

Welcome To
260 Heath Street West #1003

Foyer			<ul style="list-style-type: none">• 2 Double Closets• Single Closet• Ensuite Laundry
Living Room	17'9" x 13'1"	5.46 x 3.99m	<ul style="list-style-type: none">• Open Concept• Laminate Floors• Walk-Out to Balcony with Stunning South-West Views
Dining Room	17'9" x 10'3"	5.46 x 3.14m	<ul style="list-style-type: none">• Combined with Living Room• Laminate Floors
Kitchen	9'8" x 9'1"	2.99 x 2.77m	<ul style="list-style-type: none">• Renovated• Granite Counter-Tops• Pantry• Pass-Through to Dining Room
Breakfast Area	6'1" x 5'9"	1.86 x 1.80m	<ul style="list-style-type: none">• Combined with Kitchen
Office/ Third Bedroom	12'10" x 10'11"	3.69 x 3.08m	<ul style="list-style-type: none">• Broadloom• Window with West Views
Master Bedroom	18'1" x 10'8"	5.52 x 3.29m	<ul style="list-style-type: none">• 4 Double Closets• Broadloom• South Views
Master Ensuite			<ul style="list-style-type: none">• 4-Piece
Second Bedroom	14'9" x 9'6"	4.54 x 2.93m	<ul style="list-style-type: none">• Double Closet• Laminate Floors• South Views
Main Bathroom			<ul style="list-style-type: none">• 4-Piece with Shower Enclosure
Balcony			<ul style="list-style-type: none">• Stunning Clear South and West Views

Additional Information

Inclusions	<ul style="list-style-type: none">• Inglis Refrigerator• Kenmore Stove• Panasonic Microwave• Kenmore Dishwasher• LG Stacked Washer and Dryer• Window Coverings• Electric Light Fixtures Except Where Excluded• Broadloom Where Laid
Exclusions	<ul style="list-style-type: none">• Dining Room Fixture
Maintenance Fee	<ul style="list-style-type: none">• \$1,613.95 per month• Includes: heat, hydro, central air conditioning, water, cable t.v., common elements, building insurance and parking
Legal Description	<ul style="list-style-type: none">• MTCC 563• Level 10, Unit 3
Parking/Locker	<ul style="list-style-type: none">• 1 Exclusive Use Underground Parking Space• Known as B2 #133• 1 Exclusive Use Out-of-Suite Locker• Level P1, Room A, Unit 1003
Heating/Cooling	<ul style="list-style-type: none">• Forced Air Electric Heating• Central Air Conditioning
Property Taxes	<ul style="list-style-type: none">• \$4,613.86 per annum (2019)
Pet Policy	<ul style="list-style-type: none">• 1 Dog/No Weight Restriction
Possession	<ul style="list-style-type: none">• Immediate or To Be Arranged
Amenities/ Building Features	<ul style="list-style-type: none">• Concierge• Outdoor Pool• Sauna• Meeting Room/Party Room• Visitor Parking• All Windows and Hallways to be Replaced (No special assessment) *Excluding Sliding Glass Doors

Prospective purchasers should satisfy themselves as to the accuracy of the information contained in this feature sheet.
All measurements are approximate. The statements contained herein are based upon information