

# 1515

PICKERING  
PARKWAY

One address.  
Countless opportunities.

SEVOY  
DEVELOPMENTS

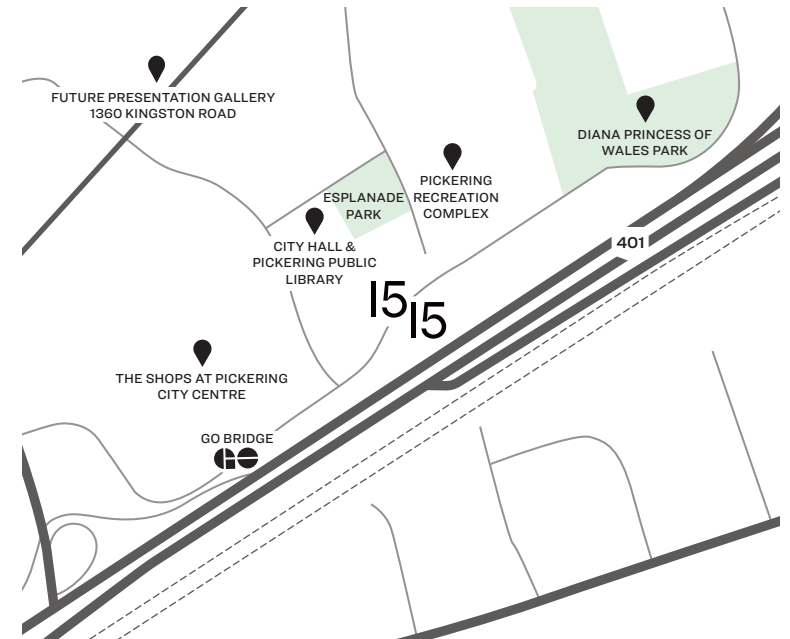


# 1515

PICKERING  
PARKWAY



<b>Location</b>	1515 Pickering Parkway
<b>Developer</b>	Sevoy Developments
<b>Architect</b>	Arcadis Architects Inc.
<b>Interior Design</b>	Truong Ly Design Inc.
<b>Landscape Design</b>	The MBTW Group
<b>Sales Team</b>	RDS
<b>Building</b>	40 Storeys, 571 Suites
<b>Suite Types</b>	Studio   One Bedroom   One Bedroom + Den Two Bedroom   Two Bedroom + Den
<b>Estimated Occupancy</b>	2028



# 1515

PICKERING  
PARKWAY

Pickering  
GO Station

Downtown Toronto

University of  
Toronto  
Scarborough

The Shops  
at Pickering  
City Centre

Presentation  
Gallery

Frenchman's Bay

GO Bridge

City Hall &  
Pickering  
Public Library

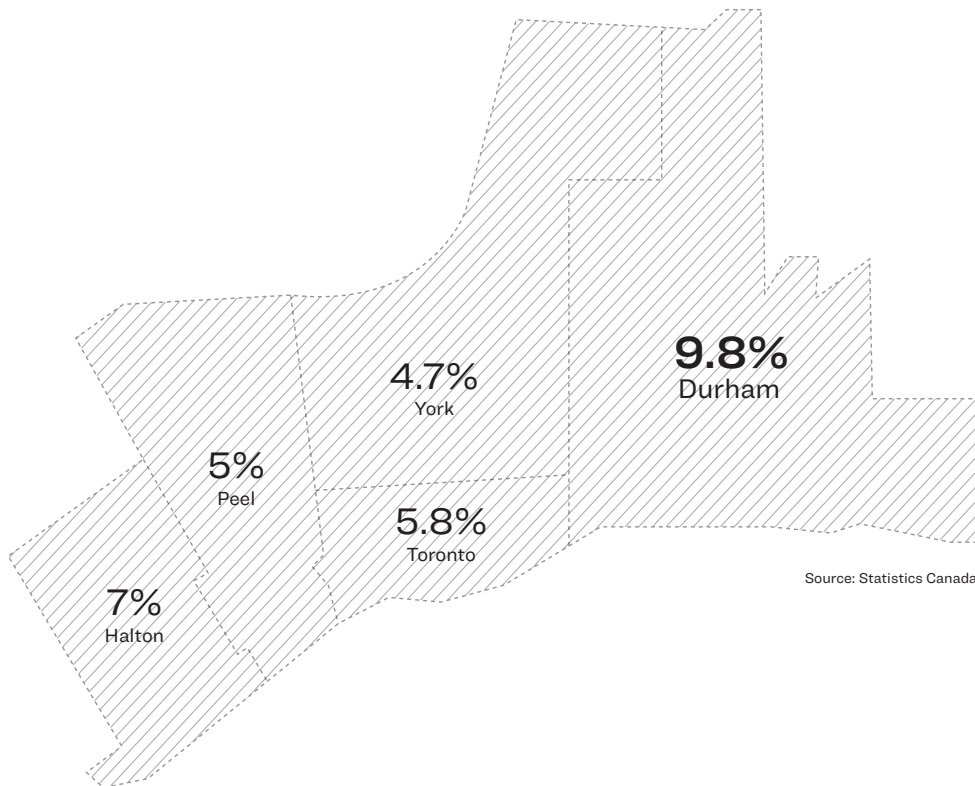
Pickering  
Recreation  
Complex

Positioned in the  
Heart of Downtown  
Pickering



# Durham on the Rise

The fastest population growth in the GTA vs all other 905 regions since 2019.



Durham is the fastest growing region in all of Ontario.



Pickering is a top condo rental appreciation market in the GTHA.



# 31%

Price appreciation since 2020. Thanks to continued population growth!



# 6%

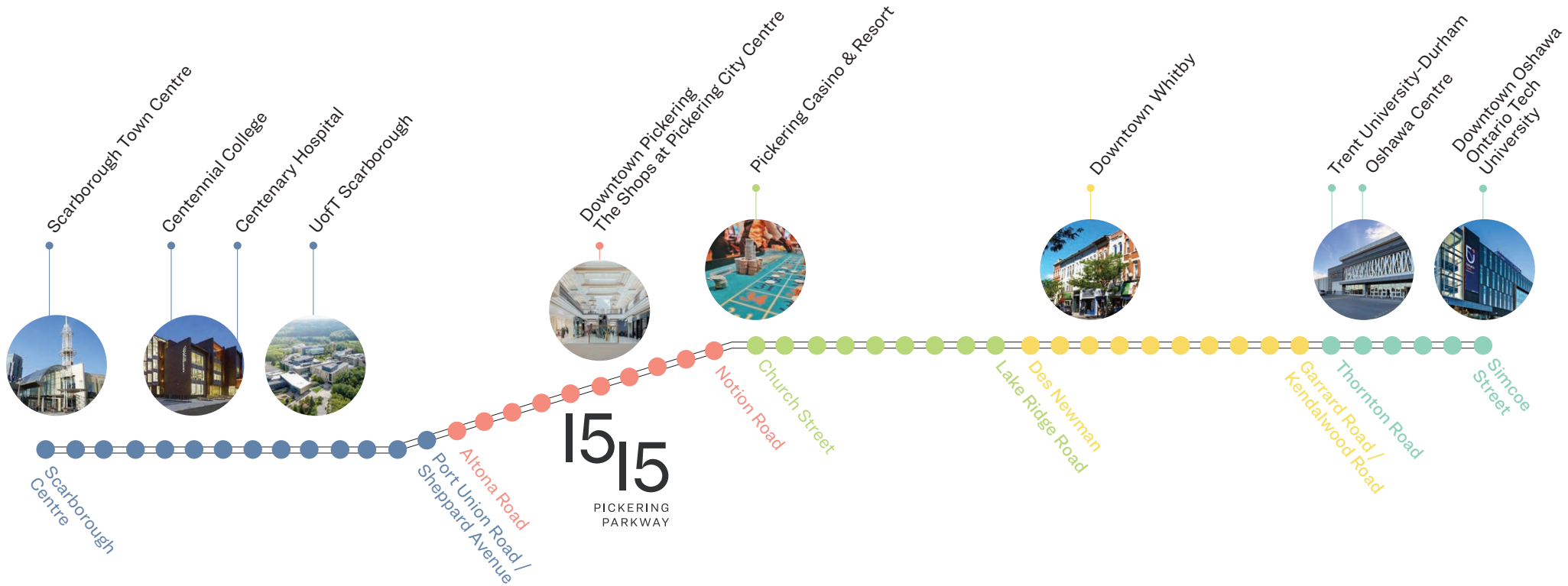
Average annual rent growth 2018-2023.

Source: TRREB

# Future Durham-Scarborough BRT

# 36 kilometers 49 stops

Connecting you from Toronto to Oshawa and everywhere in between.



TORONTO

PICKERING

AJAX

WHITBY

OSHAWA

# 220 Hectares of Open Green Space to Explore



**3** minute walk to The Esplanade Park,  
Diana Princess of Wales Park and Village East Park

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**84+4**  
parks & conservation areas

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**12.4** kilometers of waterfront trails



**3**  
Minute

walk to The Shops at  
Pickering City Centre



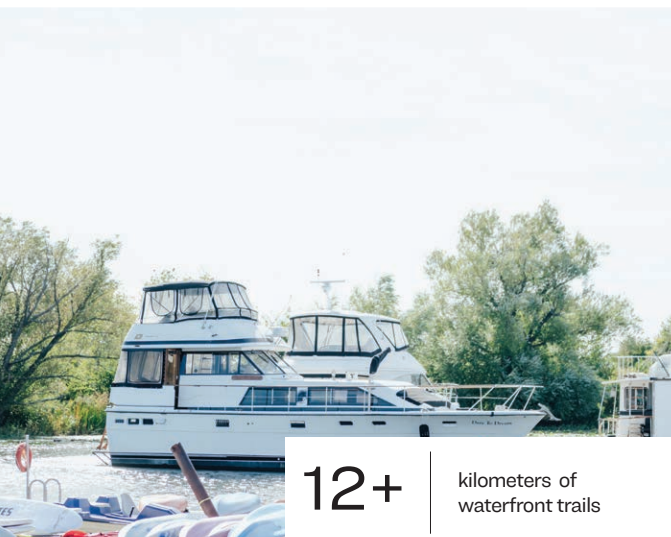
**4**  
Minute

walk to City Hall, the  
Pickering Public Library  
and Esplanade Park



**8**  
Minute

drive to the vibrant,  
240 acre Durham Live



**12+**

kilometers of  
waterfront trails



**5**  
Minute

walk to the GO Bridge



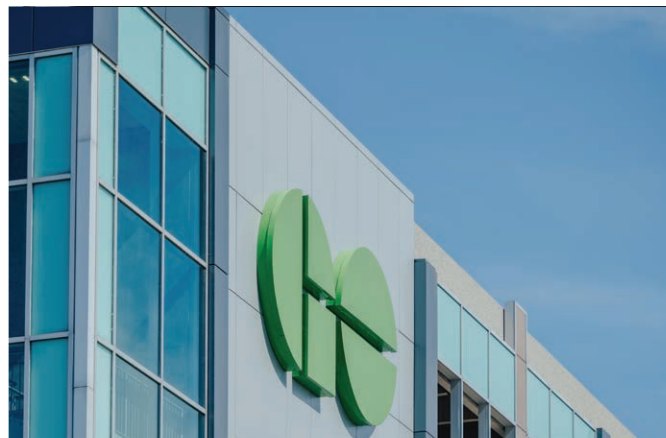
**4**  
Minute

walk to grocery and  
everyday amenities



**220**

hectares of green  
space to explore



**35**  
Minute

GO Train to  
downtown Toronto



**3**  
Minute

walk to the Pickering  
Recreation Complex

# SEVOY

DEVELOPMENTS

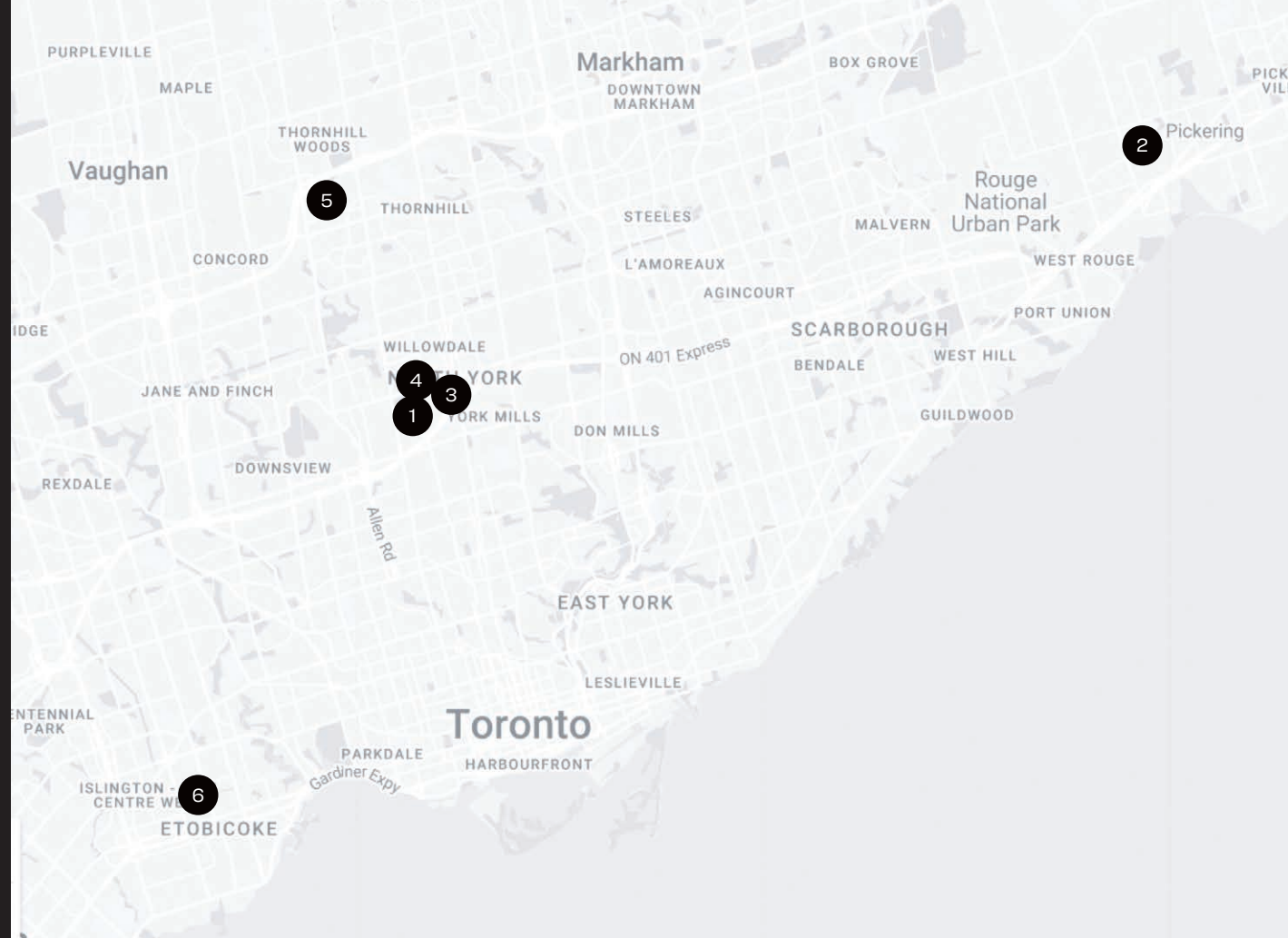
Over 3,400 suites of planned development

2.3 million SF of GFA

Investing in urban transit-oriented areas

Strong and committed partnerships

Triple A locations



1  
NorthCore  
Managed by  
Sevoy Developments

2  
1515 Pickering Parkway  
Pickering - 571 Units

3  
500 Sheppard Ave E  
North York - Ph 1 & 2, 1,100 Units

4  
5051 Yonge St  
North York - 750 Units

5  
1260 Centre St  
Vaughan - Ph 1 & 2, 700 Units

6  
266 Royal York Rd  
Etobicoke - 750 Units

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PICKERING  
PARKWAY

## **STARTING FROM PRICING**

One Bedrooms from the \$400s

One Bedroom + Dens from the \$500s

Two Bedrooms from the \$600s

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## **15% DEPOSIT STRUCTURE** (before Occupancy)

### **5% DEPOSIT PER YEAR!**

5% in 2024

5% in 2025

5% in 2026

5% in 2028 (on Occupancy)



SEVOY  
DEVELOPMENTS

Information is subject to change. All illustrations are artist's concept. E. & O.E.