

LSQ2

PRICELIST July 5, 2024

LSQ2 is the second residential tower in North York's best-selling master-planned community. Featuring 30-storeys, LSQ2 offers a range of efficient 1 Bed + Flex to spacious 3 bedroom suites, and an abundance of wellness & social-inspired amenities and ground floor retail space, in a centrally located neighbourhood. Over 1.5 million square feet of more possibilities to live, work, dine and enhance your world. Destined to become a 24/7 community, LSQ will bring thousands of new residences and 1.2 acres of green space to the neighbourhood.

LSQ2 brings you **even more.**

1 BEDROOM + FLEX

UNIT TYPE	UNIT MODEL	STARTING FLOOR	UNIT SIZE (SQ.FT.)	EXPOSURE	STARTING PRICE
1BR+F	1+F 11	20	480	NORTH	\$668,900
1BR+F	1+F 5	9	493	SOUTH	\$656,900
1BR+F	1+F 1	23	498	NORTH	\$688,900
1BR+F	1+F 12	20	545	NORTH	\$713,900
1BR+F 2 BATH	1+F 9	9	556	WEST	\$708,900
1BR+F	1+F 6 BF	10	564	SOUTH	\$705,900
1BR+F 2 BATH	1+F 7	9	577	SOUTH	\$752,900

2 BEDROOM

UNIT TYPE	UNIT MODEL	STARTING FLOOR	UNIT SIZE (SQ.FT.)	EXPOSURE	STARTING PRICE
JR 2B	1+F 2	12	626	NORTH & EAST	\$779,900
2BR	2B 10	13	658	NORTH & WEST	\$827,900
2BR	2B 3	10	673	EAST	\$832,900
2BR	2B 4	9	699	SOUTH & EAST	\$853,900

2 BEDROOM + FLEX

UNIT TYPE	UNIT MODEL	STARTING FLOOR	UNIT SIZE (SQ.FT.)	EXPOSURE	STARTING PRICE
2BR+F	2+F 8	13	868	SOUTH & WEST	\$960,900

3 BEDROOM

UNIT TYPE	UNIT MODEL	STARTING FLOOR	UNIT SIZE (SQ.FT.)	EXPOSURE	STARTING PRICE
3BR	3B 8	21	864	SOUTH & WEST	\$979,900

**All Parking Spaces Include EV
Charging Station Rough-In!**
(units over 675sqft)

Parking: ~~\$90,000~~ **\$80,000**
Electric Vehicle Parking + Charger - ~~\$100,000~~ **\$90,000**

Tentative Occupancy Date:
June 2028

Maintenance:

\$0.69/sq.ft.

Excluding: Water, Hydro, Gas

Almadev Link: \$55 + HST
High Speed Internet and Smart Home Technology

Property Taxes Per City of Toronto Posted Rates

Limited Time Deposit Structure

\$10,000 upon signing‡

Balance to 5% in 30 days

5% in 365 days

5% in 720 days

Additional 5% deposit due on occupancy

‡By Bank Draft made to Robins Appleby LLP In Trust

RARE
REAL ESTATE INC.

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Prices and specifications are subject to change without notice. E & O.E, July 5, 2024. \$10,000 premium applies to 10' ceiling models. Conditions apply. Premiums apply to floors, balconies, terraces and views. The price list reflects available units, including 1 Bedroom + Flex units marketed as Junior 2 Bedrooms. Flex space in these units does not qualify as a bedroom under building code regulations and is not considered a legal bedroom for appraisal or insurance purposes. The term "Junior 2 Bedroom" is used solely for marketing and does not indicate compliance with any legal or regulatory definition of a 2-bedroom unit. Purchasers are advised to verify unit details and consult with their advisors for clarification. Please see Sales Representative for details.