Prepared by: ZOE COOK, Administrator
RE/MAX HALLMARK RICHARDS GROUP REALTY LTD., BROKERAGE
1945 Queen St East, Toronto, ON M4L1H7 416-699-0303

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73 Richmond St W 312 **List: $949,000 For: Sale**
Toronto Ontario M5H4E8
Toronto C01 Bay Street Corridor Toronto 120-19-S
SPIS: N **Taxes:** $3,136.45 / 2020 **DOM:** 0

Condo Apt	**#Shares%:**	**Rms:** 4
Loft	**Locker#:**	**Bedrooms:** 1
Corp#: TSCC / 1509	**Locker Lev Unit:**	**Washrooms:** 1
Unit#: 12	**Locker Unit#:**	1x3xMain
	Level: 3	

Zoning:
Prop Mgmt: Royale Grande Property Management
Dir/Cross St: Bay And Richmond

MLS#: C4848024 **Possession Remarks:** Tbd
Status Cert: Y **Bldg Name:** Graphic Arts Building **PIN#:**

Kitchens:	1	**Pets Perm:**	Restrict	**Balcony:**	None
Fam Rm:	N	**Locker:**	Owned	**Ens Lndry:**	Y
Basement:	None	**Maint:**	$692.39	**Lndy Lev:**	
Fireplace/Stv:	N	**A/C:**	Central Air	**Exterior:**	Stone
Heat:	Heat Pump / Gas	**Central Vac:**		**Gar/Gar Spcs:**	None / 0.0
Apx Age:		**UFFI:**		**Park/Drive:**	None
Apx Sqft:	1000-1199	**Elev/Lift:**	**Retirement:**	**Park Type:**	None
Sqft Source:	1053 Floorplan	**Taxes Incl:**	N **Water Incl:** Y	**Park/Drv Spcs:**	0
Exposure:	E	**Heat Incl:**	N **Hydro Incl:** N	**Tot Prk Spcs:**	0.0
Assessment:		**Cable TV Incl:**	N **CAC Incl:** N	**Park $/Mo:**	
Spec Desig:	Unknown	**Bldg Ins Incl:**	Y **Prkg Incl:** N	**Prk Lvl/Unit:**	
Phys Hdp-Eqp:		**Com Elem Incl:**	Y	**Bldg Amen:**	
		Cert Level:			
		Energy Cert:			
		GreenPIS:			

#	Room	Level	Length (m)	Width (m)	Description		
1	Kitchen	Main	3.03	x 3.20	Hardwood Floor	Breakfast Bar	Stainless Steel Appl
2	Living	Main	4.17	x 3.19	Hardwood Floor	Pot Lights	Open Concept
3	Dining	Main	4.17	x 2.25	Hardwood Floor	Pot Lights	Combined W/Living
4	Master	Main	5.56	x 6.25	Hardwood Floor	Large Window	Pot Lights

Client Remks: Trendy New York Style Loft In The Graphic Arts Building! Entertainers Dream W/ Open Concept Layout, Soaring Ceilings, Reno'd Kitchen W/ Large Island & Breakfast Bar Seating! Plenty Of Natural Light Through The Large Window In The Spacious Bdrm. This Quiet Building Comes W/ A Historic Feel & Is In A Fantastic Location. Enjoy All The City Has To Offer W/ A Variety Of Restaurants Right Outside Your Door, The Eaton Centre Down The Street & The Ttc On Every Block!

Extras: Fridge, Dw, Stove, Microwave, Washer, Dryer, Elfs, Blinds/Window Coverings. Excl. Freezer And Media Systems

Listing Contracted With: RE/MAX HALLMARK RICHARDS GROUP REALTY LTD., BROKERAGE 416-699-0303

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