



## 316 JUNCTION CONDOMINIUMS EXCLUSIVE PRICE LIST

1 BEDROOM	FLOORS	SUITE SIZE	BATH	VIEW	OUTDOOR SF	STARTING FROM	VIP PREVIEW PRICING STARTING FROM
B1	6 – 25	457	1	E	0	<del>\$624,990</del>	\$614,990
B2	4	458	1	S	0	<del>\$634,990</del>	\$624,990
B3	6 – 25	461	1	E	37	<del>\$637,990</del>	\$627,990
B4	4	462	1	E	0	<del>\$608,990</del>	\$598,990
B5	4	485	1	W	0	<del>\$654,990</del>	\$644,990
B6	2, 4	489	1	E	8	<del>\$652,990</del>	\$642,990
B7	4	495	1	SW	0	<del>\$660,990</del>	\$650,990
B8	1	502	1	W	P 211	<del>\$675,990</del>	\$665,990
B9	4	503	1	W	0	<del>\$668,990</del>	\$658,990
B10	4	511	1	E	0	<del>\$685,990</del>	\$675,990
B11	4	515	1	N	0	<del>\$673,990</del>	\$663,990
B12	6 – 25	528	1	N	0	<del>\$652,990</del>	\$642,990
B13	1	535	1	W	0	<del>\$685,990</del>	\$675,990
B14	4	568	1	NE	0	<del>\$700,990</del>	\$690,990

1 BEDROOM + DEN	FLOORS	SUITE SIZE	BATH	VIEW	OUTDOOR SF	STARTING FROM	VIP PREVIEW PRICING STARTING FROM
D1	6	481	1	S	28	<del>\$685,990</del>	\$675,990
D3	11	518	1	S	85	<del>\$714,990</del>	\$704,990
D4	15 - 23	524	1	W	39	<del>\$703,990</del>	\$693,990
D5	6 - 14	524	1	W	36	<del>\$703,990</del>	\$693,990
D6	7 - 10	536	1	S	28	<del>\$734,990</del>	\$724,990
D7	12 - 23	549	1	S	0	<del>\$723,990</del>	\$713,990
D8	6 - 23	562	1	W	37	<del>\$716,990</del>	\$706,990
D9	4	608	1	E	0	<del>\$742,990</del>	\$732,990
D10	4	615	1	SW	0	<del>\$775,990</del>	\$765,990
D11	1	617	1	W	P 213	<del>\$775,990</del>	\$765,990
D12	4	656	1	SE	0	<del>\$808,990</del>	\$798,990
D13	2	714	1	E	0	<del>\$808,990</del>	\$798,990

\*Some restrictions may apply. Please speak to a Sales Representative for more details. All Prices, incentives, and specifications are subject to change without notice. Any suites eligible for parking that do not purchase parking before their purchase is firm, will be automatically waitlisted.

\*\*Promotion applicable for a limited time only.

\*\*\*Development charges are subject to HST.

February 2023.

MARLIN  
SPRING



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2 BEDROOM	FLOORS	SUITE SIZE	BATH	VIEW	OUTDOOR SF	STARTING FROM	VIP PREVIEW PRICING STARTING FROM
E1	4	593	1	E	0	<del>\$754,990</del>	\$734,990
E2	6-25	617	2	E	26	<del>\$806,990</del>	\$786,990
E3	4	632	2	E	0	<del>\$814,990</del>	\$794,990
E4	6	657	2	SW	52	<del>\$921,990</del>	\$901,990
E5	4	670	2	W	0	<del>\$854,990</del>	\$834,990
E6	4	670	2	W	0	<del>\$852,990</del>	\$832,990
E7	11	676	2	SE	209	<del>\$918,990</del>	\$898,990
E9	11	712	2	NW	117	<del>\$932,990</del>	\$912,990
E10	12 – 23	712	2	SE	62	<del>\$918,990</del>	\$898,990
E11	6 – 10	733	2	SE	20	<del>\$993,990</del>	\$973,990
E12	12 – 25	735	2	NW	49	<del>\$990,990</del>	\$970,990
E14	6	760	2	NW	51	<del>\$1,037,990</del>	\$1,017,990
E15	7 – 10	760	2	NW	51	<del>\$1,039,990</del>	\$1,019,990
E16	24 – 25	761	2	SE	T 148	<del>\$1,086,990</del>	\$1,066,990
E17	12 – 25	826	2	NE	27	<del>\$1,119,990</del>	\$1,089,990

3 BEDROOM	FLOORS	SUITE SIZE	BATH	VIEW	OUTDOOR SF	STARTING FROM	VIP PREVIEW PRICING STARTING FROM
F1	7 – 23	792	2	SW	52	<del>\$1,090,990</del>	\$1,070,990
F2	6	827	2	NE	28	<del>\$1,089,990</del>	\$1,069,990
F3	7 – 11	827	2	NE	28	<del>\$1,090,990</del>	\$1,070,990
F4	4	885	2	NW	0	<del>\$1,101,990</del>	\$1,081,990
F5	24 – 25	897	2	SW	58	<del>\$1,163,990</del>	\$1,143,990
F6	24 – 25	1,086	2	W	73	<del>\$1,310,990</del>	\$1,290,990

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**CLIENT LIMITED TIME INCENTIVES\***

**SPECIAL PARKING PRICE**

Regular Price - ~~\$95,000~~

Special Parking Price - \$85,000\*\*

Free Assignment, \$1,500 legal fees + HST

Reduced Development Charges and Levies\*\*\*

2 Bedroom and smaller \$16,500 | 3 Bedroom and larger - \$18,000

Right to Lease During Occupancy, \$1,500 legal fees + HST

1 Year FREE Maintenance

1 Year FREE Property Taxes

\$10,000 Credit on Closing

Client Protection Program\*

EXTENDED DEPOSIT STRUCTURE	PARKING	MAINTENANCE FEE
<p>\$10,000 bank draft on signing Balance to 2.5% in 30 days 2.5% in 120 days 2.5% on August 2, 2023 2.5% on October 2, 2023 2.5% on April 2, 2024 2.5% on July 2, 2024 5% on Occupancy</p> <p>Cheques made payable to: Minden Gross LLP In Trust</p>	<p>Regular Price - <del>\$95,000</del> Special Price - \$85,000** Eligible for unit sizes 792 sq ft+</p> <p>EV upgrade, additional \$10,000</p>	<p>Approx. \$0.74 per sq ft</p>
NON-CANADIAN RESIDENT DEPOSIT STRUCTURE	LOCKER	PARKING & LOCKER MAINTENANCE FEE
<p>\$20,000 bank draft on signing Balance to 5% in 30 days 5% in 120 days 5% on August 2, 2023 5% on October 2, 2023 5% on April 2, 2024 5% on July 2, 2024 5% on Occupancy</p> <p>*Must comply with the Prohibition on the Purchase of Residential Property by Non-Canadians Act</p>	<p>Waitlist</p>	<p>Parking: \$51.40/month Locker: \$20.30/month Parking &amp; Locker Combo: \$81.15/month</p>
	OCCUPANCY	
	<p>January 2026</p>	

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