

Welcome To
70 Roehampton Avenue #1418
The Republic South Tower

Foyer			<ul style="list-style-type: none">• Closet• Hardwood Floors• Ensuite Laundry with Stacked Washer and Dryer
Living Room	16'5" x 10'	5.03 x 3.05m	<ul style="list-style-type: none">• Open Concept• Hardwood Floors• Walk-Out to Balcony
Dining	16'5" x 10'	5.03 x 3.05m	<ul style="list-style-type: none">• Combined with Living Room• Hardwood Floors
Kitchen	11'3" x 8'	3.44 x 2.44m	<ul style="list-style-type: none">• Open Concept• Centre Island• Quartz Counter-Tops• Hardwood Floors
Den	8' x 8'	2.44 x 2.44m	<ul style="list-style-type: none">• Open Concept• Hardwood Floors
Master Bedroom	12'4" x 10'	3.78 x 3.05m	<ul style="list-style-type: none">• Mirrored Closet• Broadloom
Washroom			<ul style="list-style-type: none">• 4-Piece

Additional Information

Inclusions	<ul style="list-style-type: none">• Whirlpool Stainless Steel Refrigerator• Whirlpool Stainless Steel Stove• Whirlpool Stainless Steel Dishwasher• Whirlpool Stainless Steel Microwave• Whirlpool Stacked Washer and Dryer• Electric Light Fixtures• Broadloom Where Laid
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Exclusions	<ul style="list-style-type: none">• Draperies in Living Room and Master Bedroom• All Items Belonging to the Tenant
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Maintenance Fee	<ul style="list-style-type: none"> • \$402.02 per month • Includes: buildings insurance, common elements and parking
Taxes	<ul style="list-style-type: none"> • \$3,178.00 per annum (2018)
Legal Description	<ul style="list-style-type: none"> • TSCC 2103, Level 14, Unit 8
Heating/Cooling	<ul style="list-style-type: none"> • Forced Air Gas Heating • Central Air Conditioning
Parking/Locker	<ul style="list-style-type: none"> • One Deeded Underground Parking • Known As Level D, Unit 11 • One Deeded Out-of-Suite Locker • Known As Level D, Unit 132
Possession	<ul style="list-style-type: none"> • July 3rd or to be arranged
Amenities	<ul style="list-style-type: none"> • 24 Hr Concierge • Water Therapy Spa with Plunge Pool • Sauna • Steam Room • Party Room • Theatre • Billiards • Gym • Outdoor Cabanas & BBQ



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 which we believe are reliable, but for which we assume no responsibility