

NEW Listing

Welcome to Suite #417 90 Dean, \$448,200

Don't miss this! This bright neutral décor, 4th floor "Simcoe" overlooks the roof top gardens. This Suite features a beautiful 16 ft. solarium that can be enjoyed year round. This one bedroom Suite can accommodate a couple very comfortably, it has a large walk in closet in the bedroom and French doors that access the adjoining Solarium. This Suite is available immediately.

This 891sq. ft. "Simcoe" features a 16ft. Solarium that overlooks the roof top gardens. One Large bedroom with a walk in closet.

Appliances include:

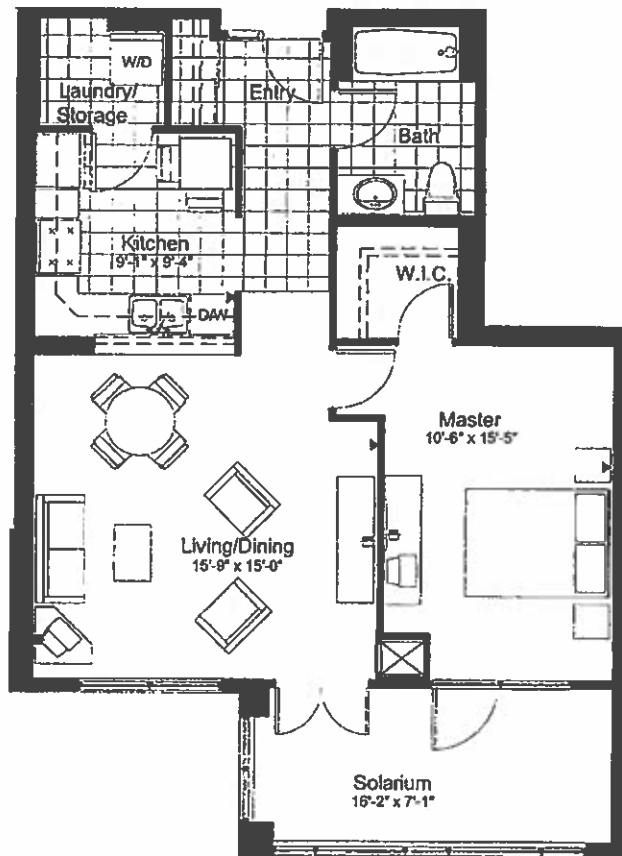
- **30-inch Self-Clean Stove;**
- **18 cu. ft. Refrigerator with freezer on the top;**
- **Integrated Microwave oven / range hood;**
- **Built-in Dishwasher;**
- **Whirlpool heavy duty, stackable washer / dryer.**

Individual heating / air conditioning throughout.

Indoor parking & storage locker (#131) included in price. The bathroom has a shower and safety grab bars.

Deposit with an Offer, balance on closing to owner. Low Monthly fees \$658 includes, water, natural gas, cable TV, and Reserve Fund. Taxes (2024) are \$205/month.

Please call Mary MacDougall at 705 720-4318 to arrange viewing.



- ◀ Telephone
- ☐ Cable
- W/D Washer/Dryer
- DW Dishwasher

SUITE FEATURES:

- spacious living/dining room
- solarium with access from living/dining and master bedroom
- large master bedroom with walk-in closet
- large eat-in kitchen with pass-through
- storage with rough-in plumbing for optional stacked washer and dryer
- shelving in laundry/storage

THE TERRACES AT HERITAGE SQUARE - PHASE 2

Simcoe Suite

One Bedroom - 891 sq.ft.