

	<b>1005 King St W 420</b>		<b>List: \$599,900 For: Sale</b>
	<b>Toronto Ontario M6K3M8</b>		
	Toronto C01 Niagara Toronto 119-16-S		
	<b>Taxes: \$2,266.86 / 2021</b>	<b>Last Status: New</b>	
<b>SPIS: N</b>	<b>DOM: 0</b>		
Condo Apt	<b>#Shares%:</b>	<b>Rms: 4 + 1</b>	
Apartment	<b>Locker#: 66</b>	<b>Bedrooms: 1 + 1</b>	
<b>Level: 4</b>	<b>Locker Level: C</b>	<b>Washrooms: 1</b>	
<b>Unit#: 420</b>	<b>Locker Unit#: 66</b>	1x4xMain	
	<b>Corp#: TSCC / 1799</b>		
<b>Zoning:</b>			
<b>Dir/Cross St: King &amp; Shaw</b>			
<b>Prop Mgmt: Peer Property Management Ltd. 416-960-0144</b>			

**MLS#: C5296292** **Sellers: Lindsey Tracey** **Contact After Exp: N**  
**Holdover: 365** **Possession Remarks: Flexible** **Occup: Owner Status Cert: Y**  
**Bldg Name: Dna 2** **PIN#:** **ARN#:**

<b>Kitchens:</b> 1	<b>Pets Perm:</b> Restrict	<b>Balcony:</b> Open
<b>Fam Rm:</b> N	<b>Locker:</b> Owned	<b>Ens Lndry:</b> Y
<b>Basement:</b> None	<b>Maint:</b> \$530.80	<b>Lndy Lev:</b> Main
<b>Fireplace/Stv:</b> N	<b>A/C:</b> Central Air	<b>Exterior:</b> Stone
<b>Heat:</b> Heat Pump / Gas	<b>Central Vac:</b> N	
<b>Apx Age:</b>	<b>UFFI:</b>	<b>Gar/Gar Spcs:</b> Undergrnd / 1.0
<b>Apx Sqft:</b> 600-699	<b>Elev/Lift:</b> Y <b>Retirement:</b>	<b>Park/Drive:</b> Undergrnd
<b>Sqft Source:</b> Floor Plans	<b>Taxes Incl:</b> N <b>Water Incl:</b> Y	<b>Park Type:</b> Owned
<b>Exposure:</b> N	<b>Heat Incl:</b> Y <b>Hydro Incl:</b> N	<b>Park/Drv Spcs:</b> 1
<b>Assessment:</b>	<b>Cable TV Incl:</b> N <b>CAC Incl:</b> Y	<b>Tot Pk Spcs:</b> 1.0
<b>Spec Desig:</b> Unknown	<b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y	<b>Pk Spot#:</b> 309
<b>Phys Hdp-Eqp:</b>	<b>Com Elem Incl:</b> Y	<b>Park \$/Mo:</b>
<b>Prop Features:</b> Library, Park, Public Transit, Rec Centre	<b>Cert Level:</b> <b>Energy Cert:</b>	<b>Prk Lev/Unit:</b> C 55
	<b>GreenPIS:</b>	<b>Bldg Amen:</b> Concierge, Exercise Room, Party/Meeting Room, Visitor Parking

#	Room	Level	Length (ft)	Width (ft)	Description
1	Living	Main	15.51	x 10.14	Open Concept W/O To Balcony Combined W/Dining
2	Dining	Main	15.51	x 10.14	Open Concept Laminate Combined W/Living
3	Kitchen	Main	11.02	x 10.10	Granite Counter Stainless Steel Appl Breakfast Bar
4	Master	Main	12.56	x 10.27	4 Pc Ensuite Double Closet North View
5	Den	Main	7.81	x 9.22	4 Pc Bath Open Concept Laminate
6	Bathroom	Main	5.44	x 8.20	Granite Counter Undermount Sink Tile Floor

**Client Remks:** Enjoy All That King West Has To Offer! This Terrific Suite In The Highly Desirable Dna 2 Offers Brand New Flooring Throughout, A Spacious Bedroom Sized Den, Freshly Painted & The Perfect Layout That Utilizes Every Square Foot - Parking Is Next To The Elevator For Convenient Grocery Unloading & The Owned Xxl Locker Is Double A Standard Size -Ample Visitor Parking - The First Class Roof Top Bbq Terrace Has New Furniture & 360 Degree Views Of Downtown Toronto!

**Extras:** Incl: All Appliances, Light Fixtures, Window Coverings, Bathroom Mirror & Medicine Cabinet

**Brkage Remks:** Offers Will Be Reviewed Monday July 12 @ 1300Hrs, Pls Register No Later Than 1200Hrs - Please See Attached Schedule B & Ad Permission - Stat Cert Available Upon Request - Certified/Draft Deposit Funds Herewith - La Responds Quickly To Email - Thanks For Showing

RE/MAX HALLMARK REALTY LTD., BROKERAGE **Ph: 416-465-7850 Fax: 000-000-0000**  
 785 Queen St East Toronto M4M1H5  
 WILLIAM BRIGGS WILKINSON, ABR, Salesperson 416-414-9887  
**Contract Date: 7/05/2021** **Condition:** **Ad: N**  
**Expiry Date: 4/04/2022** **Cond Expiry:** **Escape:**  
**Last Update: 7/05/2021** **CB Comm: 2.5% + Hst** **Original: \$599,900**