

3 Sudbury St. #307 King West Village

Second Level

Foyer 5' x 3'

1.52 x 0.91m

Living Room 16'8" x 13'6"

5.08 x 4.11m

Gas FireplacePicture Windows

➤ Light Coloured Laminate Floors

Stairs Leading to Main Living Space

Dining Room 16'8" x 13'6"

5.08 x 4.11m

Combined with Living Room

Light Coloured Laminate Floors

Pot Lights

Window

Kitchen 9'6" x 8'5"

2.90 x 2.57m

Breakfast Counter

Backsplash

Integrated Stainless Steel Appliances

Light Coloured Laminate Floors

Overlooks the Living Area

Third Level

Primary Bedroom 13' x 8'9"

3.96 x 2.67m

Closet

Light Coloured Laminate Floors

Window

Main Bathroom

Second Bedroom

10'3" x 8'1"

3.12 x 2.46m

➤ 4--Piece

Mirrored Closet

Light Coloured Laminate Floors

Window

Fourth Level

Ensuite Laundry

Terrace 10'6" x 10'

3.20 x 3.05m



Additional Information

Building Amenities

Inclusions Samsung Stainless Steel Refrigerator Whirlpool Stove-Top Maytag Stainless Steel Oven **GE Stainless Steel Dishwasher** Stainless Steel Exhaust Fan Stacked Frigidaire Washer and Dryer **Window Coverings Electric Light Fixtures** Legal Description MTCC 1286 **LEVEL 3 UNIT 85** Heating/Cooling Forced Air Gas Heating Central Air Conditioning \$236.15 per month is paid to Reliance for rental of combi-boiler tank which heats the water and the home & an AC unit Maintenance Fees \$596.22 per month o Heat Water o Hydro o Central Air Conditioning o Common Elements o Building Insurance o Parking \$3,018.22 per annum (2023) **Taxes Parking** 1 Deeded Outdoor Surface Parking Space (Level 1/#200) Possession 30-60 Days / TBA



BBQ Allowed

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 furnished by principals and sources that we believe are reliable, but for which we assume no responsibility.