

	88 Scott St 4507		List: \$6,000 For: Lease 1
	Toronto Ontario M5E0A9		
	Toronto C08 Church-Yonge Corridor Toronto 120-19-T		
	SPIS: N	Last Status: New	DOM: 27
Condo Apt	Locker#:	Rms: 6	
Apartment	Locker Lev Unit:	Bedrooms: 2	
Level: 34	Locker Unit#:	Washrooms: 2	
	Unit#: 07	1x5xMain, 1x3xMain	
	Corp#: N/A / 0		
Dir/Cross St: Yonge And Wellington			
Prop Mgmt: First Service Residential			

MLS#: C4075578 **Sellers:** Natalia And Alexandre Ignatenko **Contact After Exp:** N
Holdover: 60 **Possession:** Immediately **Occup:** Vacant **Status Cert:**
Bldg Name: 88 Scott **PIN#:** **ARN#:**

Kitchens: 1	Pets Perm: Restrict	Balcony: Open
Fam Rm: Y	Locker: Owned	Exterior: Concrete
Basement: None	Maintenance:	Gar/Gar Spcs: Undergrnd / 1.0
Fireplace/Stv: Y	A/C: Central Air	Park/Drive: Undergrnd
Heat: Heat Pump / Gas	Centrl Vac:	Park Type: Owned
Apx Age: New	UFFI:	Prk/Drv Spcs: 1
Apx Sqft: 1400-1599	Elev/Lift:	Tot Pk Spcs: 1
Sqft Source: As Per Floor Plan	All Incl: N Retirement: N	Park \$/Mo:
Exposure: Se	Water Incl: N	Prk Lvl/Unit:
Spec Desig: Unknown	Heat Incl: N Hydro Incl: N	Bldg Amen: Concierge, Exercise Room,
Lndry Acc: Ensuite	Cable TV Incl: N CAC Incl: N	Gym, Party/Meeting Room, Rooftop Deck/Garden,
Lndry Lev:	Bldg Ins Incl: Y Prkg Incl: N	Sauna
Phys Hdp-Eqp:	ComElem Inc: Y Energy Cert:	
	Pvt Ent: N	
	Furnished: N	

#	Room	Level	Length (m)	Width (m)	Description		
1	Living	Main	6.10	x 4.87	Hardwood Floor	W/O To Balcony	Se View
2	Dining	Main	3.05	x 4.00	Hardwood Floor	Large Window	South View
3	Family	Main	3.70	x 4.00	Hardwood Floor	Electric Fireplace	Large Window
4	Kitchen	Main	4.27	x 2.13	B/I Appliances	Centre Island	Hardwood Floor
5	Master	Main	4.60	x 3.48	W/I Closet	5 Pc Bath	W/O To Balcony
6	2nd Br	Main	3.48	x 2.74	Hardwood Floor	Large Window	Mirrored Closet

Client Remks: Award Winning 88 Scott Located In The Financial District And St.Lawrence Market Area. Stunning 1,425 Sq.Ft. 2+1 Corner Unit With Terrific S/E View. Superb Finishes Include: Fully Integrated European Appliances, Quartz Counters, Corian Wet Island With Waterfall Edge, 10' Ceilings In Principal Areas, Roller Shades On Exterior Windows, Electric Fireplace Hardwood Floor Throughout, Walk Score Of 98%. Close To Transit, Culture, Shopping & Downtown Attractions.
Extras: Appliances: Fridge, Dishwasher, Range Hood, Cooktop, Microwave. Washer & Dryer One Parking, One Locker. Amazing Common Area.
Brkage Remks: Email Offers Nkonkine@Rogers.Com With Income Proof, Credit Report, Rental Application, Reference Letters, Tenant Insurance Tenant Id Copy, Use Landlord Schedule A. \$250 Key Deposit. As Per Owner No Pets, No Smokers Please

Lease Term: 1 Year **App Req:** Y **Emplymt Ltr:** Y **Buy Option:** N
Pymt Freq: Monthly **Dep Req:** Y **Lease Agreemt:** Y
Pymt Method: Cheque **Ref Reqd:** Y **Credit Ck:** Y

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 1 Bedford Rd #2001 Toronto M5R2B5
 TATIANA A. KONKINA, Broker of Record 416-927-9898
 NIKOLAI KONKINE, Salesperson 416-725-6081
Contract Date: 3/23/2018 **Condition:** **Ad:** N
Expiry Date: 8/23/2018 **Cond Expiry:** **Escape:**
Last Update: 4/05/2018 **CB Comm:** 1/2 Month Rent **Original:** \$6,000