

SEASONS II

Pricing and Deposit Summary

(2/F – 25/F)

Suite Mix	Total Area (Sq.Ft.)	Enclosed area(Sq.Ft.)	Balcony (Sq.Ft.)	Price Range *1 parking included
1B (03,05,10,11,15 plan)	555 – 655	505 - 560	85 – 150	From Mid \$300,000's
1B + D (01,07,08 plan)	650 – 725	530 - 670	39 - 120	From High \$300,000's
2B (02,06,09,12 plan)	865 – 993	755 - 760	110 - 238	From Mid \$500,000's
2B + D (Atypical)	1,105 – 1,316	850 - 938	255 - 383	From Mid \$500,000's

9' ceilings in principle areas

1 Parking is included in all suites

Villas	Suite Type	Total Area (Sq.Ft.)	Enclosed area(Sq.Ft.)	Terrace/Patio (Sq.Ft.)	Price Range
WEST FACING VILLAS	2B + D 3B 3B + D	1,293 -1,771	1,188 – 1,590	105 - 200	From High \$800,000's
NORTH FACING VILLAS (private garage)	3B 4B + D	1,666 -2,575	1,463 – 2,245	203 - 330	From \$1.2M

9' Ceilings in principle living areas

1 regular parking stall included in all West facing Villas, 1 car parking garage included in all 3B North Facing Villas, 2 car parking garage included in 4B+D Villas

PARKING	
Additional Regular stall*	\$39,000
PARKING UPGRADES	
EV Upgrade*	Additional \$6,000
Tandem Upgrade*	Additional \$22,500
LOCKER	
	\$5,000

*Limited availability

Deposit Structure

5% on Signing
5% in 120-Days
5% in 210-Days
5% in 400 Days
5% in Interim Closing
Net HST Included*

Occupancy

Est. Winter 2019

Maintenance Fees

Villas: Approx \$0.42 / SF
Tower: Approx \$0.55 / SF
(electricity, parking, & locker excluded)

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Estimated Taxes

Approximately 1% of Purchase Price

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 KING'S QUAY REAL ESTATE INC.
 Brokerage®
 7333 Warden Ave. Ste. 401,
 Markham, ON L3R 9Z9
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*CERTAIN TERMS AND CONDITIONS WILL APPLY. Actual useable area may vary from stated floor area. Representations and information contained herein do not form part of any Agreement of Purchase and Sales. Prices and specifications subject to change without notice. E. & O.E.

V.02152017

SEASONS II

NO# _____

SUITE REQUEST FORM (WEST TOWER)

Date: _____, 20____

BETWEEN: Concord Adex Inc.

(the "Developer")

AND:

Full Name:	Full Name:
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(the "Suite Request Holder")

Driver's License / Passport #:	Driver's License / Passport #:
Occupation:	Occupation:
Tel (prime):	Tel (prime):
Email:	Email:
Address:	

(the "Means of Contact")

	Suite Type / Plan		Floor Range	Price Range	Remarks
Options	1 Bedroom 1 Bedroom + Den 2 Bedroom 2 Bedroom + Den	Plan #	2-10 10-20 20-25	\$350K - \$400K \$400K - \$500K \$500K - \$600K Over \$600K	Any comments and /or special requests
1ST CHOICE					
2ND CHOICE					

Required Suite Request Deposit: \$1,000 (One Thousand Dollars) Payable to: Aird and Berlis LLP in Trust

Parking:	Storage Locker:
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Suite Reservation Holder is represented by the following realtor:

Realtor:	Brokerage:
Tel:	Email:

(the "Declared Realtor Status")

Suite Request Holder

Per: _____
Authorized Signatory

DAVID WEI
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NO# _____

1. **Suite Selection Appointment.** The Developer will invite the Suite Request Holder to a pre-sale event and/or arrange for a private appointment with the Suite Request Holder for selecting and purchasing a suite at the Seasons II Condominium in Toronto, Ontario (municipal address TBD) in the near future. The Developer will give the Suite Reservation Holder advance notice of the arrangement through any one of the Means of Contact. The Suite Request Holder may only attend pre-sale events during the Term of this Agreement and on dates, during the times and at locations specified by the Developer.
2. **Suite Request Deposit.** In consideration of the Developer providing the Suite Request Customer with the opportunity described herein, the Suite Request Customer will provide a cheque in the amount of \$1,000 in Canadian Dollars (the "Suite Request Deposit") at the time of executing this Agreement. The Suite Request Deposit will be payable to Aird & Berlis LLP in Trust. The Developer may elect not to deposit the Suite Request Deposit. Notwithstanding, any interest accrued will be for the account of and paid to the Developer.
3. **Return of Suite Request Deposit to the Suite Request Customer.** The Suite Request Deposit will be returned, without interest, to the Suite Request Customer within 30 days of the end of the Term of this Agreement. The Suite Request Deposit will be returned in the form of the Suite Request Customer's original un-deposited Bank Draft or a cheque from Aird & Berlis LLP made payable to the Suite Request Customer. The Cheque can be picked up at the Concord Park Place Presentation Center by the original Suite Request Customer or their representing Realtor. If a cheque is to be issued, it will be sent by mail to the address as shown in the Means of Contact. The Suite Request Customer and the Developer hereby consent to and irrevocably direct and authorize Aird & Berlis LLP to return of the Suite Request Deposit to the Suite Request Customer in accordance with this section 5.
4. **Restriction on Assignment.** The Suite Request Form is not transferrable to any related or non-related party of the Suite Reservation Holder.
5. **Declared Realtor Status.** Declared Realtor Status information forms part of this Suite Request Form and cannot be modified. Should there be a change in circumstance for realtor representation, the original Suite Request Form should be voided and a new Suite Request Form be entered into.
6. **Term.** The term of this Agreement (the "Term") will commence on the date of this Agreement and end on the earlier of:
 - (a) March 30, 2017; and
 - (b) the day the Developer or the Suite Request Holder receives written notice of termination of this Agreement from the Suite Request Holder or the Developer, as the case may be.
7. **Not an Offer for Sale.** This Agreement is not an offer for sale or right of first refusal to purchase a unit in the Seasons II Condominium. Nothing in this Agreement or any marketing materials shall be construed as an offering for sale. This Agreement is limited to the rights specifically provided herein and does not constitute an agreement, right or obligation to purchase, or sell, a letter of intent or any similar instrument.
8. **Further Information.** The Suite Request Holder consents to receive from the Developer, its subsidiaries and/or affiliates information regarding future projects, services and products. This consent survives this Agreement unless the Suite Request Holder serves a written notification informing the Developer the contrary.

FOR OFFICE USE ONLY		
<input type="checkbox"/> A cheque was presented to the handling officer. This step is optional and is recorded only if and when the Suite Request Holder presents a cheque.		
Officer Name	Officer Signature	Date

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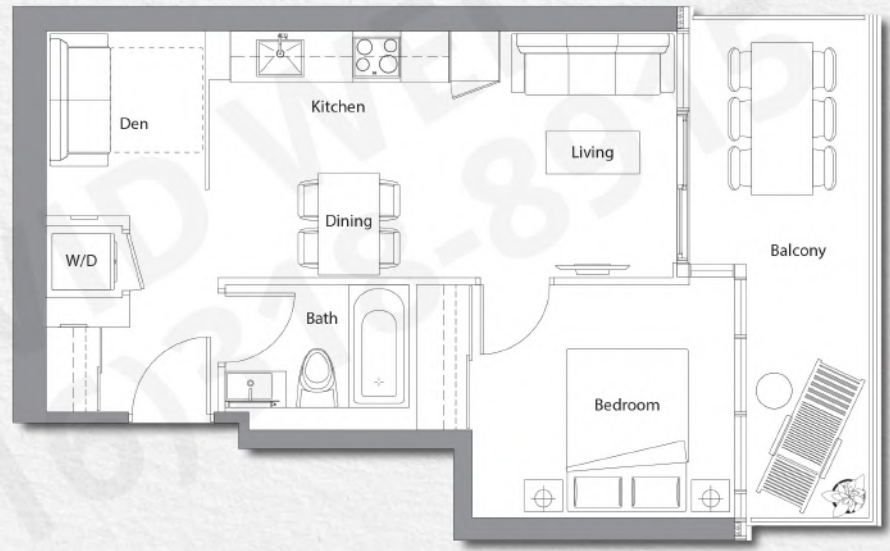
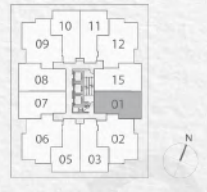
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SEASONS II

Suite 01
1 Bedroom + Den
Total Area: 650 s.f.

Suite Area: 530 s.f.
Balcony Area: 120 s.f.



The developer reserves the right to make minor revisions to interior wall locations and exterior window system. All materials and drawings are approximate. Information is subject to change without notice. Actual square footage may vary from the stated floor plan. Furniture and upgrades shown on plans are for illustration purposes only and are not included. E. & O. E.

SEASONS II

Suite 02

2 Bedroom

Total Area: 865 s.f.

Suite Area: 755 s.f.

Balcony Area: 110 s.f.



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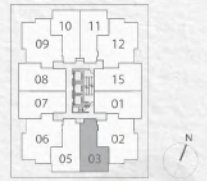
SEASONS II

Suite 03

1 Bedroom

Total Area: 655 s.f.

Suite Area: 505 s.f.
Balcony Area: 150 s.f.



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SEASONS II

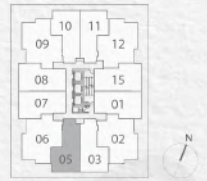
Suite 05

1 Bedroom

Total Area: 655 s.f.

Suite Area: 505 s.f.

Balcony Area: 150 s.f.



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SEASONS II

Suite 06

2 Bedroom

Total Area: 865 s.f.

Suite Area: 755 s.f.
Balcony Area: 110 s.f.



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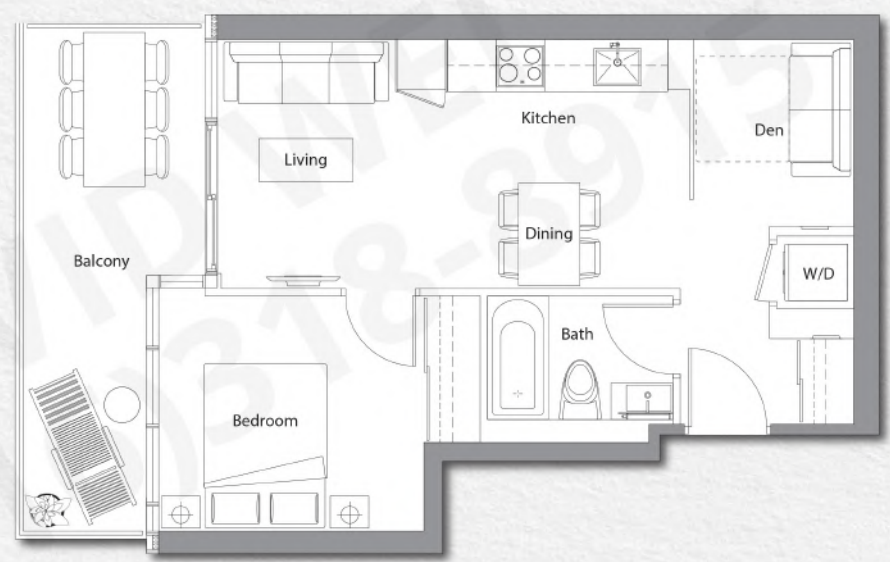
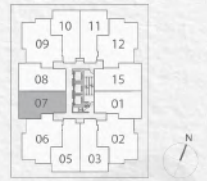
SEASONS II

Suite 07

1 Bedroom + Den

Total Area: 650 s.f.

Suite Area: 530 s.f.
Balcony Area: 120 s.f.



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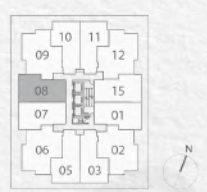
SEASONS II

Suite 08

1 Bedroom + Den

Total Area: 650 s.f.

Suite Area: 530 s.f.
Balcony Area: 120 s.f.



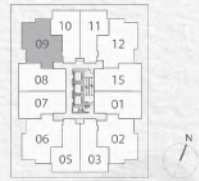
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SEASONS II

Suite 09
2 Bedroom

Total Area: 865 s.f.

Suite Area: 755 s.f.
Balcony Area: 110 s.f.



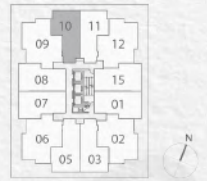
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SEASONS II

Suite 10
1 Bedroom

Total Area: 655 s.f.

Suite Area: 505 s.f.
Balcony Area: 150 s.f.



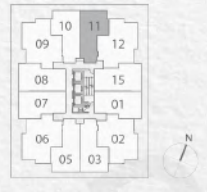
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SEASONS II

Suite 11
1 Bedroom

Total Area: 655 s.f.

Suite Area: 505 s.f.
Balcony Area: 150 s.f.



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SEASONS II

Suite 12
2 Bedroom

Total Area: 870 s.f.

Suite Area: 760 s.f.
Balcony Area: 110 s.f.



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SEASONS II

Suite 15
1 Bedroom

Total Area: 650 s.f.

Suite Area: 530 s.f.
Balcony Area: 120 s.f.



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