



LOFT

The New Wave on Queen West

May 23, 2011

Type	Model	Size	Features	Exposure	Floor	Price
1B	A3	490	FR Bal	SW	2	\$264,990
1B	A4	526	FR Bal	W	2-4	\$279,990
1B	A6	599	FR Bal	SE	2-3	\$301,990
1BD	B1	604	FR Bal	E	2-4	\$318,990
1BD	B3	606	FR Bal	N	2-3	\$321,990
1BD	B4	614	FR Bal	S	2	\$342,990
1BD	B5-F	608	FR Bal	SWelbow	2	\$315,990
1BD	B5	608	Bal 56sf	SWelbow	3-7	\$327,990
1BD	B6	663	FR Bal	N	2-3	\$330,990
1BD	B7	699	FR Bal	S	2-3	\$345,990
1BD	B8	737	FR Bal	NE	2-3	\$365,990
1BD	B9	819	FR Bal	N	2-3	\$385,990
2B	C1	613	Bal 69sf	NE	6	\$365,990
2B	C2	677	Bal 140sf	E	6	\$364,990
2B	C5	773	FR Bal	SW	6	\$401,990
2B	C6	784	Bal 68sf	N	6	\$393,990
2B	C8	812	Bal 80sf	NW	5-6	\$421,990
2BD	D1	927	FR Bal	NE	2-3	\$429,990
2BD	D2	982	Bal 88sf	SW	5-7	\$456,990

TERRACE SUITES

Type	Model	Size	Features	Exposure	Floor	Price
2B	C2-T	677	Ter 251sf	E	5	\$391,990
2B	C1-T	613	Ter 357sf	NE	5	\$405,990
2B	C3-T	725	Ter 565sf	SE	5	\$428,990
2B	C5-T	773	Ter 221sf	SW	5	\$428,990
2B	C7-2ST	772	Ter 167sf, Bal 98sf	E	7	\$431,990
2B	C9-2ST	831	Ter 470sf, Bal 88sf	E	7	\$486,990
2B	C12-2ST	926	Ter 73sf	SW	7	\$502,990
2B	C10-2ST	887	Ter U 214sf, Ter L 488sf	NW	7	\$548,990
2B	C11-2ST	900	Ter U 241sf, Ter L 485sf	N	7	\$557,990
2BD	D2	982	Ter 372sf	SW	4	\$496,990
2BD	D3-2ST	1041	Ter 353sf, Bal 94sf	SE	7	\$578,990
3B	E1	930	Ter 366sf	N	4	\$499,990

All Prices Include HST

AMENITIES

Q Loft will have an intimate resident's lounge with modern couches, soft seating and a large screen TV. The residence will also offer a private exercise gym, well-appointed in its décor and fully arrayed with the latest weight training and fitness equipment.

SUITE FEATURES

Finishes include 9' exposed concrete ceilings, wide plank laminate flooring throughout. Designer-fashioned European style kitchens, choice of quartz stone countertops and stone mosaic, glass mosaic or stainless backsplash. Counter-height dining kitchen island with movable bank of drawers below, stainless steel appliances. Bathrooms feature marble countertops and porcelain mosaic floor tiles. Individually controlled HVAC units.

BUILDING FEATURES

Q Loft, a creation of Royal Queen Developments, is a boutique eight storey building comprised of just 70 loft and condo suites, some with dramatic 2-level designs and many with spacious balconies and terraces. The ground floor will have a selection of retail shops and services.

<p>Deposit Structure: \$3,000 down payment Balance to 5% in 30 days 5% in 90 days 5% in 180 days 5% due on Occupancy</p> <p>Taxes: Estimated at 1.0% of purchase price</p>	<p>Parking: Please speak with sales representative. Lockers: \$3,500</p> <p>Maintenance Fees: estimated at \$0.46 psf per month (Including heat, water, building insurance, upkeep of common elements. Excluding Hydro)</p> <p>OCCUPANCY: June 2013</p>
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All prices, figures and materials are preliminary and are subject to change without notice E & O.E. May 23, 2011