

TheDesignDistrict ⁽⁴¹⁾ WILSON ST., HAMILTON

ONE PRICE PER UNIT TYPE - ANY FLOOR | ANY MODEL

TYPE	SQ.FT.	PRICE
STUDIO	369 SF	\$ 429,900
1B	493 SF – 575 SF	\$ 529,900
1B+D	505 SF – 669 SF	\$ 599,900
2B	619 SF – 875 SF	\$ 699,900
2B+D	680 SF – 822 SF	\$ 699,900

EXTENDED DEPOSIT STRUCTURE

\$5,000 on signing
 Balance to 2.5% in 30 days
 2.5% in 90 days
 2.5% in 400 days
 2.5% in 545 days
 5% 90 days before occupancy
 5% on occupancy

Cheques made payable to:
 HARRIS SHEAFFER LLP IN TRUST

FLOORPLANS BROCHURES



CAPPED DEVELOPMENT FEE

1B+D AND SMALLER \$10,000 + HST
 2B AND LARGER: \$12,000 + HST

FREE ASSIGNMENT*

VALUED AT \$5,000

MAINTENANCE FEES

Approx. \$0.61/sq.ft.
 (Water & Hydro all Individually Metered)

Parking: approx. \$49.30/ month

Locker: approx. \$11.80/ month

Rogers Internet Package:
 Approx. \$25.00 +HST/ month

TENTATIVE OCCUPANCY

Late 2026

GUARANTEED 10% INTEREST ON FIRST 5% DEPOSIT ***

RIGHT TO LEASE DURING OCCUPANCY **

VALUED AT \$5,000

PARKING

Standard Parking: ~~\$64,900~~ \$49,900

Tower A: Suites that are 672 sq. ft. and above are eligible for parking.

Tower B: Suites that are 2 bedroom and above are eligible for parking.

UPGRADES

Storage Locker: ~~\$7,500~~ \$5,000

Tower A: Suites 680 sq. ft. and above are eligible for locker.

Tower B: Suites 2 bedroom and above are eligible for locker.

Den Enclosure: ~~\$5,000~~ \$3,490

Kitchen Island: ~~\$5,000~~ \$3,490

Exclusive Listing Brokerage: Pivot Real Estate Group, Brokers Protected.

*Legal Fee will apply and remains subject to Vendor approval. **Subject to Vendor's approval. ***Please see Sales Representative for full details. All prices, programs, figures and materials are preliminary and are subject to change without notice. All areas and stated room dimensions are approximate. Floor area measured in accordance with Tarion Bulletin #22. Actual living area will vary from floor area stated. E. & O. E. April 15, 2024.



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EMBLEM

Hamilton's Best Investment.
The Highest Quality Finishes.
Affordable Luxury.



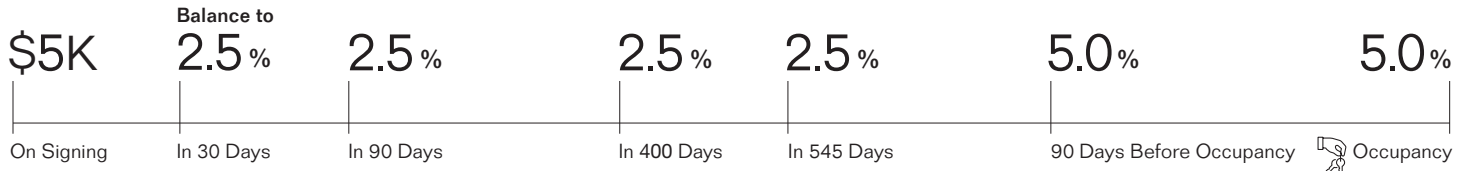
Condos
from the low

\$400's **\$800/sqf**



LIMITED-TIME OFFER FOR TOWERS A & B

Extended Deposit Structure



Best Pricing
Best Location
Best Building

THE MOST
CONNECTED
SITE IN HAMILTON

4 Steps to McMaster
5 Min. Walk to LRT Min.
10 Walk to GO Stn.

CORE
DOWNTOWN
LOCATION

80+
Shops & Restaurants
within Walking Distance

MODES OF
TRANSPORTATION



RIGHT ON
TRANSIT LINES



Excellence in Design
& Construction



BUILT TO LAST BUILDING QUALITY
Raising the Bar for Quality in Hamilton



MULTIPURPOSE ROOMS
Convert Den to EXTRA Bedroom



5-STAR AMENITY
Amenity Package Not
Seen in Hamilton

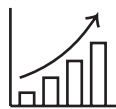


LV FURNISHINGS
Designer Building at Affordable PSF.
Higher Resale and Rental Rates



AWARD-WINNING PROJECT
Nominated for Best Suite Design
by OHBA 2023

Investment
Confidence



2023

Construction
Commenced

4,600

Number of
EMBLEM Units

6

Projects Delivering
by EMBLEM within
18 Months

4.2M+

Square Feet of
Development

\$3.6B

Development
Value Across ON

0

Projects
Cancelled

Be Early in the First Wave
of Growth for Highest
Growth Potential

Hamilton is
Ontario's Best
Real Estate
Market



Hamilton
Real Estate



4X

Home Prices Have
Quadrupled Since 2007



Rental Rates are Similar
to Toronto, While PSF
is Much Lower

14,500

Housing Shortage in Units.

0.1%

Vacancy Rate Due to
Condo Shortage**

INVEST WHERE THE
GOVERNMENT INVESTS



\$4B+ Government Investment
in New Infrastructure



\$3.4B investment in New
18km LRT Connected to GO
Network, Making Hamilton
Fully Connected



\$140M to New
Waterfront Living



\$500M to New Downtown
Entertainment

First-class
Canadian
Education



62,000

Students Enrolled at
McMaster University &
Mohawk College