bring in lots of natural light making the unit oh so bright and airy!
- Incredible East-facing views from the 33rd floor. Wake up with the sun, look over the city sprawled below, and even glimpse the lake!
- You already have a large bedroom closet but built-in shelves make it even more versatile.
- The spacious den can be used as a second bedroom, a separate dining room, or your dream work-from home set-up.
- How convenient is it to have your own parking space in the heart of downtown?

### **UPGRADES**

· Added built-in shelves in the spacious closet

## **INCLUSIONS**

- · Clothes washer
- Dryer
- Fridge
- Oven/Stove
- Dishwasher
- Microwave/Range hood
- All electric light fixtures
- All window coverings
- Other furniture negotiable

### **EXCLUSIONS**

• None

## RENTAL ITEMS

• None

Scan code below to view full listing details, virtual tour, neighbourhood stats, and professional photography.





Anya Ettinger, Sales Representative | RE/MAX Hallmark LTD. Brokerage Not intended to solicit buyers or sellers currently under contract with another brokerage.

