

## Building Features

Distinctive and superbly designed, 34 storeys tall, with 388 units, this new condominium residence fosters a lifestyle of wellness. With over 12,000 sq. ft. of indoor amenities and over 6,000 sq. ft. of outdoor amenities, The Riv offers an expansive list of ways to indulge in rejuvenating downtime and lively socializing. Experience a city within a city, a brand-new neighbourhood, a bustling economic epicentre, a wonderland of natural green space and a world-class transit hub.

## Exclusive Platinum Price List

Model	Type	Indoor Size	Exposure	Platinum Pricing*	5% CASH BACK	Price after Cash Back
Panorama	Studio	328	East	<del>\$529,990</del>	<b>\$26,500</b>	\$503,490
Medly	Studio	380	East	<del>\$559,990</del>	<b>\$28,000</b>	\$531,990
Nuro	1 Bed	440	North	<del>\$659,990</del>	<b>\$33,000</b>	\$626,990
Finn	1 Bed	490	South/East	<del>\$669,990</del>	<b>\$33,500</b>	\$636,490
Amobee	1 Bed + Media	490	East	<del>\$649,990</del>	<b>\$32,500</b>	\$617,490
Dapper	1 Bed + Media	505	North/East	<del>\$659,990</del>	<b>\$33,000</b>	\$626,990
Bestow	1 + Den	500	East	<del>\$749,990</del>	<b>\$37,500</b>	\$712,490
Mylo	Jr. 2 Bed	640	North/West	<del>\$829,990</del>	<b>\$41,500</b>	\$788,490
Petal	2 Bed	622	West	<del>\$859,990</del>	<b>\$43,000</b>	\$816,990
Grove	2 Bed	625	West	<del>\$859,990</del>	<b>\$43,000</b>	\$816,990
Capella	2 Bed	625	West	<del>\$859,990</del>	<b>\$43,000</b>	\$816,990
Loom	2 Bed	735	South	<del>\$999,990</del>	<b>\$50,000</b>	\$949,990
Lydia	3 Bed	925	South/West	<del>\$1,229,990</del>	<b>\$61,500</b>	\$1,168,490
Tulia	3 Bed	1050	South/East	<del>\$1,339,990</del>	<b>\$67,000</b>	\$1,272,990
Alto	3 Bed	1,125	South	<del>\$1,439,990</del>	<b>\$72,000</b>	\$1,367,990
Spruce	3 Bed	1200	South/West	<del>\$1,514,990</del>	<b>\$75,750</b>	\$1,439,240

<p><b><u>Tentative Occupancy</u></b> Late 2027</p> <p><b><u>Parking (700 SF+)</u></b> <del>\$120,000</del> \$80,000</p> <p><b><u>EV Parking (700 SF+)</u></b> <del>\$125,000</del> \$85,000</p> <p><b><u>Locker</u></b> <del>\$10,000</del> \$7,000</p> <p><b><u>Assignment</u></b> <del>\$5,000+HST</del> \$0</p>	<p><b><u>15% Deposit Structure</u></b> (Suites Under 700 SF)</p> <p>\$5,000 on Signing Balance to 5% in 120 Days 5% in 450 Days 5% in 1,100 Days 5% on Occupancy</p> <p><b><u>10% Deposit Structure</u></b> (Suites Over 700 SF)</p> <p>\$5,000 on Signing Balance to 5% in 120 Days 5% in 450 Days 5% on Occupancy</p>	<p><b><u>Maintenance Fees</u></b></p> <p>(Excludes Hydro, Water, Gas) Approx. \$0.65 per SF (Suites 1,029 SF &amp; Smaller) Approx. \$0.58 per SF (Suites 1,030 SF &amp; Larger)</p> <p><b><u>Development Levies*</u></b></p> <p>1+Den &amp; Smaller \$12,000</p> <p>2 Bed &amp; Larger \$18,000</p>
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Limited time offers. Some conditions apply. Please contact a sales representative for full details. Maintenance fees are monthly estimates. Prices, specifications and promotions subject to change without notice. Milborne Real Estate Inc. Brokers Protected. E. & O.E. March 28, 2024.