

PARK ROAD

NEW PENTHOUSE RELEASE EXCLUSIVE CLIENT INCENTIVES*

- 2 YEARS FREE MAINTENANCE
- FREE ASSIGNMENT**
- FREE RIGHT TO LEASE DURING OCCUPANCY**
- \$0 DEVELOPMENT CHARGES
- EXTENDED DEPOSIT PROGRAM
 - \$10,000 *Bank Draft* with offer
 - Balance of 5% **2.5%** in 30 days
 - 5% **2.5%** in 90 ~~180~~ days
 - 5% in 120 **360** days
 - 10% on Occupancy

*Limited time offer. **By request only. Legal fees + HST may apply.

Please speak to Sales Representative for further details. All prices, figures and materials are preliminary and are subject to change without notice E. & O. E. All areas and stated room dimensions are approximate only and are calculated in accordance with the HCRA Directive regarding Floor Area Calculations. The contents of this document are not intended to solicit interest from ineligible individuals or entities (non-Canadians, unless exempt) as defined by the Prohibition on the Purchase of Residential Property by Non-Canadians Act, December 19, 2024.

Exclusive Listing: Baker Real Estate Incorporated, Brokerage. Brokers Protected. E. & O.E



PARK ROAD

PREVIEW PRICING

PENTHOUSE COLLECTION SUITES

Model	Bed Type	View	Approx. Suite Size	Starting Floor	Purchase Price	Preview Prices Starting From
PH1	2B	NE	830	32	\$1,434,900	\$1,399,900
PH2	1B+D	N	620	32	\$1,149,900	\$1,129,900
PH3	3B	SE	815+727 (2 LEVELS)	32	\$2,044,900	\$1,999,900

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~~5%~~ **2.5%** in ~~90~~ **180** days

~~5%~~ in ~~120~~ **360** days

10% on Occupancy

PAYABLE TO: AIRD & BERLIS LLP IN TRUST

STORAGE LOCKER:

WAITLIST

MAINTENANCE FEES

\$0.79/Sq.Ft.

(Hydro, Water, Gas Separately Metered)

Bulk Internet: \$25/month

SmartOne: \$30/month

OCCUPANCY COMMENCING

JANUARY 2027

CONTACT INFORMATION

Jeanne Kim

Sales Representative

C: (416) 300-5020

Email: jeannekim@bakersales.info

Mike Catsiliras

Sales Representative

C: (416) 716-1866

Email: mikecatsiliras@bakersales.info

Park Road Sales Gallery

Phone: 416.926.8029

Email: sales@parkroad.ca

Address: 16 Cumberland Street, Toronto, M4W 1J5

Office Hours: Monday-Thursday 12-6PM, Friday CLOSED,

Saturday and Sunday 12-5PM

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Baker
Real Estate Incorporated

PARK ROAD

PREVIEW PRICING

STUDIO SUITES

Model	Bed Type	View	Approx. Suite Size	Starting Floor	Purchase Price	Preview Prices Starting From*
S11	STUDIO	S	360	2	\$700,900	\$680,900

JR 1 BEDROOM SUITES

Model	Bed Type	View	Approx. Suite Size	Starting Floor	Purchase Price	Preview Prices Starting From
JR1	JR 1B	E	329	31	\$721,900	\$701,900
JR7	JR 1B	S	396	5	\$806,900	\$786,900
JR2	JR 1B	S	422	29	\$798,900	\$778,900

1 BEDROOM SUITES

Model	Bed Type	View	Approx. Suite Size	Starting Floor	Purchase Price	Preview Prices Starting From
1A	1B	S	438	21	\$852,900	\$832,900
1K	1B	SW	502	3	\$840,900	\$820,900
1E+M	1B+M	S	447	5	\$796,900	\$776,900

1 BEDROOM + DEN SUITES

Model	Bed Type	View	Approx. Suite Size	Starting Floor	Purchase Price	Preview Prices Starting From
1D+D	1B+D	S	466	5	\$852,900	\$832,900
1A+D	1B+D	S	503	6	\$931,900	\$911,900
1C+D	1B+D	N	589	6	\$1,031,900	\$1,011,900
1J+D	1B+D	NE	595	3	\$1,087,900	\$1,067,900
1I+D	1B+D	SW	637	5	\$1,097,900	\$1,077,900

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PARK ROAD

PREVIEW PRICING

2 BEDROOM SUITES

Model	Bed Type	View	Approx. Suite Size	Starting Floor	Purchase Price	Preview Prices Starting From
2K	2B	N	610	3	\$1,049,900	\$1,014,900
2E	2B	N	611	11	\$1,078,900	\$1,043,900
2H	2B	NE	681	6	\$1,229,900	\$1,194,900
2A	2B	NE	686	29	\$1,296,900	\$1,261,900
2B	2B	SE	731	18	\$1,310,900	\$1,275,900
2J+M	2B+M	S	675	2	\$1,162,900	\$1,127,900

3 BEDROOM SUITES

Model	Bed Type	View	Approx. Suite Size	Starting Floor	Purchase Price	Preview Prices Starting From
3F	3B	N	796	7	\$1,365,900	\$1,320,900
3H	3B	SE	823	3	\$1,387,900	\$1,342,900
3I	3B	NW	870	3	\$1,421,900	\$1,376,900
3B+M	3B+M	SE	801	12	\$1,338,900	\$1,293,900
3E+M	3B+M	SE	802	6	\$1,331,900	\$1,286,900
3D+M	3B+M	NW	841	12	\$1,364,900	\$1,319,900
3J+M	3B+M	NW	841	15	\$1,362,900	\$1,317,900

TERRACE COLLECTION SUITES

Model	Bed Type	View	Approx. Suite Size	Starting Floor	Purchase Price	Preview Prices Starting From
S8	STUDIO	N	331	5	\$743,900	\$723,900
JR9	JR 1B	N	371	5	\$807,900	\$787,900
1I	1B	NW	500	5	\$922,900	\$902,900
2I	2B	N	694	5	\$1,289,900	\$1,254,900
2G	2B	NES	785	5	\$1,422,900	\$1,387,900

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EXTENDED DEPOSIT PROGRAM

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RESIDENCE

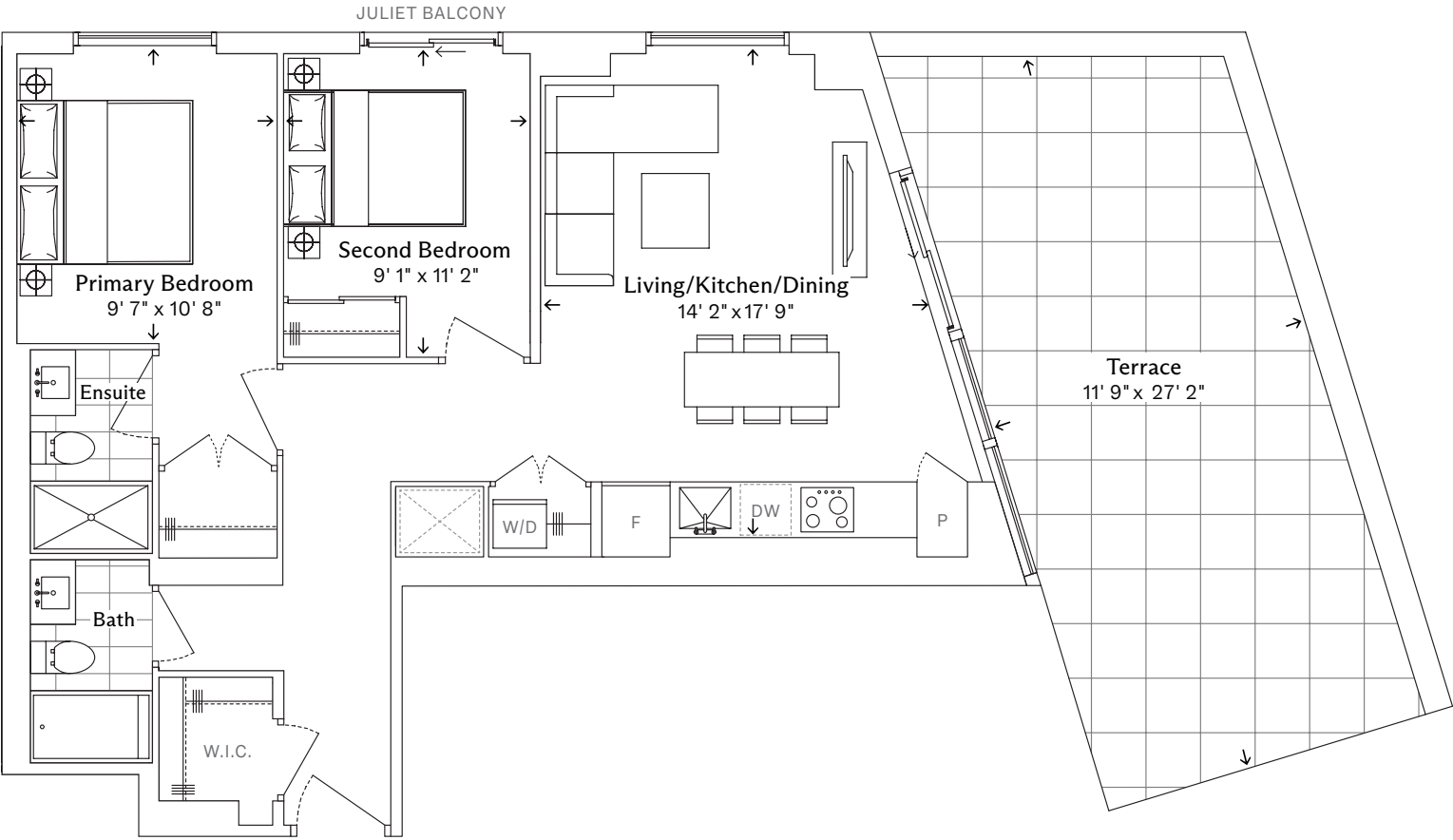
SUITE TYPE

PH 1 OPTION 1

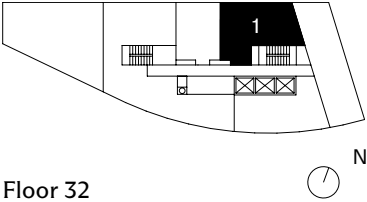
Two Bedroom, Two Bathroom

TOTAL

Interior 830 sq. ft.
Exterior 335 sq. ft.
Total 1,165 sq. ft.



KEY PLAN



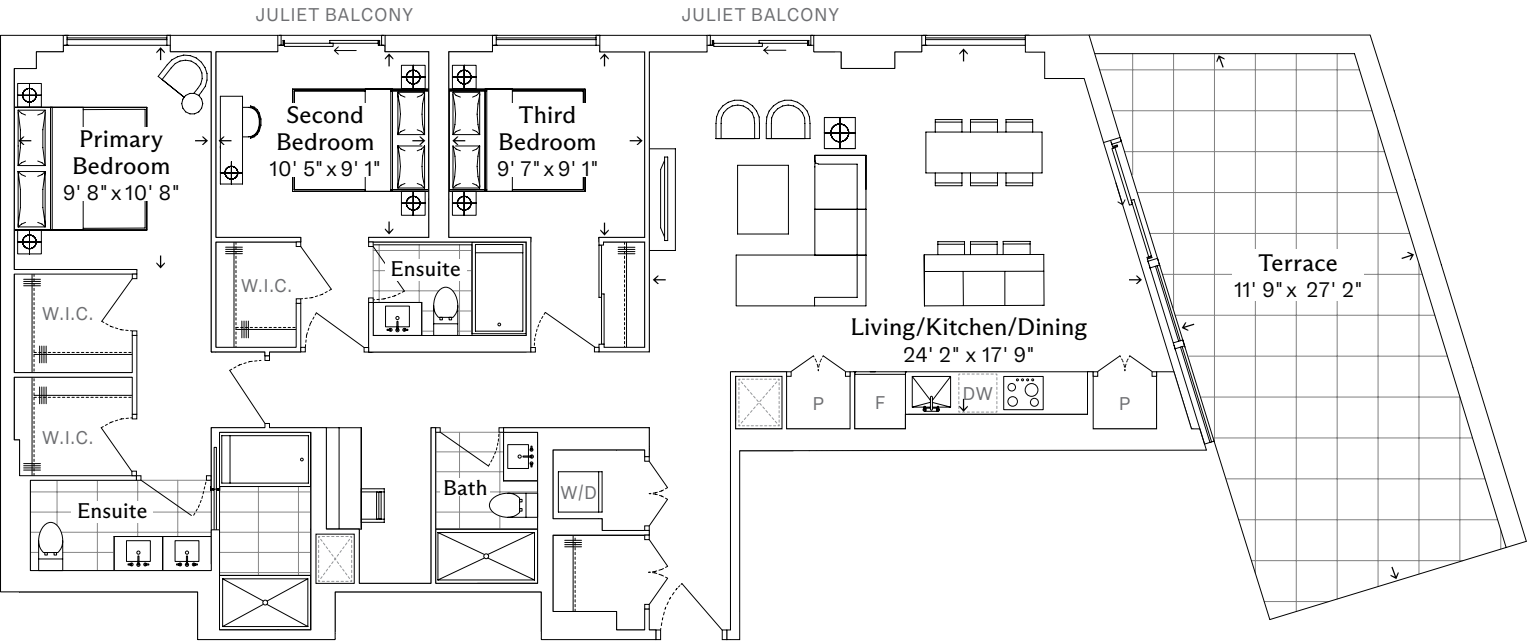
Floor 32

Dimensions, specifications, layouts, and materials are approximate only and are subject to change without notice. Window sizes and locations may vary. Furniture is for illustration purposes only and does not necessarily reflect the electrical plan for the suite. Suites are sold unfurnished. Actual useable floor space within the unit may be different from stated floor areas or dimensions on this plan. For more information on the method used for calculating the floor area of any unit, please refer to Home Construction Regulatory Authority Directive – Floor Area Calculations. Balcony and terrace area is approximate and not included in net suite area. E. & O. E.

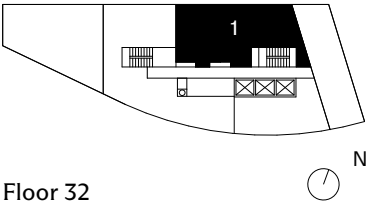
RESIDENCE
PH 1 OPTION 2

SUITE TYPE
Three Bedroom, Three Bathroom

TOTAL	
Interior	1,450 sq. ft.
Exterior	335 sq. ft.
Total	1,785 sq. ft.



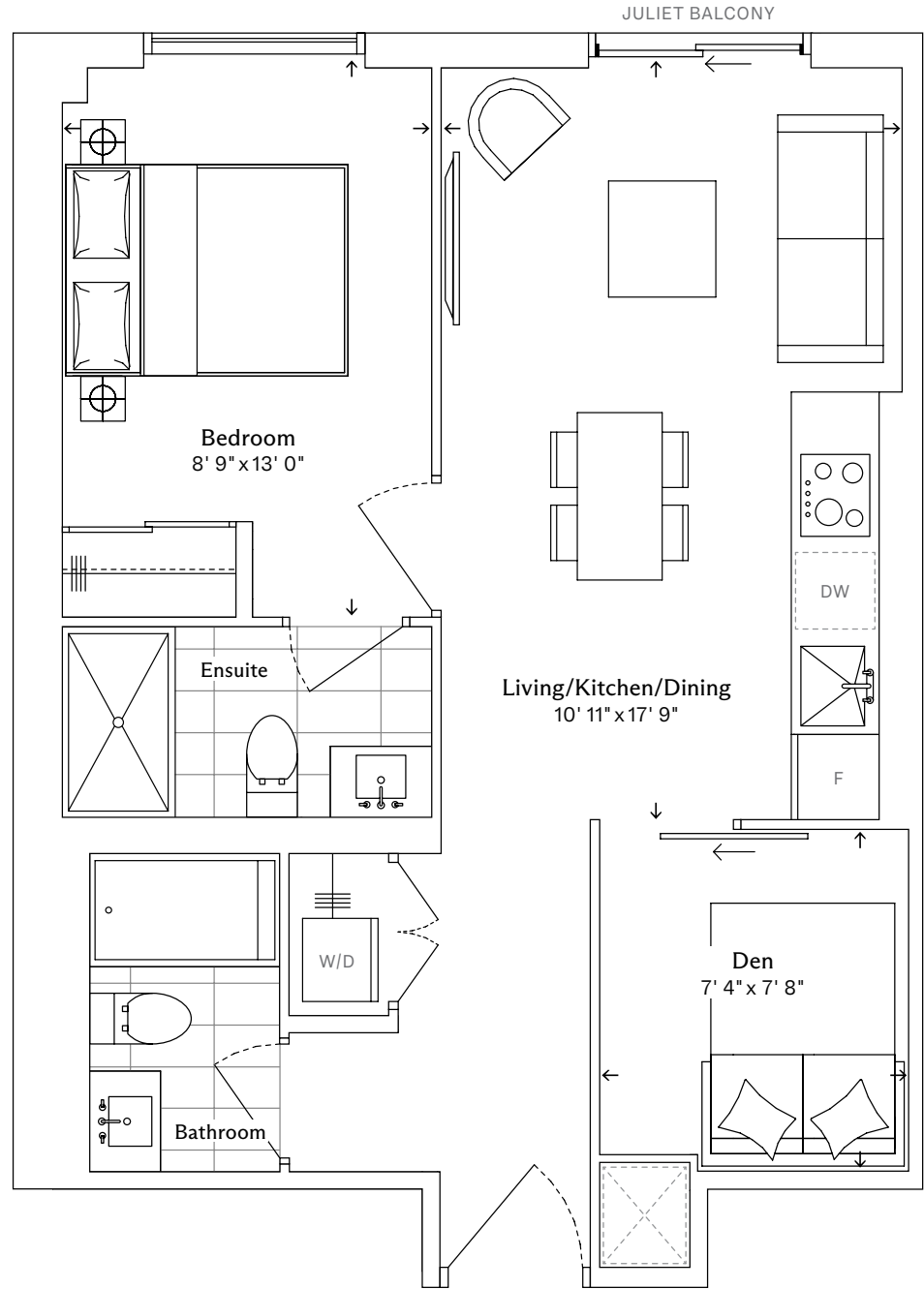
KEY PLAN



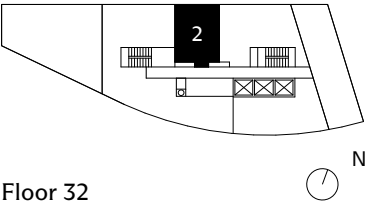
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TOTAL

620 sq. ft.



KEY PLAN



Floor 32

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RESIDENCE

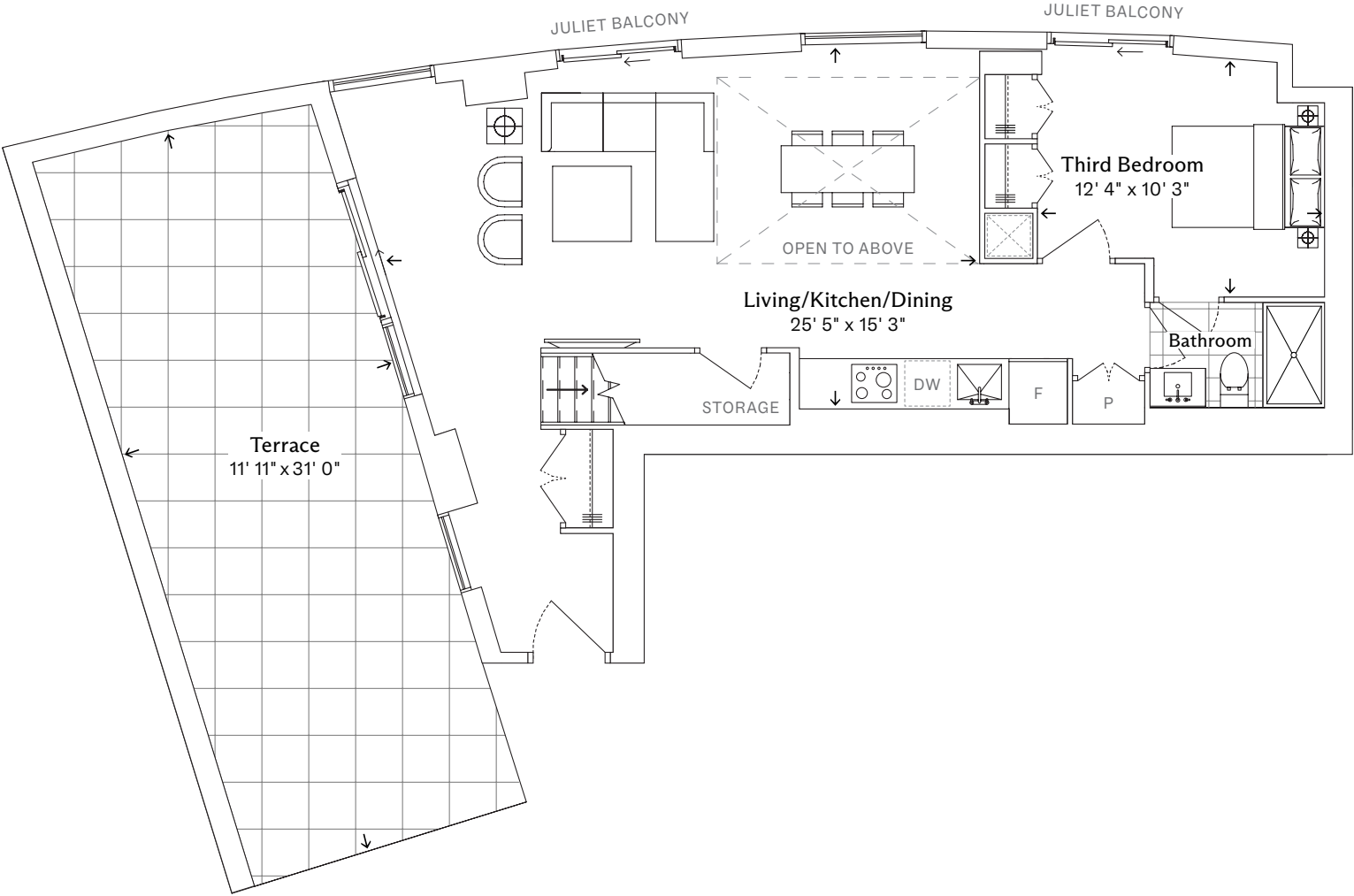
SUITE TYPE

PH 3 OPTION 1
First Floor

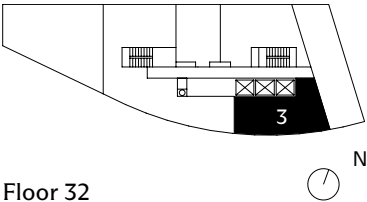
Three Bedroom, Three Bathroom

TOTAL

Interior	1,542 sq. ft.
Exterior	388 sq. ft.
Total	1,930 sq. ft.



KEY PLAN



Floor 32

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RESIDENCE

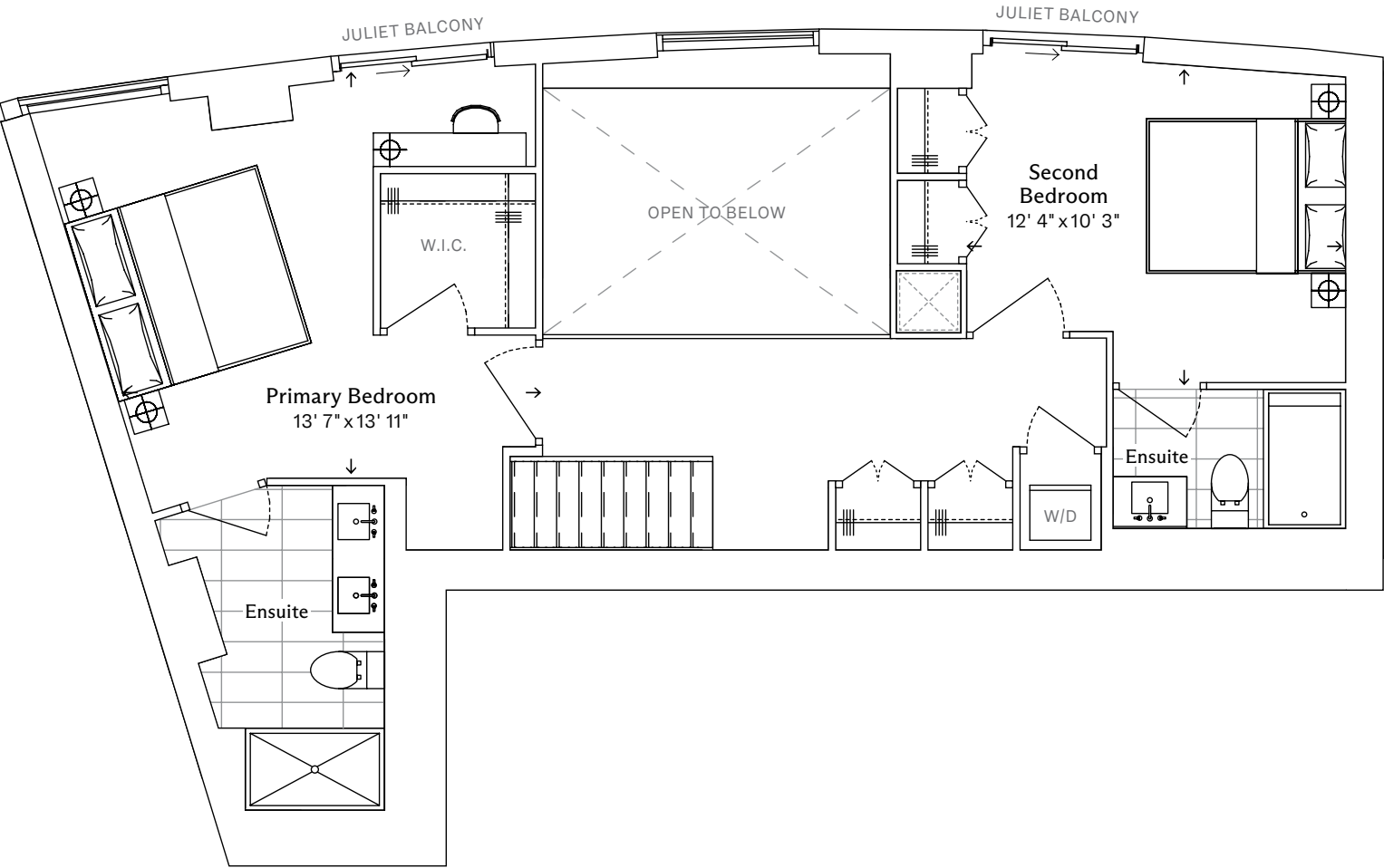
SUITE TYPE

PH 3 OPTION 1
Second Floor

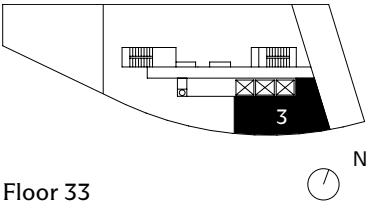
Three Bedroom, Three Bathroom

TOTAL

Interior	1,542 sq. ft.
Exterior	388 sq. ft.
Total	1,930 sq. ft.



KEY PLAN



Floor 33

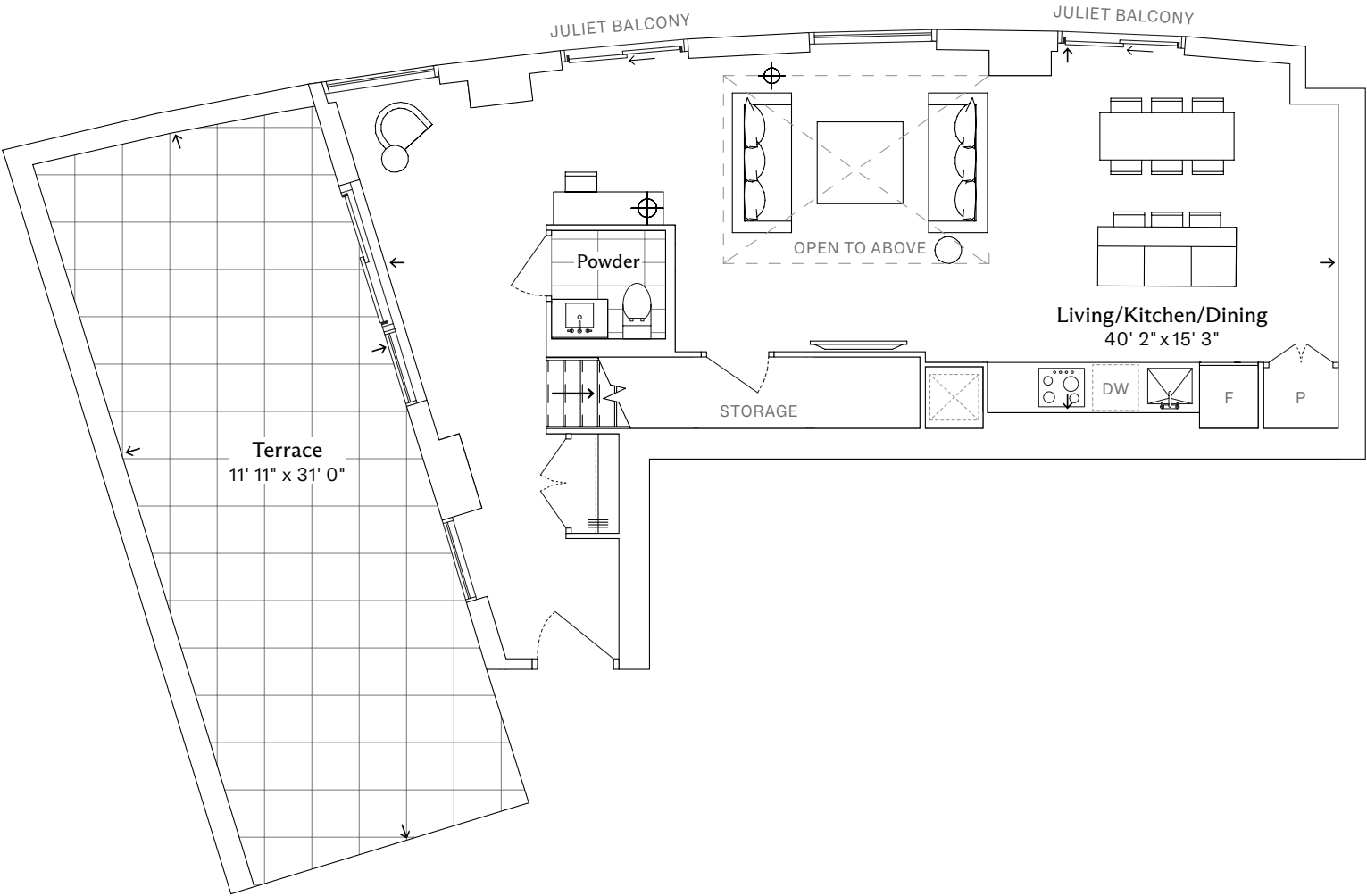
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PH 3 OPTION 2
First Floor

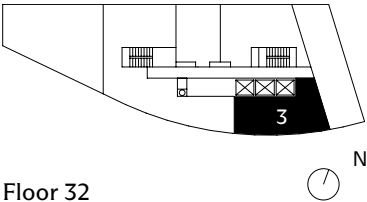
Two Bedroom, Two Bathroom and Powder

TOTAL

Interior	1,542 sq. ft.
Exterior	388 sq. ft.
Total	1,930 sq. ft.



KEY PLAN



Floor 32

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RESIDENCE

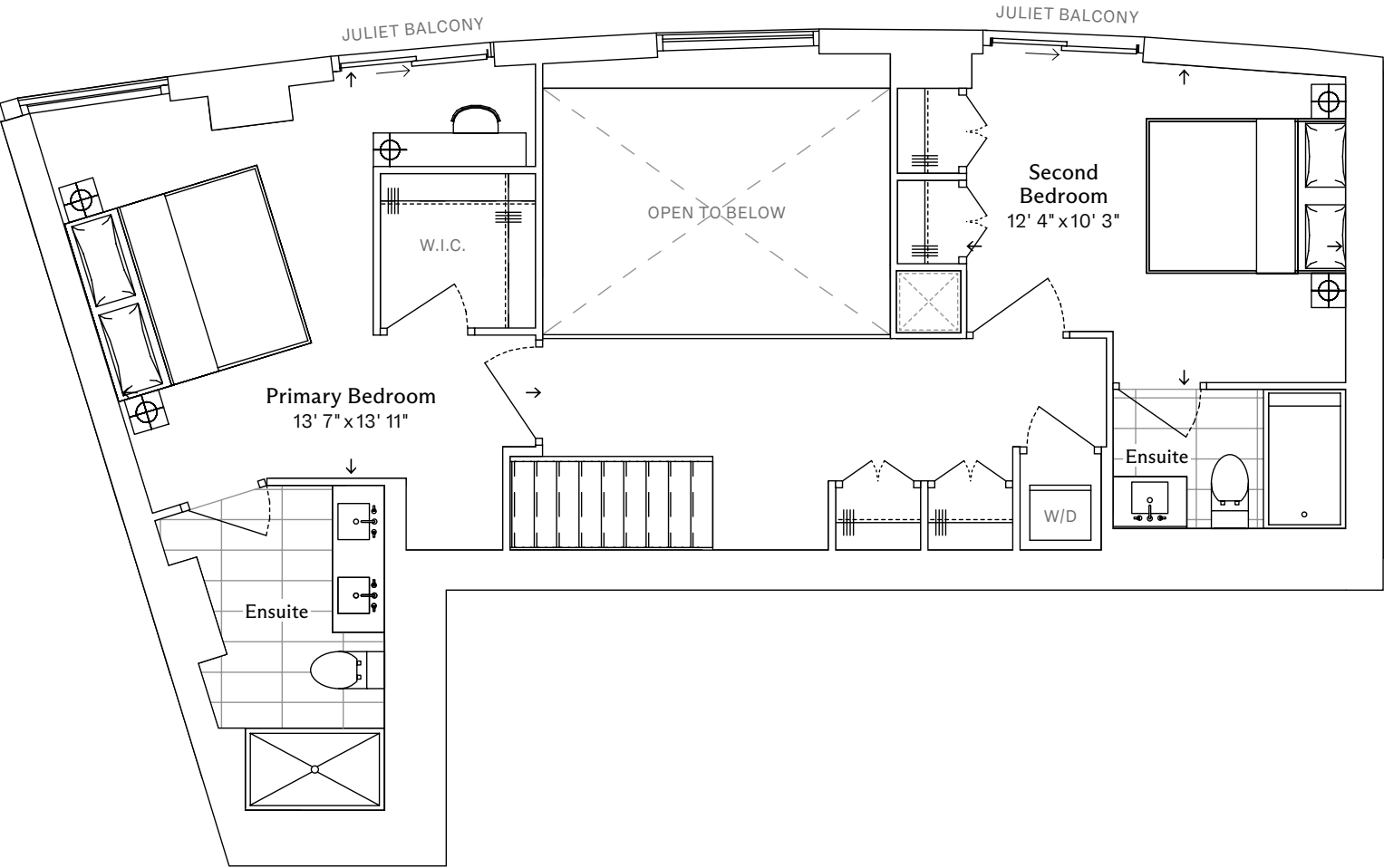
SUITE TYPE

PH 3 OPTION 2
Second Floor

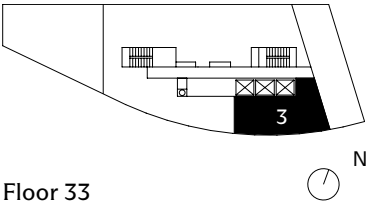
Two Bedroom, Two Bathroom and Powder

TOTAL

Interior	1,542 sq. ft.
Exterior	388 sq. ft.
Total	1,930 sq. ft.



KEY PLAN



Floor 33

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PARK ROAD

RESIDENCE

S11

SUITE TYPE

Studio

RESIDENCE

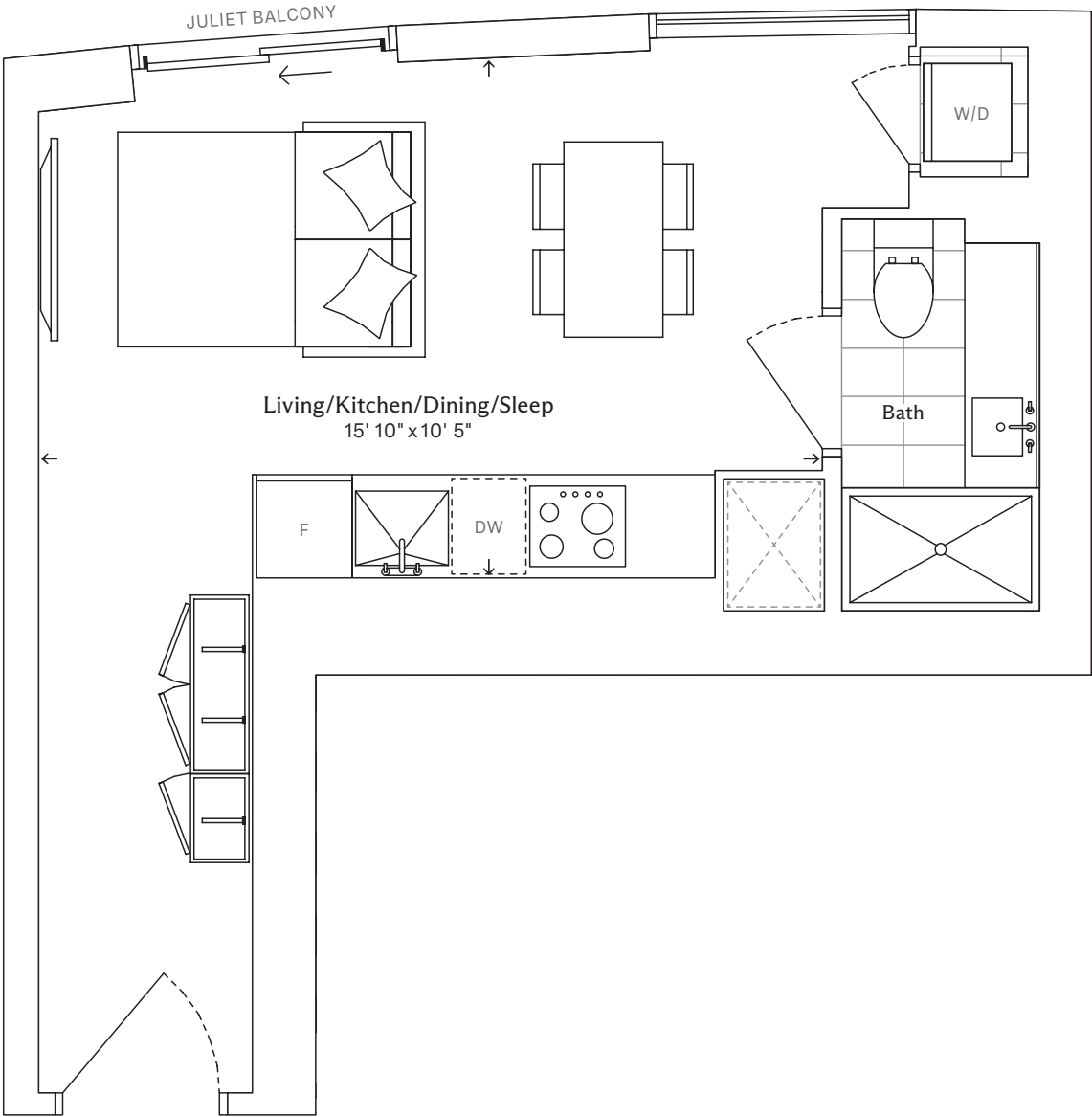
S11

SUITE TYPE

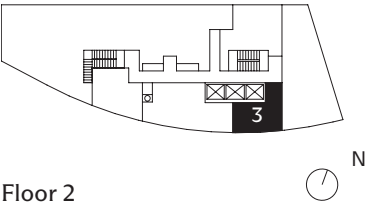
Studio, One Bathroom

TOTAL

360 sq. ft.



KEY PLAN



Floor 2

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PARK ROAD

RESIDENCE

JR1

SUITE TYPE

Junior One Bedroom

RESIDENCE

JR1

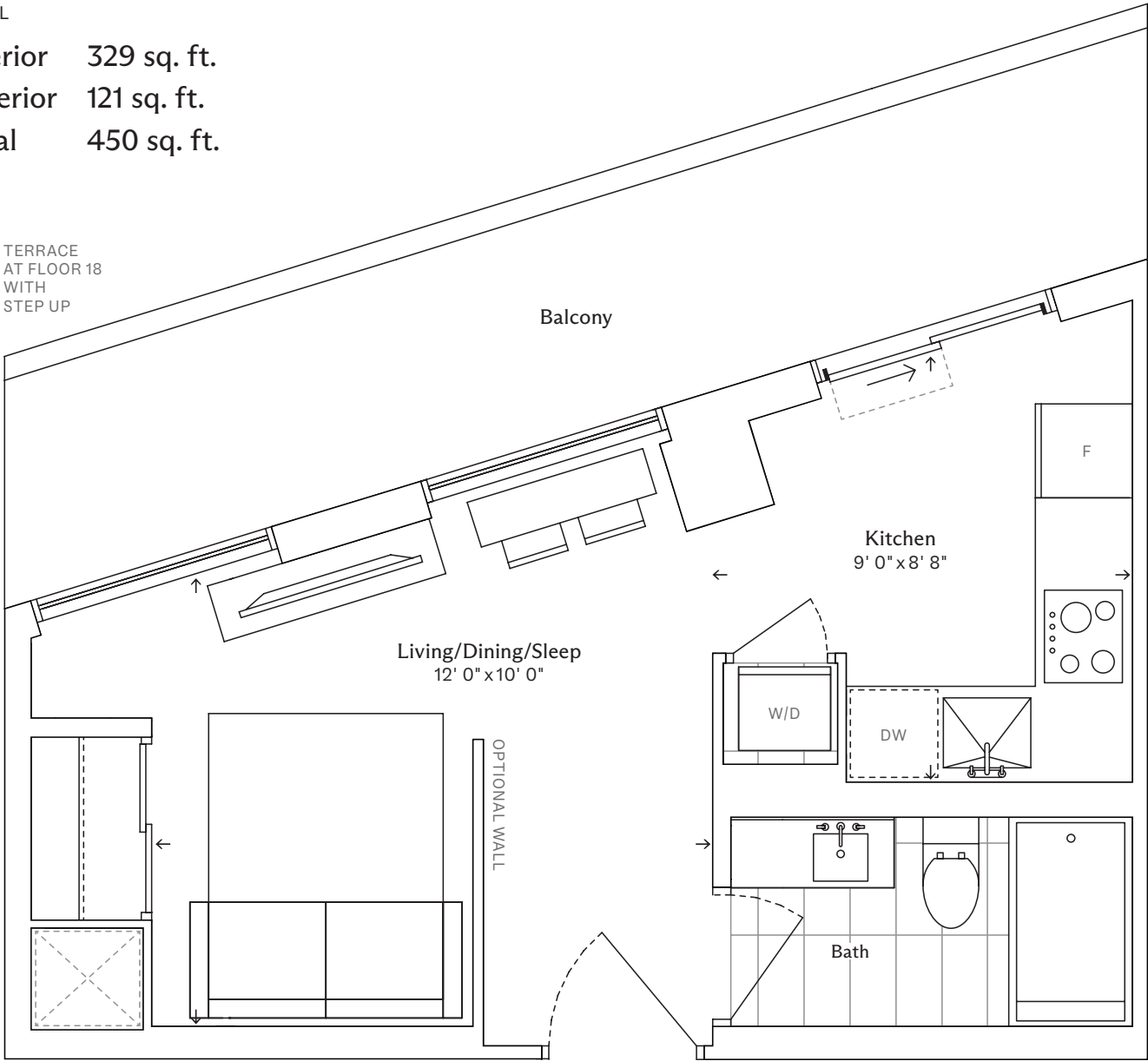
SUITE TYPE

Junior One Bedroom, One Bathroom

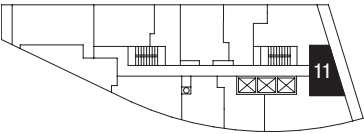
TOTAL

Interior 329 sq. ft.
Exterior 121 sq. ft.
Total 450 sq. ft.

TERRACE
AT FLOOR 18
WITH
STEP UP



KEY PLAN



Floor 18-31

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PARK ROAD

RESIDENCE

JR7

SUITE TYPE

Junior One Bedroom

RESIDENCE

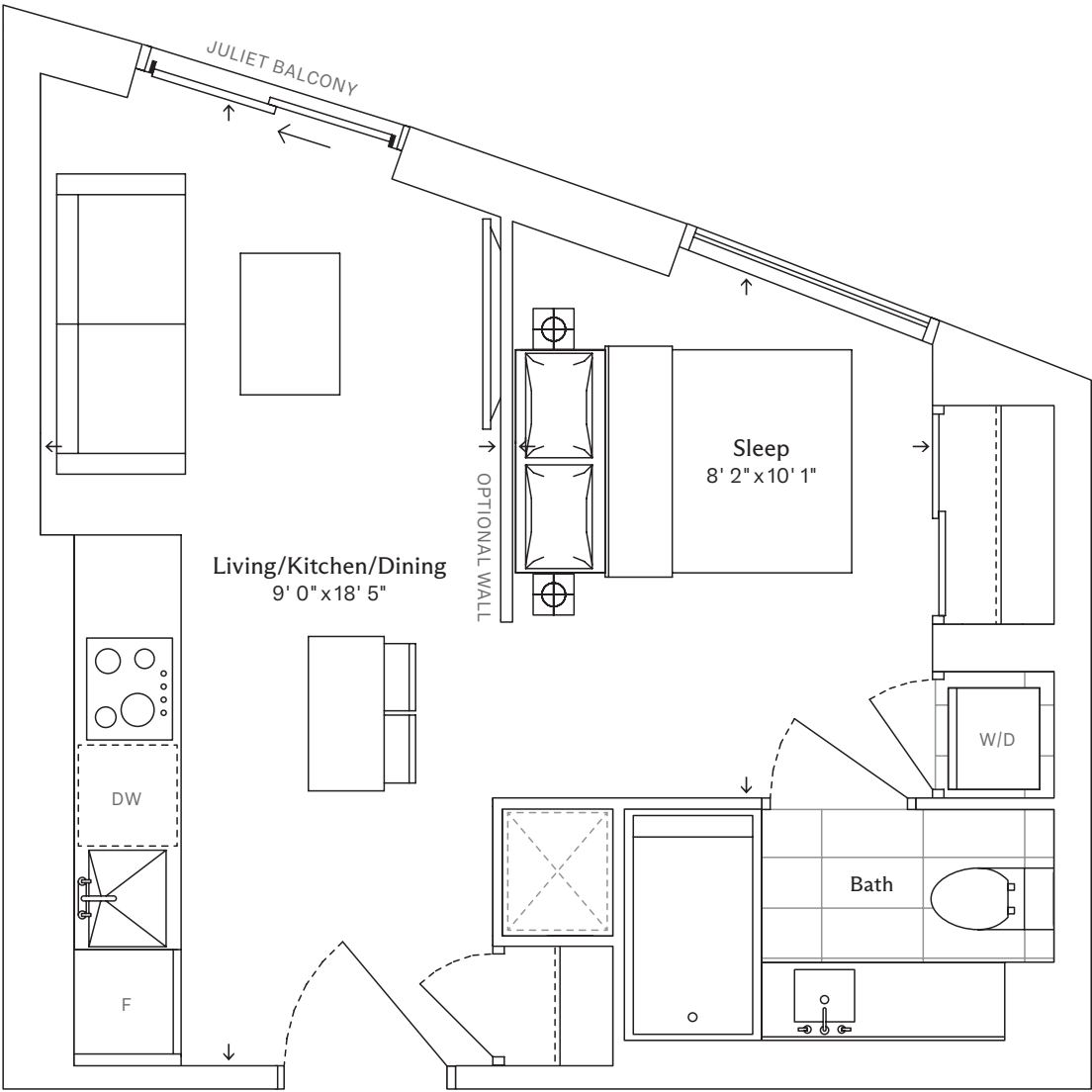
JR7

SUITE TYPE

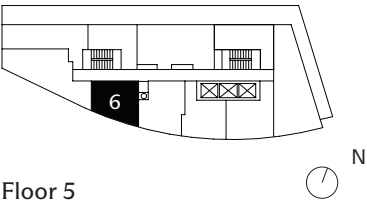
Junior One Bedroom, One Bathroom

TOTAL

396 sq. ft.



KEY PLAN



Floor 5

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PARK ROAD

RESIDENCE

JR2

SUITE TYPE

Junior One Bedroom

RESIDENCE

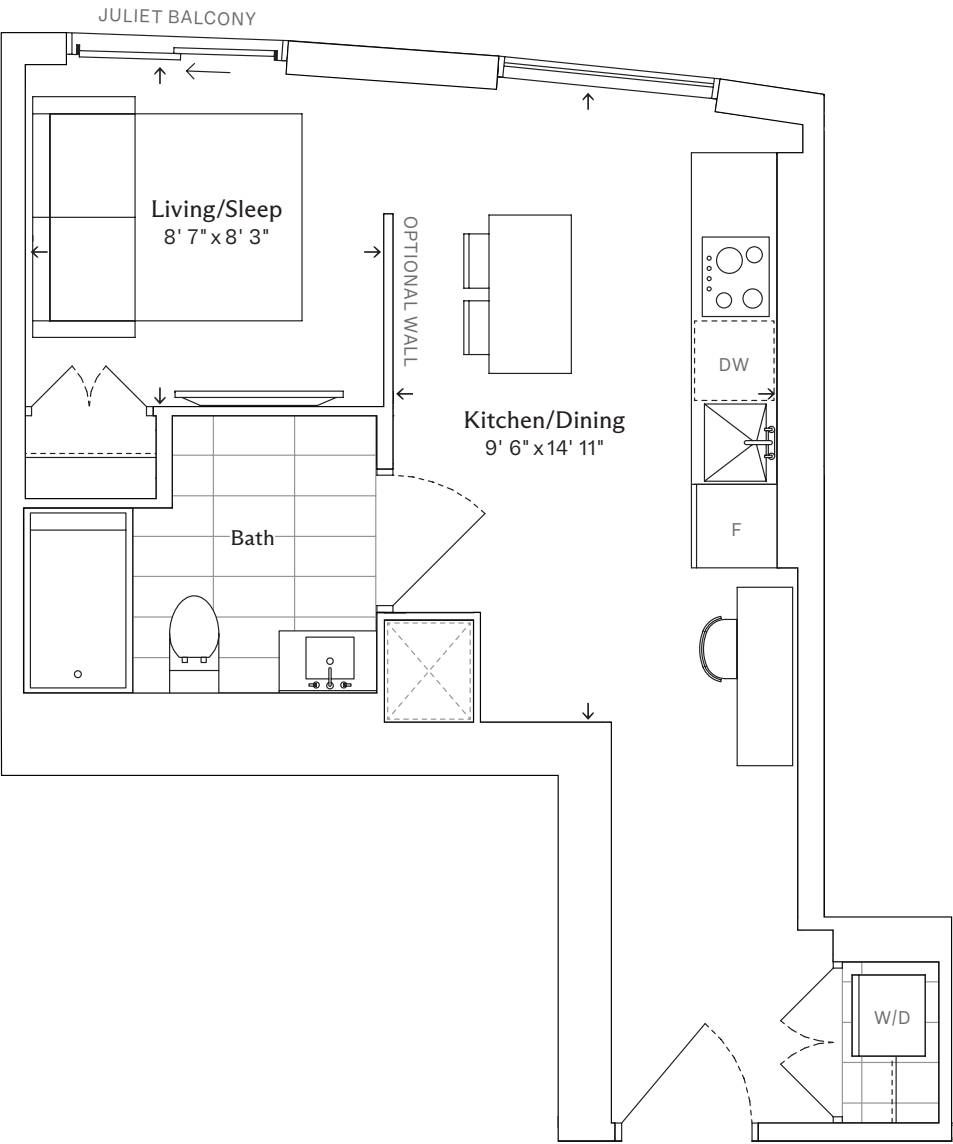
JR2

SUITE TYPE

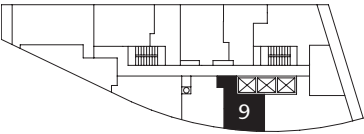
Junior One Bedroom, One Bathroom

TOTAL

422 sq. ft.



KEY PLAN



Floor 19-31



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PARK ROAD



PARK ROAD

RESIDENCE

1A

SUITE TYPE

One Bedroom

RESIDENCE

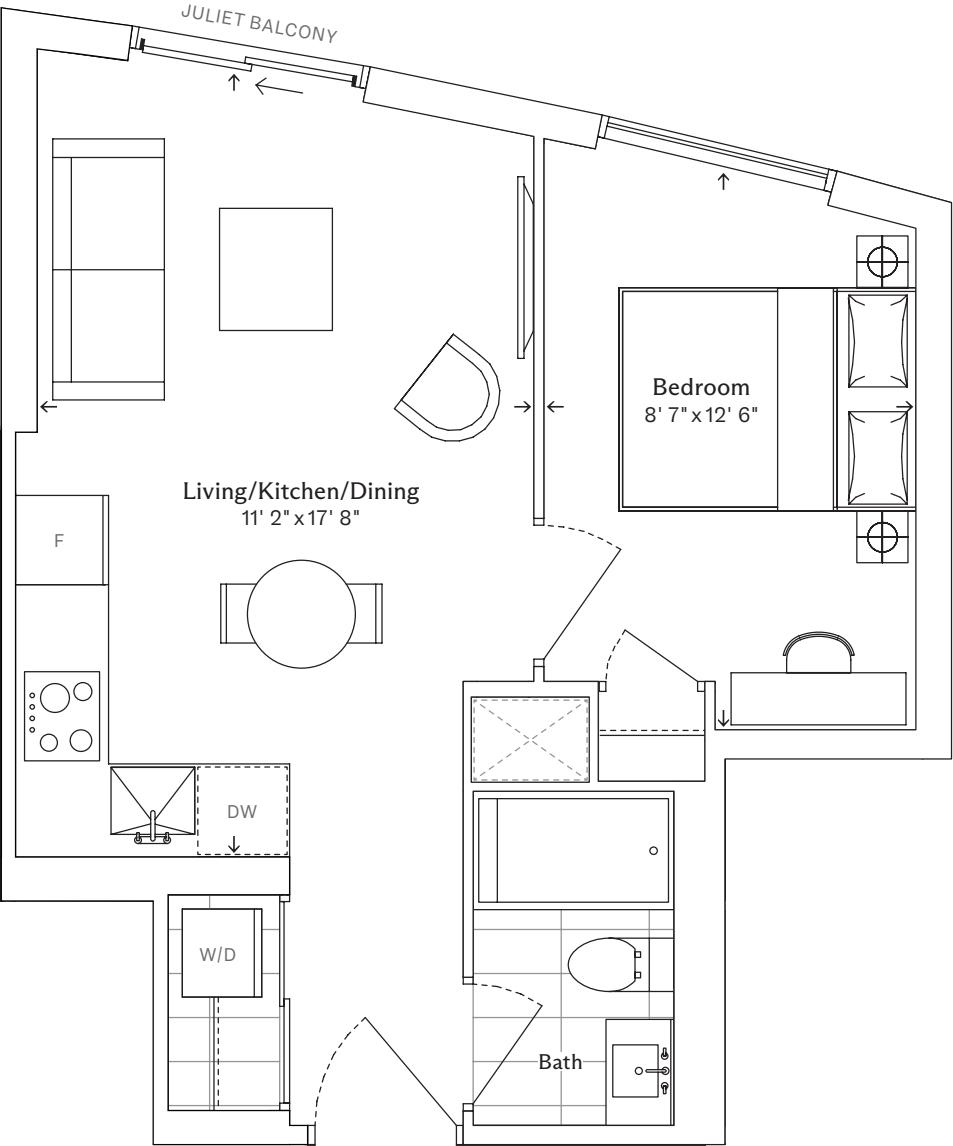
1A

SUITE TYPE

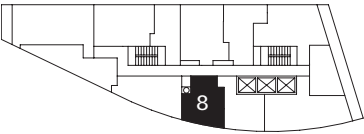
One Bedroom, One Bathroom

TOTAL

438 sq. ft.



KEY PLAN



Floor 19-31



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PARK ROAD

RESIDENCE

1K

SUITE TYPE

One Bedroom

RESIDENCE

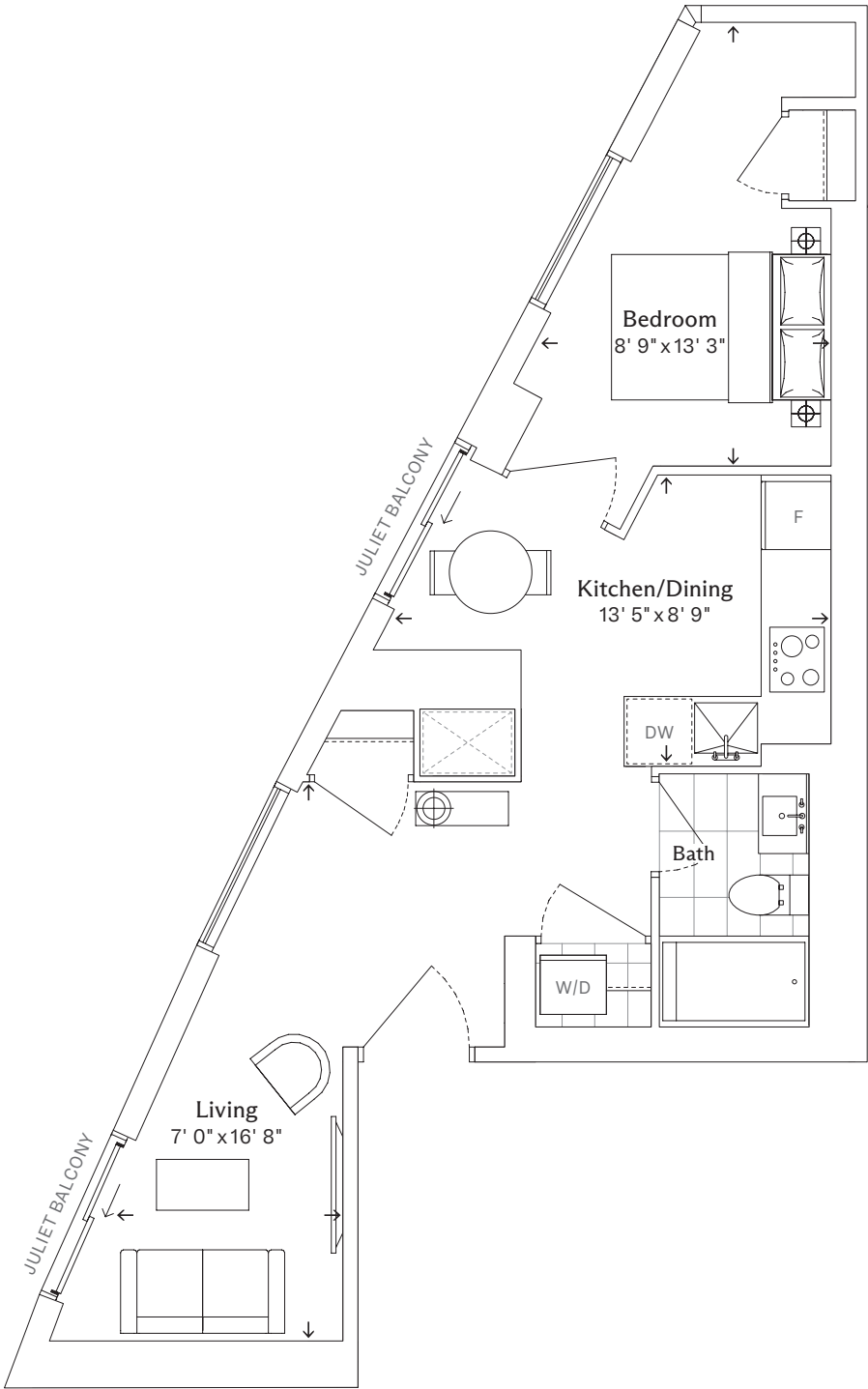
1K

SUITE TYPE

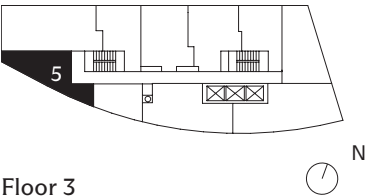
One Bedroom, One Bathroom

TOTAL

502 sq. ft.



KEY PLAN



Floor 3

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PARK ROAD

RESIDENCE

1E+M

SUITE TYPE

One Bedroom and Media

RESIDENCE

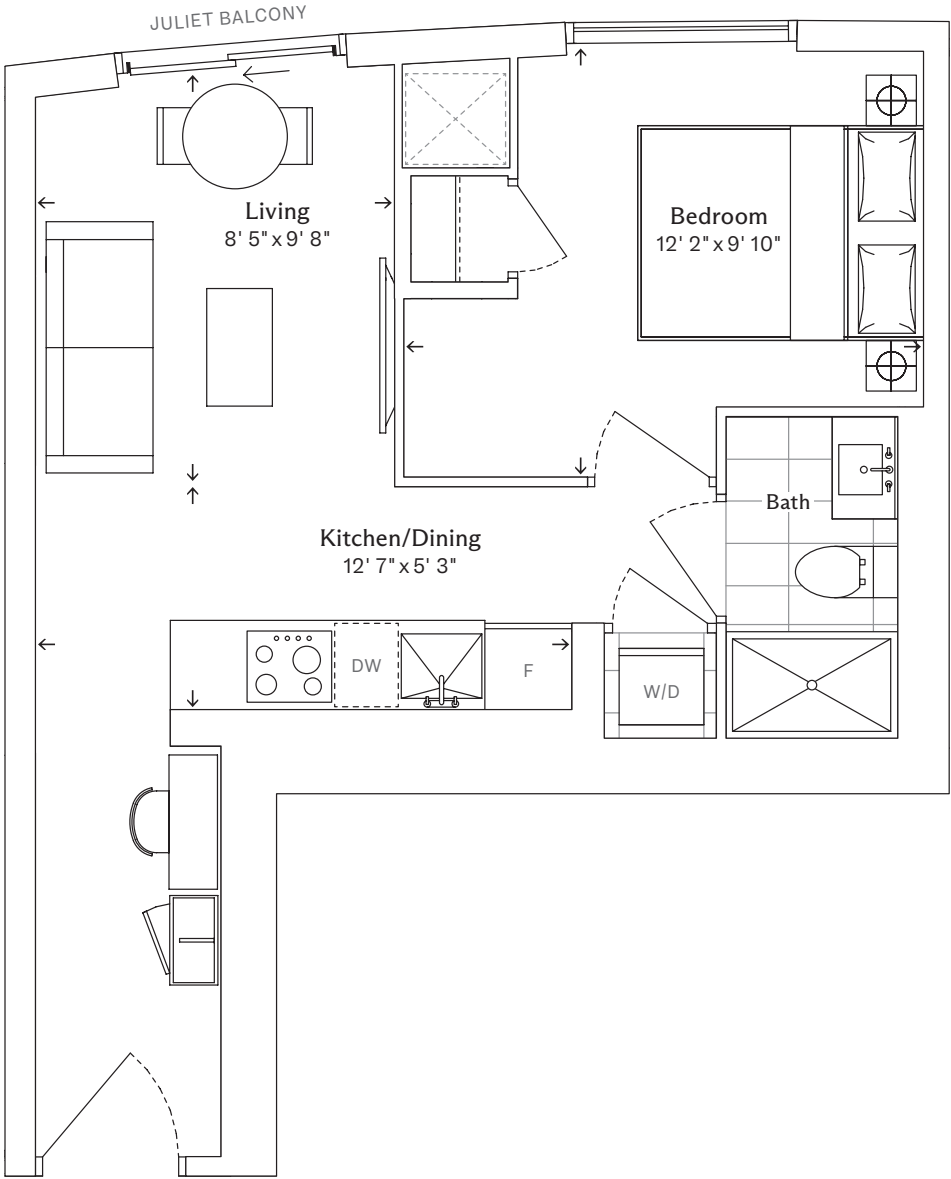
1E+M

SUITE TYPE

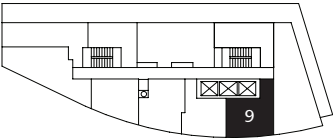
One Bedroom and Media, One Bathroom

TOTAL

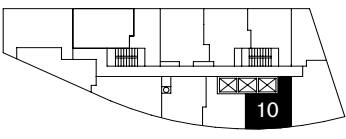
447 sq. ft.



KEY PLAN



Floor 5



Floor 9-11



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PARK ROAD



PARK ROAD

RESIDENCE

1D+D

SUITE TYPE

One Bedroom and Den

RESIDENCE

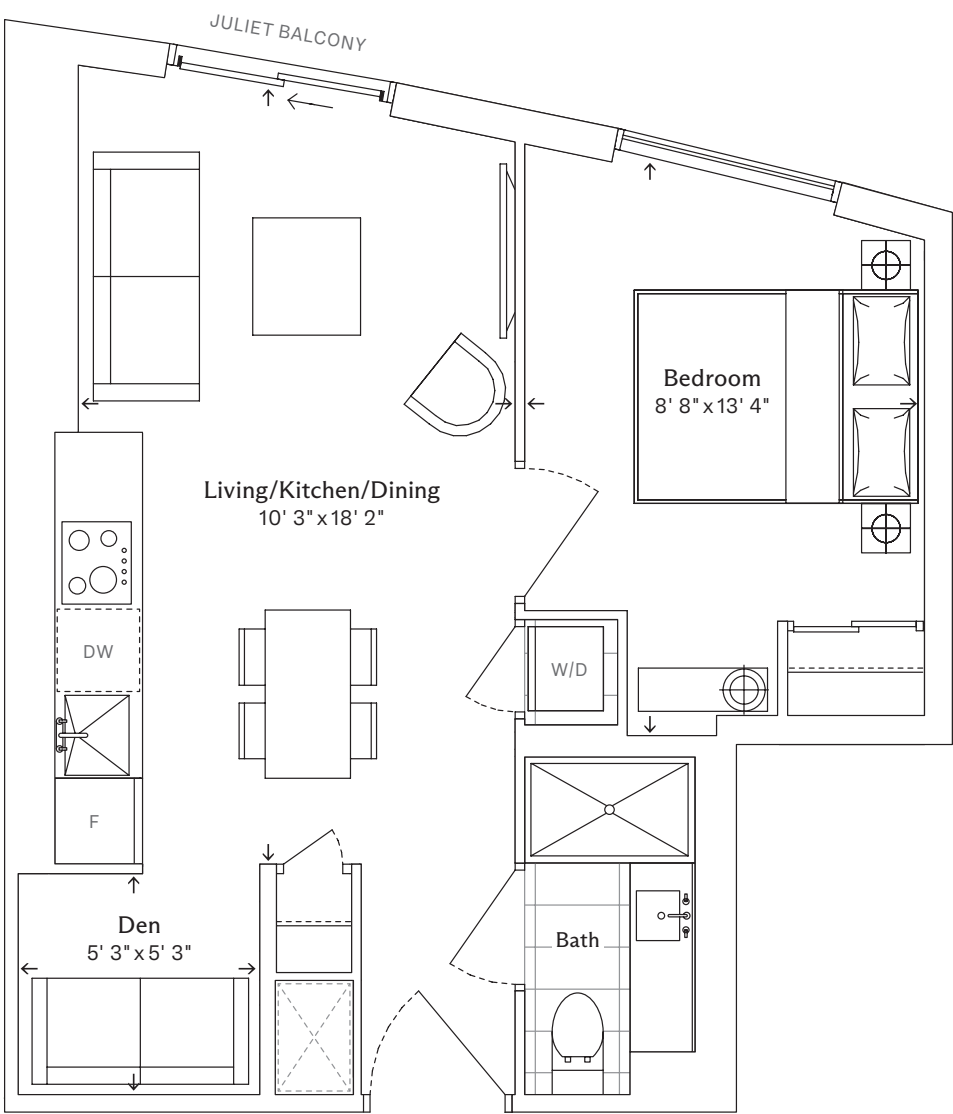
1D+D

SUITE TYPE

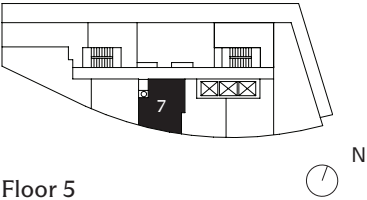
One Bedroom and Den, One Bathroom

TOTAL

466 sq. ft.



KEY PLAN



Floor 5

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PARK ROAD

RESIDENCE

1A+D

SUITE TYPE

One Bedroom and Den

RESIDENCE

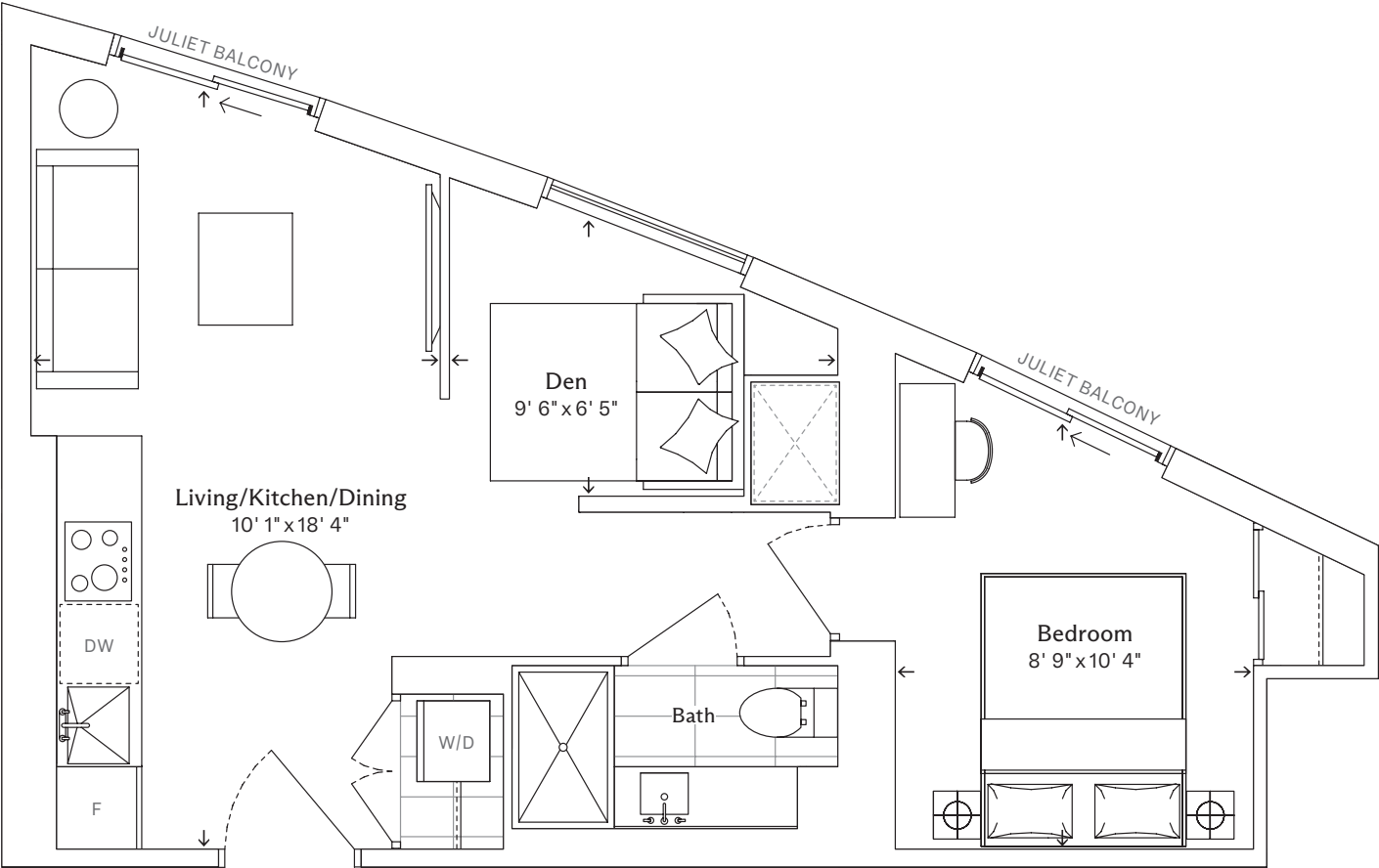
1A+D

SUITE TYPE

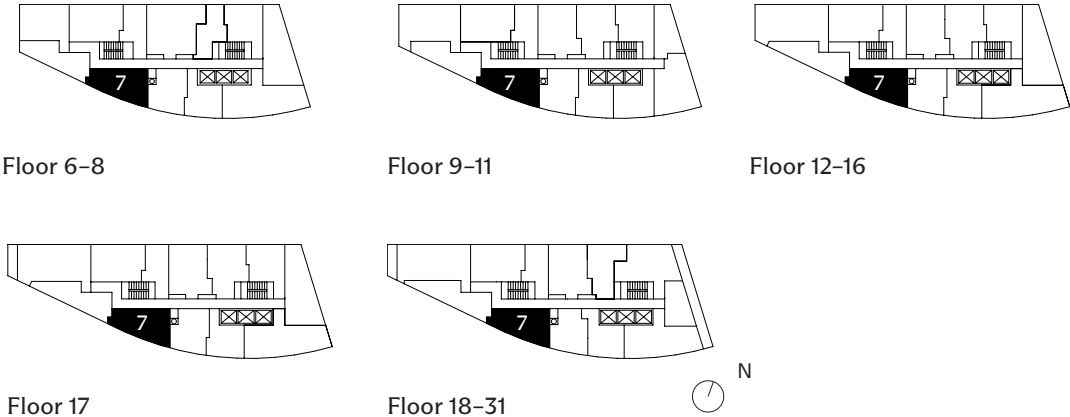
One Bedroom and Den, One Bathroom

TOTAL

503 sq. ft.



KEY PLAN



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PARK ROAD

RESIDENCE

1C+D

SUITE TYPE

One Bedroom and Den

RESIDENCE

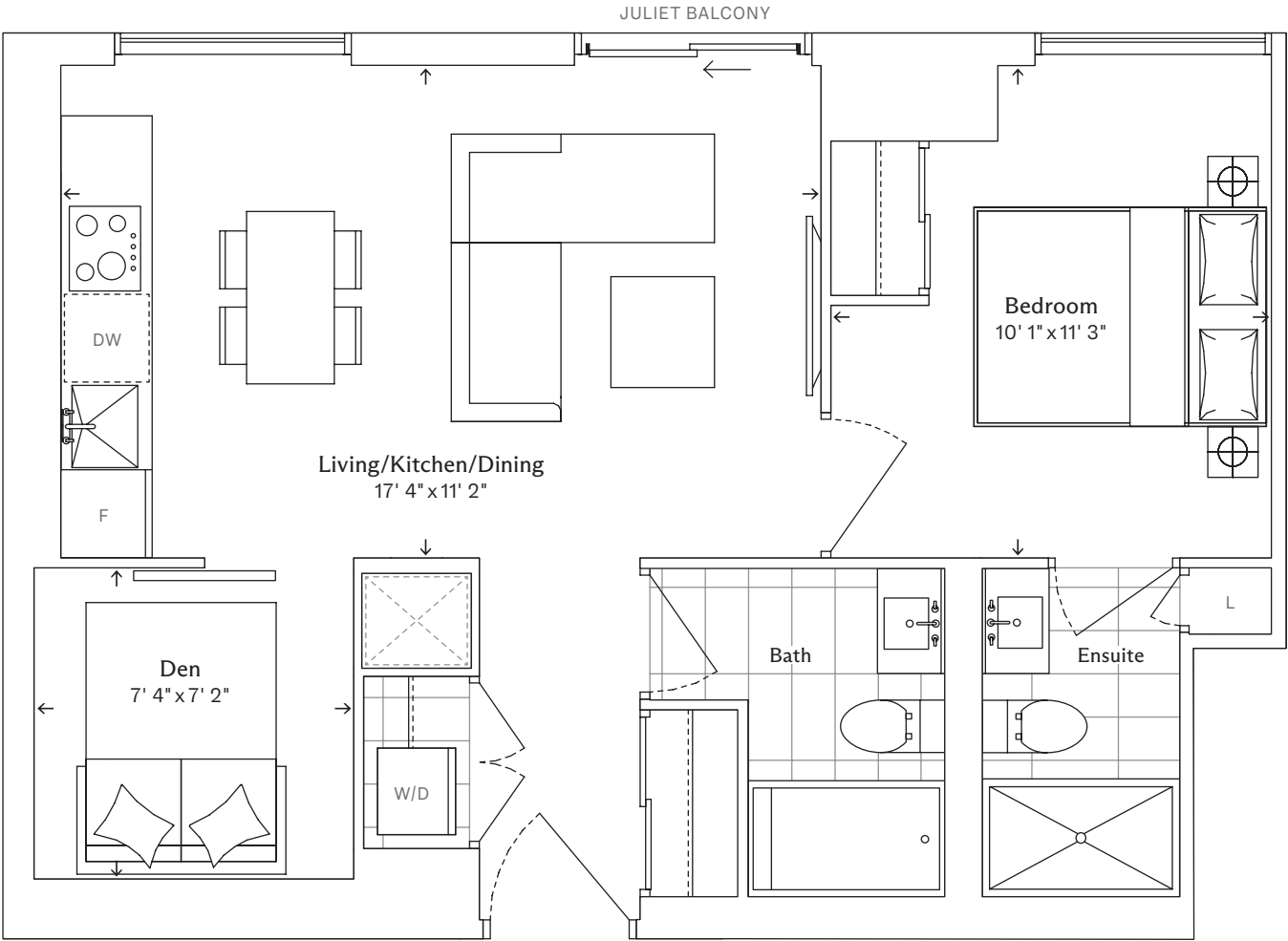
1C+D

SUITE TYPE

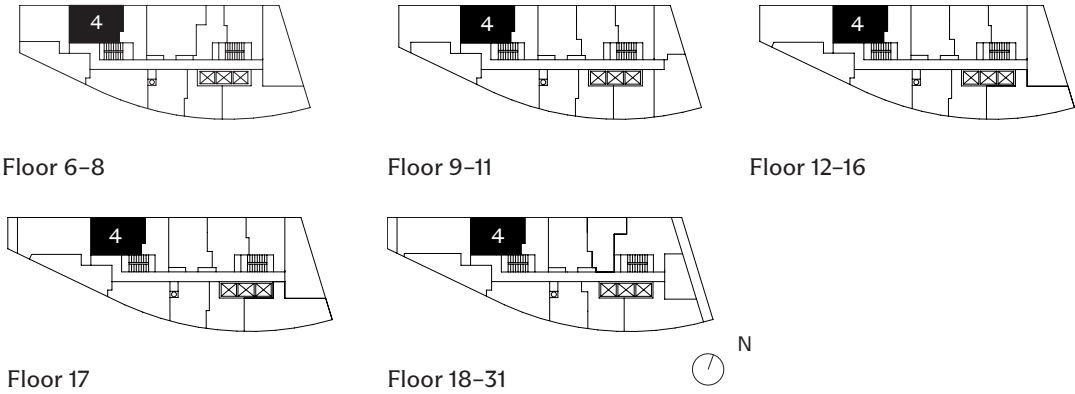
One Bedroom and Den, Two Bathroom

TOTAL

589 sq. ft.



KEY PLAN



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PARK ROAD



PARK ROAD

RESIDENCE

1J+D

SUITE TYPE

One Bedroom and Den

RESIDENCE

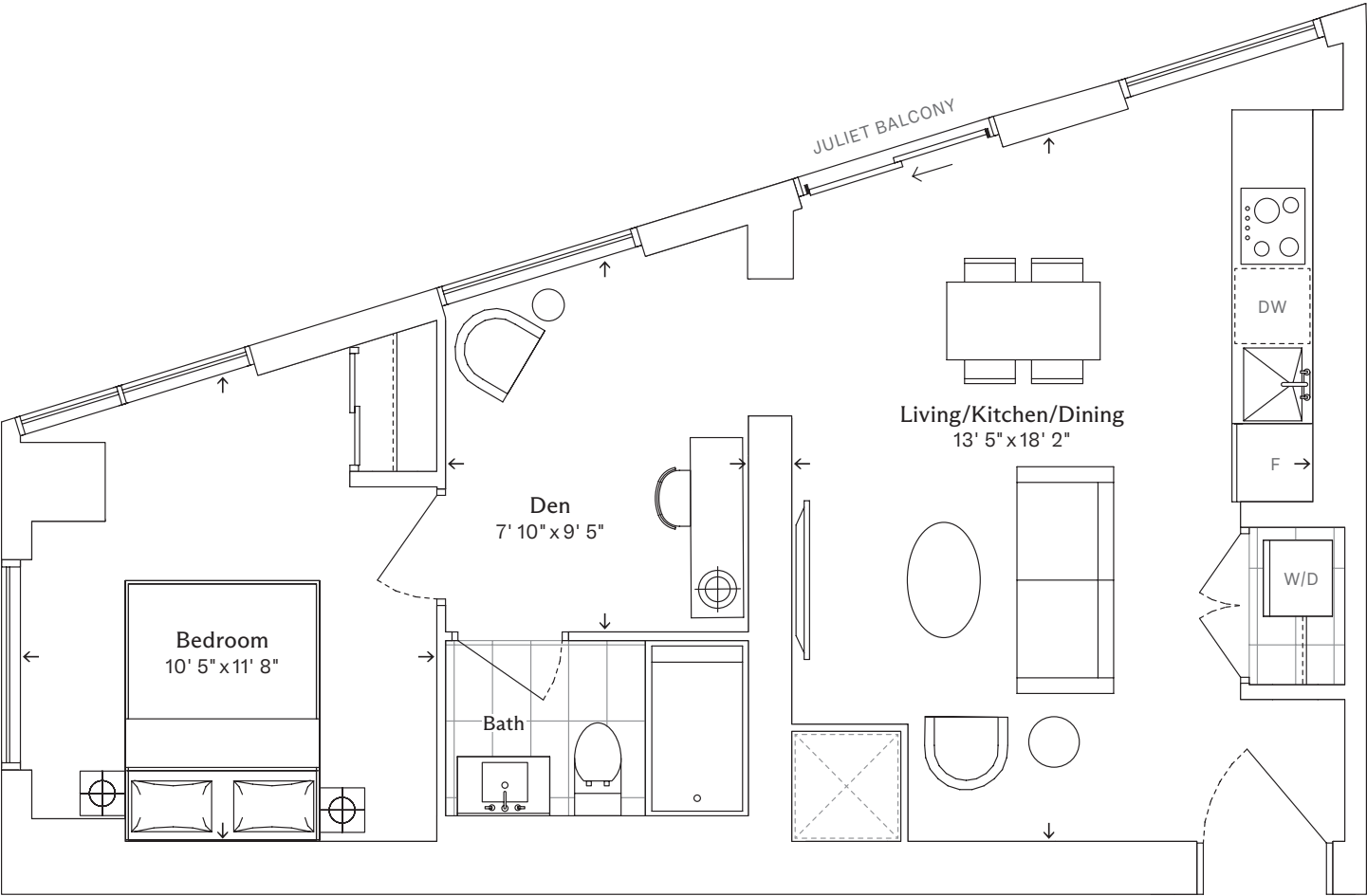
1J+D

SUITE TYPE

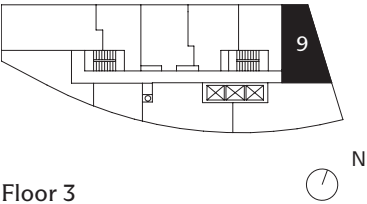
One Bedroom and Den, One Bathroom

TOTAL

595 sq. ft.



KEY PLAN



Floor 3

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PARK ROAD

RESIDENCE

1I+D

SUITE TYPE

One Bedroom and Den

RESIDENCE

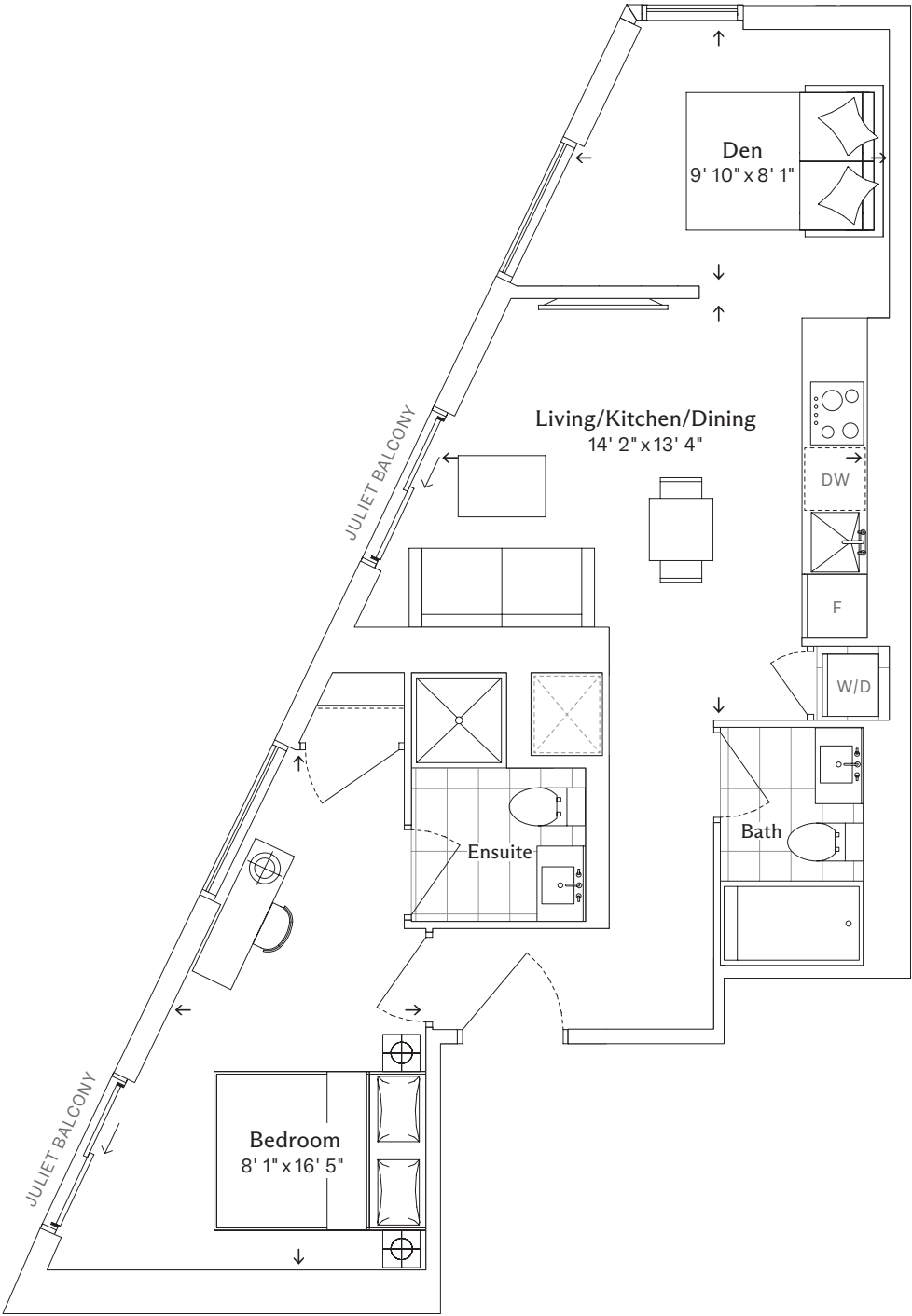
1I+D

SUITE TYPE

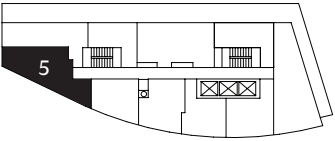
One Bedroom and Den, Two Bathroom

TOTAL

637 sq. ft.



KEY PLAN



Floor 5



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PARK ROAD

RESIDENCE

2K

SUITE TYPE

Two Bedroom

RESIDENCE

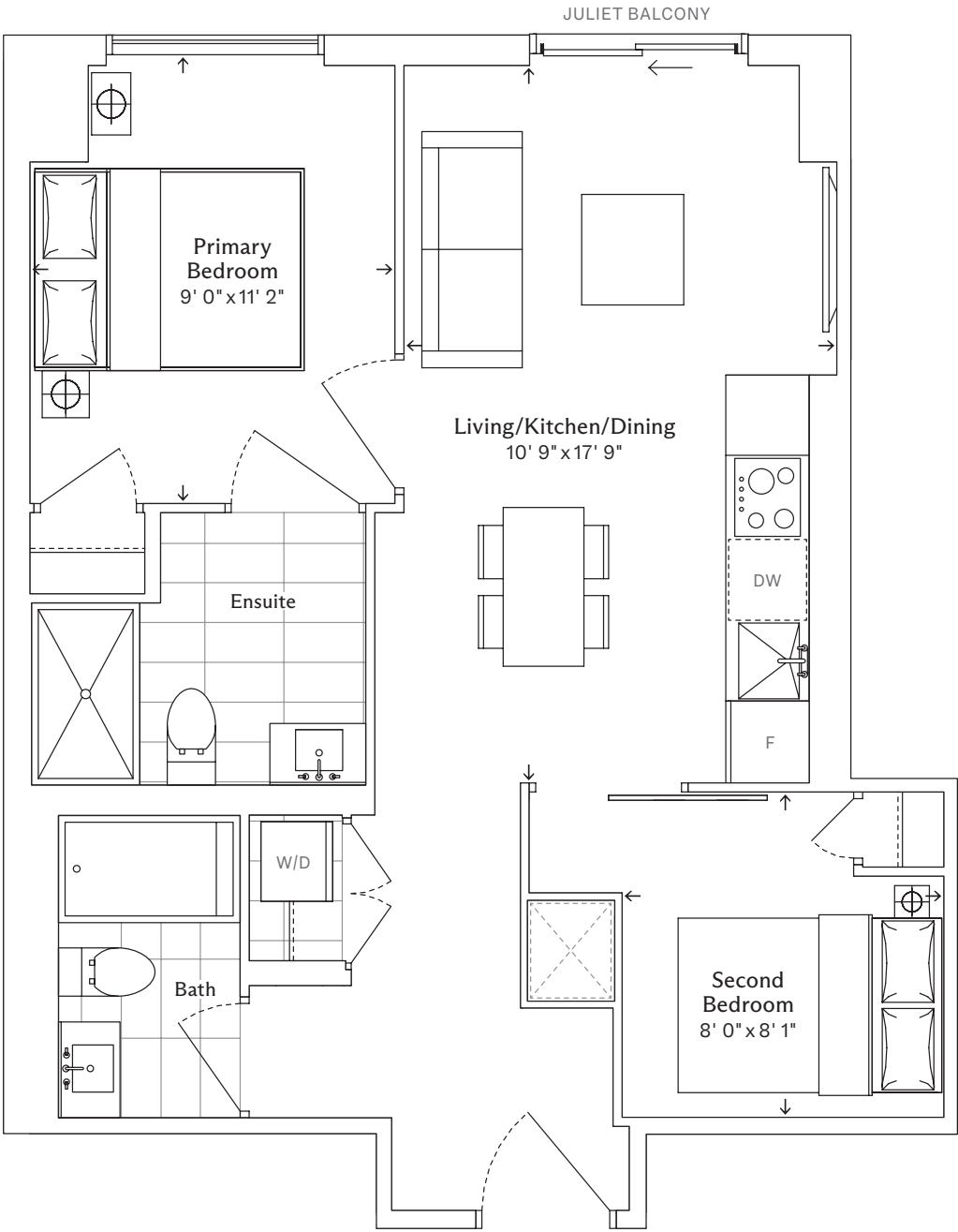
2K

SUITE TYPE

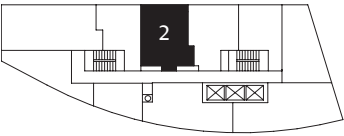
Two Bedroom, Two Bathroom

TOTAL

610 sq. ft.



KEY PLAN



Floor 3



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PARK ROAD



PARK ROAD

RESIDENCE

2E

SUITE TYPE

Two Bedroom

RESIDENCE

2E

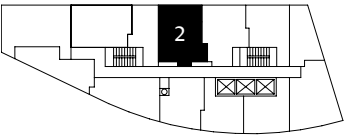
SUITE TYPE

Two Bedroom, Two Bathroom

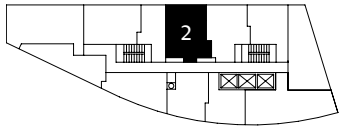
TOTAL

611 sq. ft.

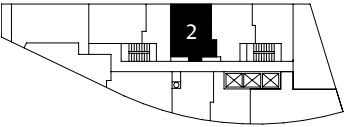
KEY PLAN



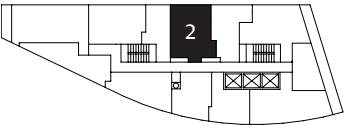
Floor 9-11



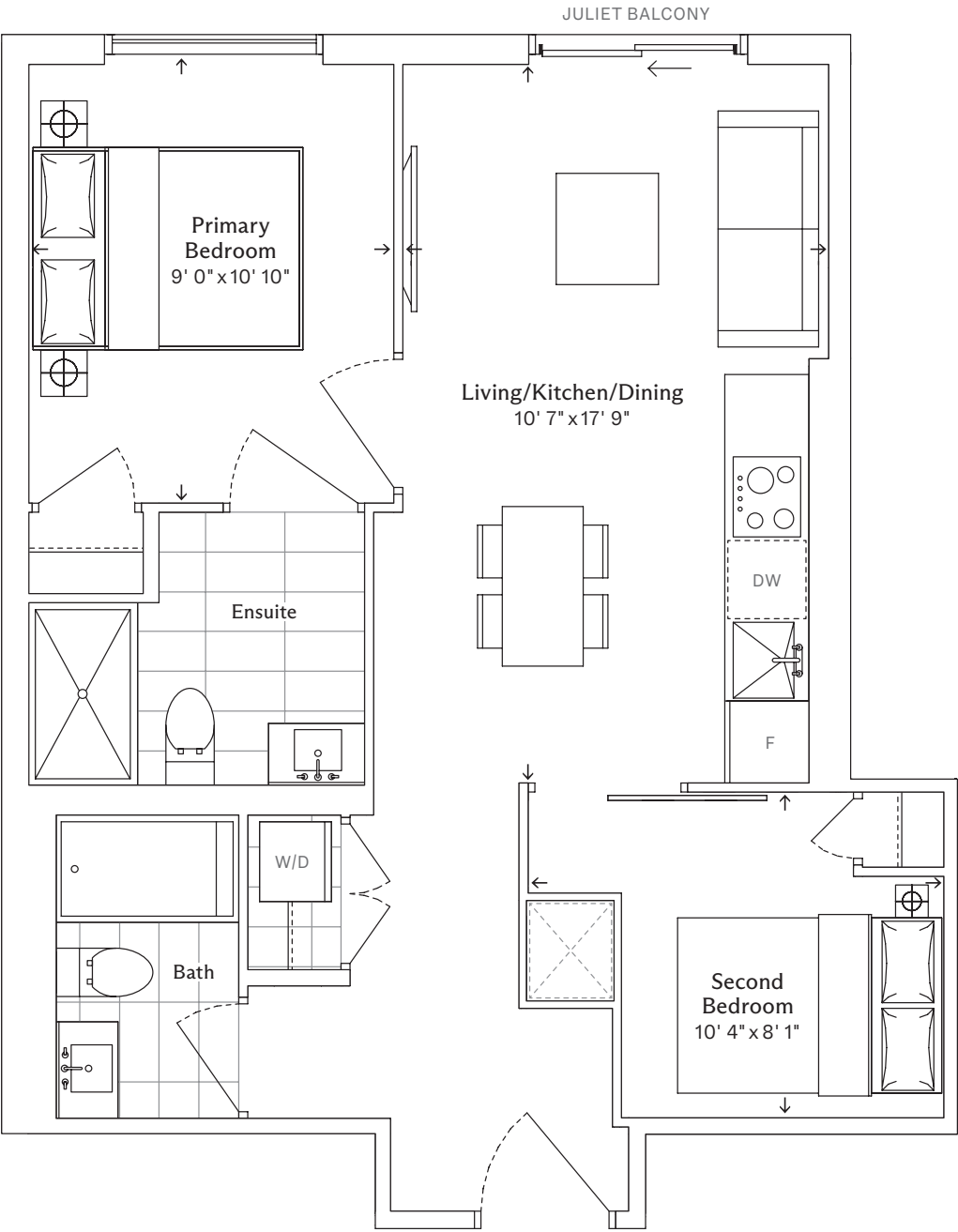
Floor 12-16



Floor 17



Floor 18



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PARK ROAD



PARK ROAD

RESIDENCE

2H

SUITE TYPE

Two Bedroom

RESIDENCE

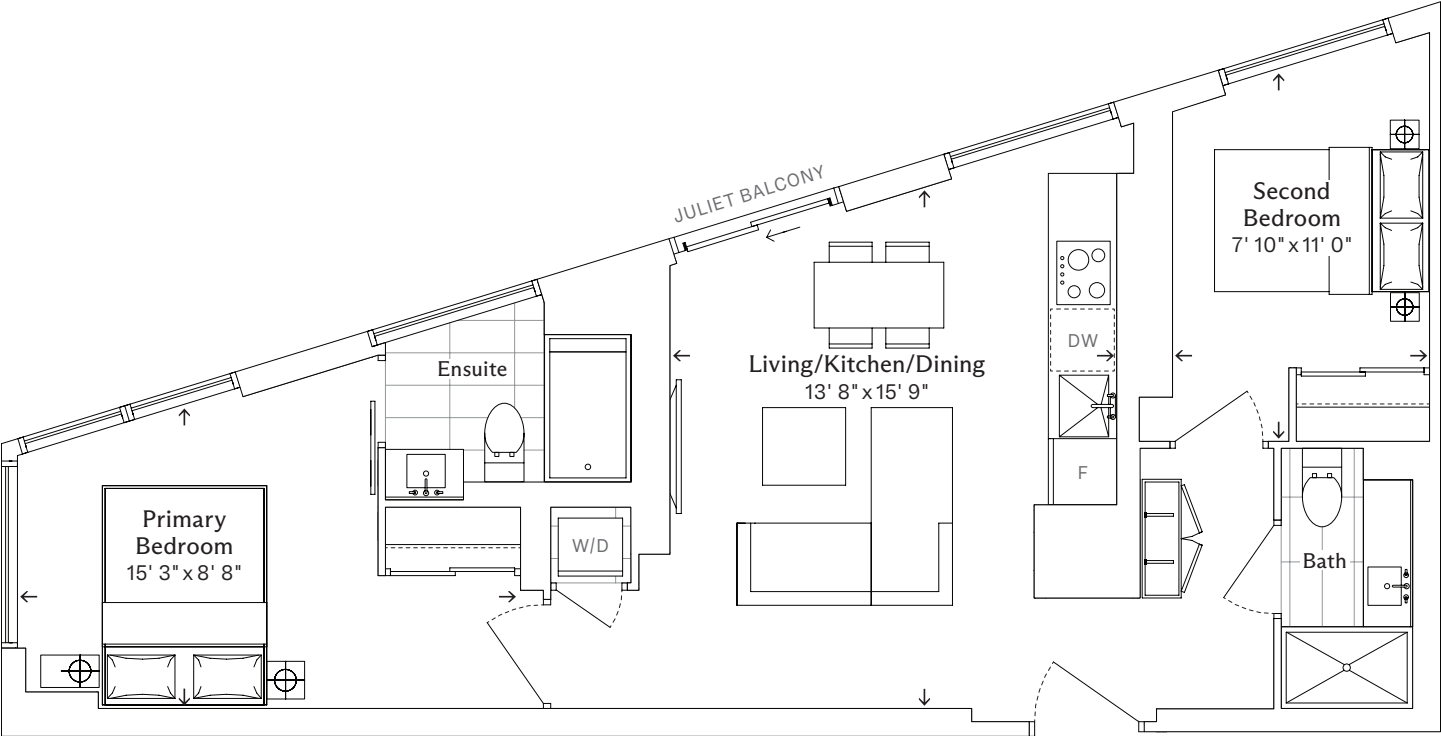
2H

SUITE TYPE

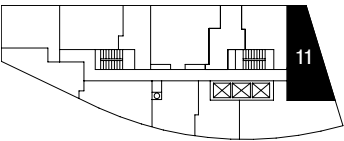
Two Bedroom, Two Bathroom

TOTAL

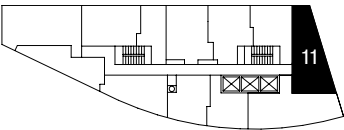
681 sq. ft.



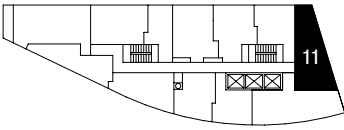
KEY PLAN



Floor 6-8



Floor 12-16



Floor 17



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PARK ROAD



PARK ROAD

RESIDENCE

2A

SUITE TYPE

Two Bedroom

RESIDENCE

2A

SUITE TYPE

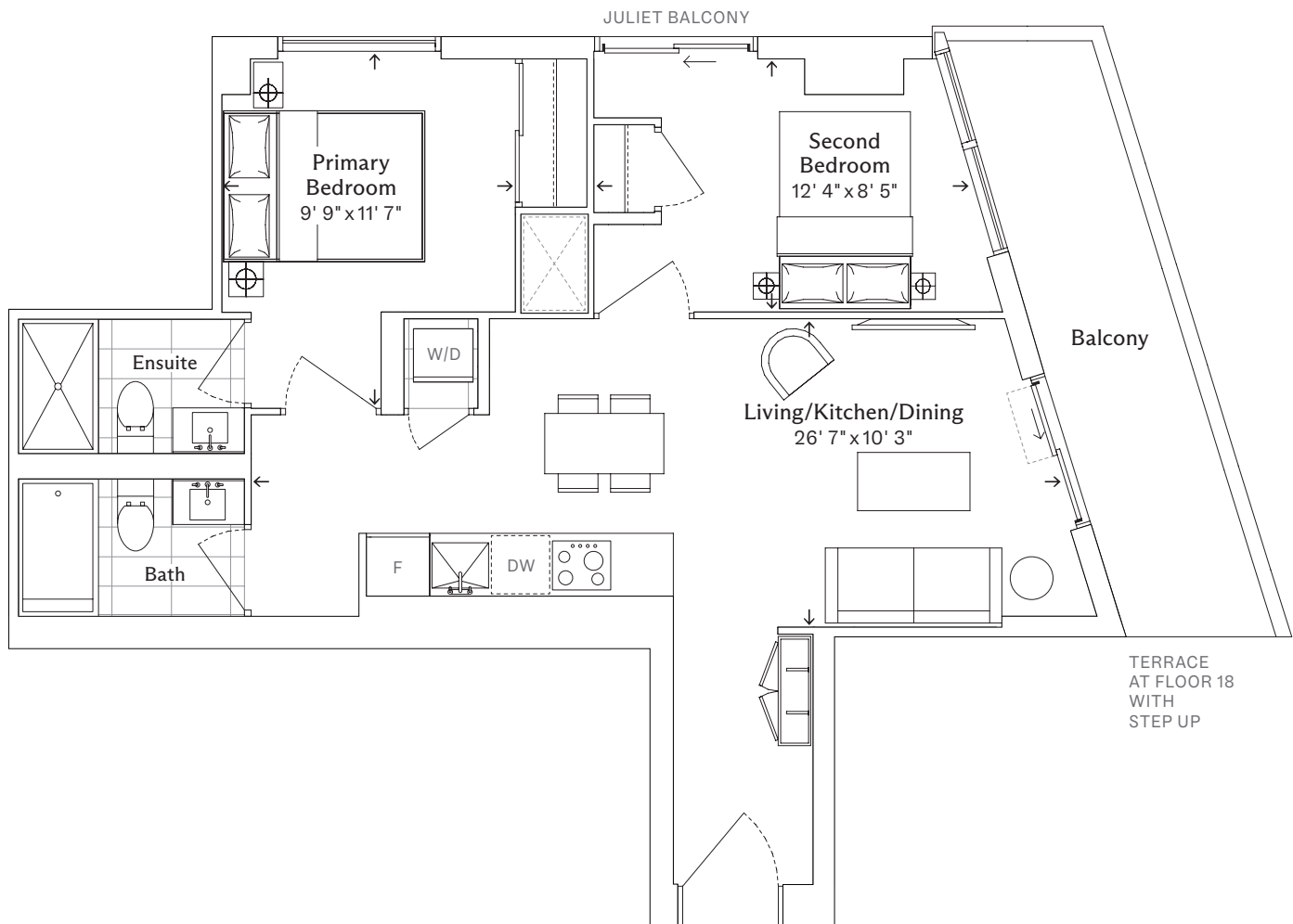
Two Bedroom, Two Bathroom

TOTAL

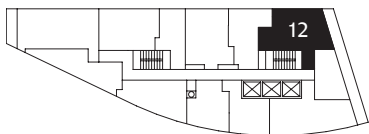
Interior 686 sq. ft.

Exterior 96 sq. ft.

Total 782 sq. ft.



KEY PLAN



Floor 18-31



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PARK ROAD



PARK ROAD

RESIDENCE

2B

SUITE TYPE

Two Bedroom

RESIDENCE

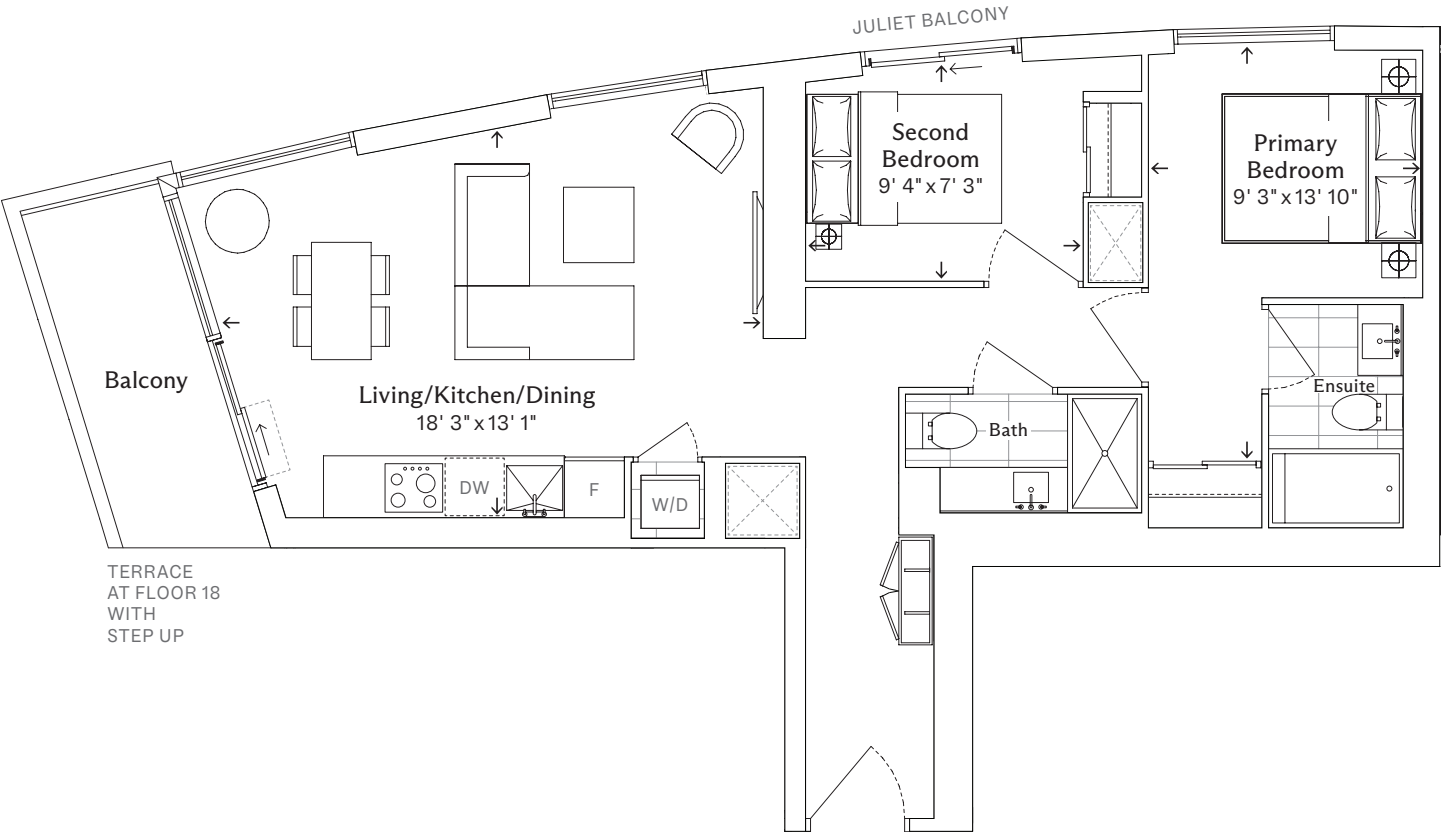
2B

SUITE TYPE

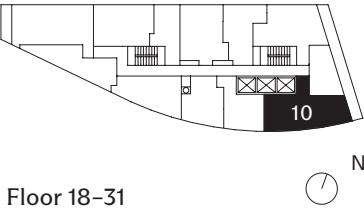
Two Bedroom, Two Bathroom

TOTAL

Interior 731 sq. ft.
Exterior 57 sq. ft.
Total 788 sq. ft.



KEY PLAN



Floor 18-31

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PARK ROAD

RESIDENCE

2J+M

SUITE TYPE

Two Bedroom and Media

RESIDENCE

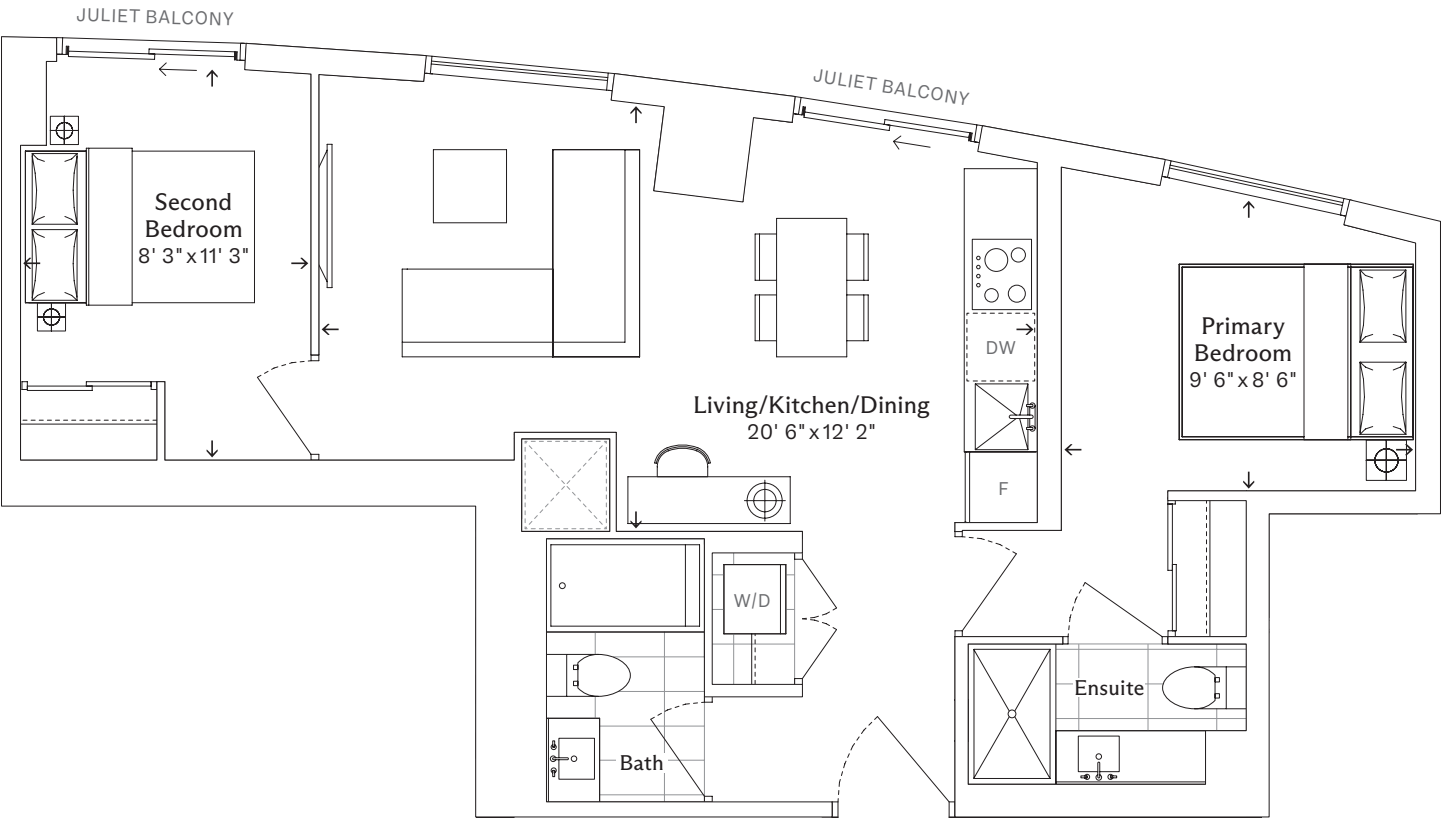
2J+M

SUITE TYPE

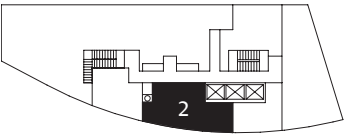
Two Bedroom and Media, Two Bathroom

TOTAL

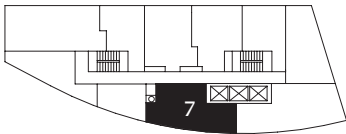
675 sq. ft.



KEY PLAN



Floor 2



Floor 3



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PARK ROAD



PARK ROAD

RESIDENCE

3F

SUITE TYPE

Three Bedroom

RESIDENCE

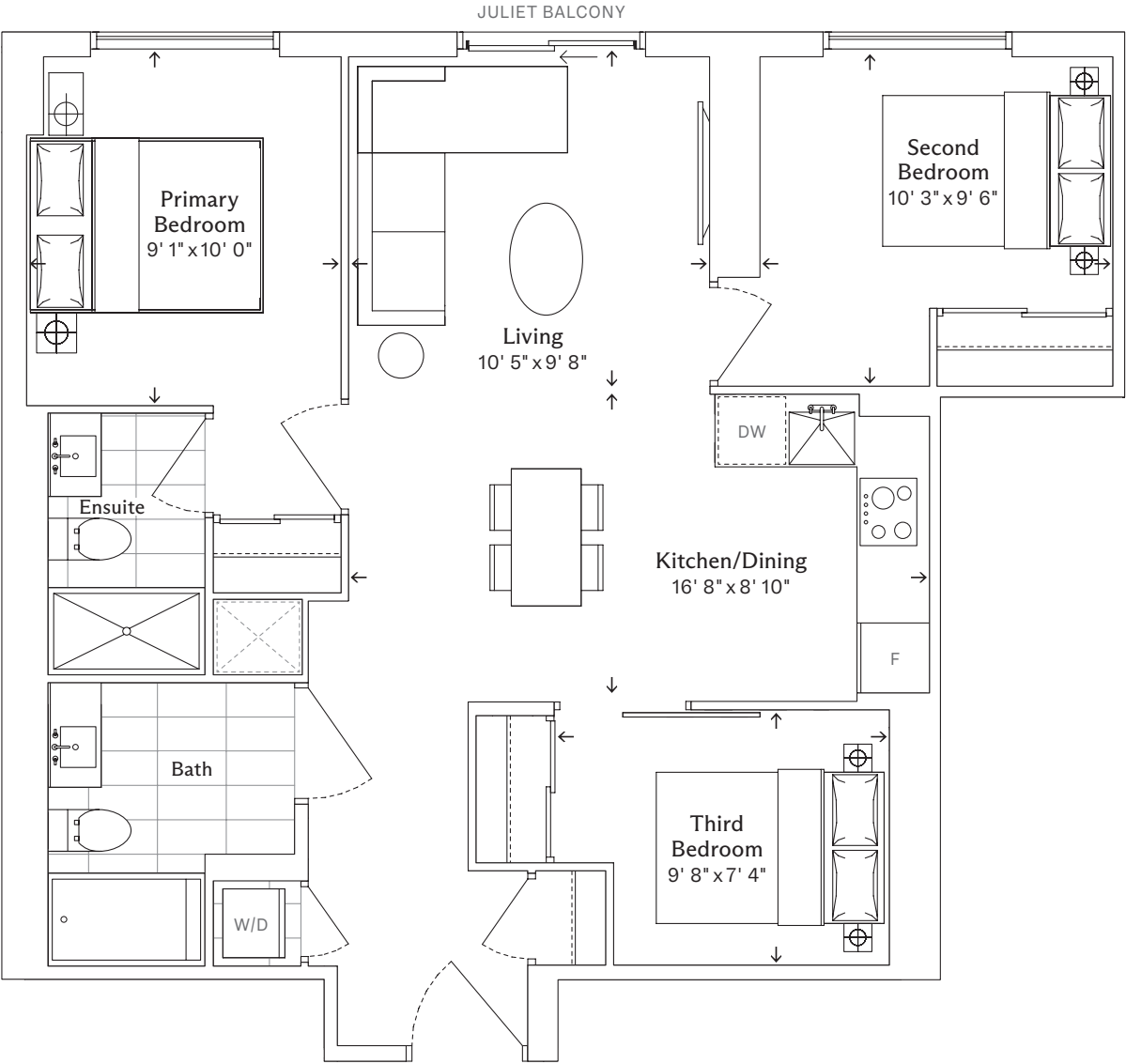
3F

SUITE TYPE

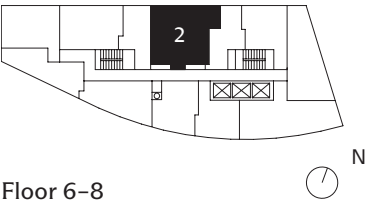
Three Bedroom, Two Bathroom

TOTAL

796 sq. ft.



KEY PLAN



Floor 6-8

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PARK ROAD

RESIDENCE

3H

SUITE TYPE

Three Bedroom

RESIDENCE

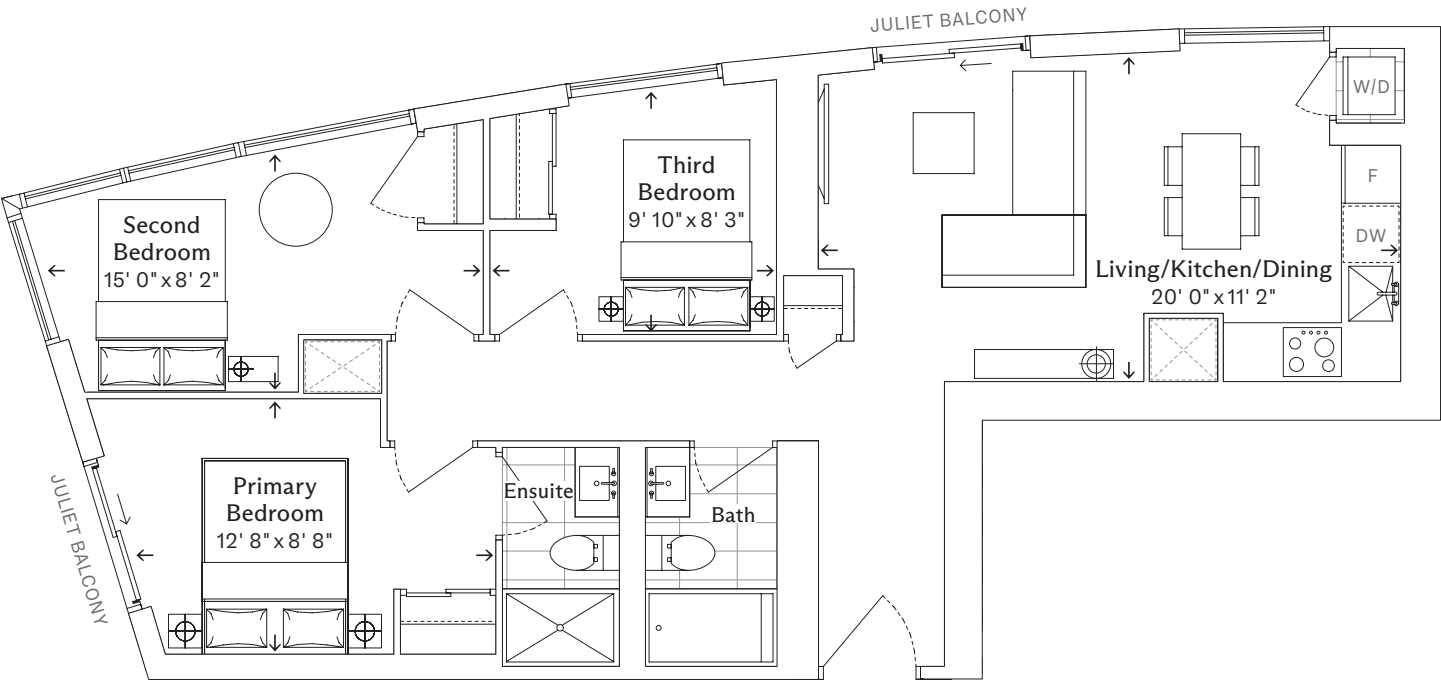
3H

SUITE TYPE

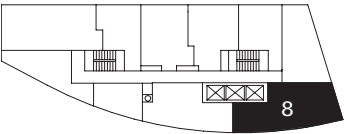
Three Bedroom, Two Bathroom

TOTAL

823 sq. ft.



KEY PLAN



Floor 3



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PARK ROAD



PARK ROAD

RESIDENCE

31

SUITE TYPE

Three Bedroom

RESIDENCE

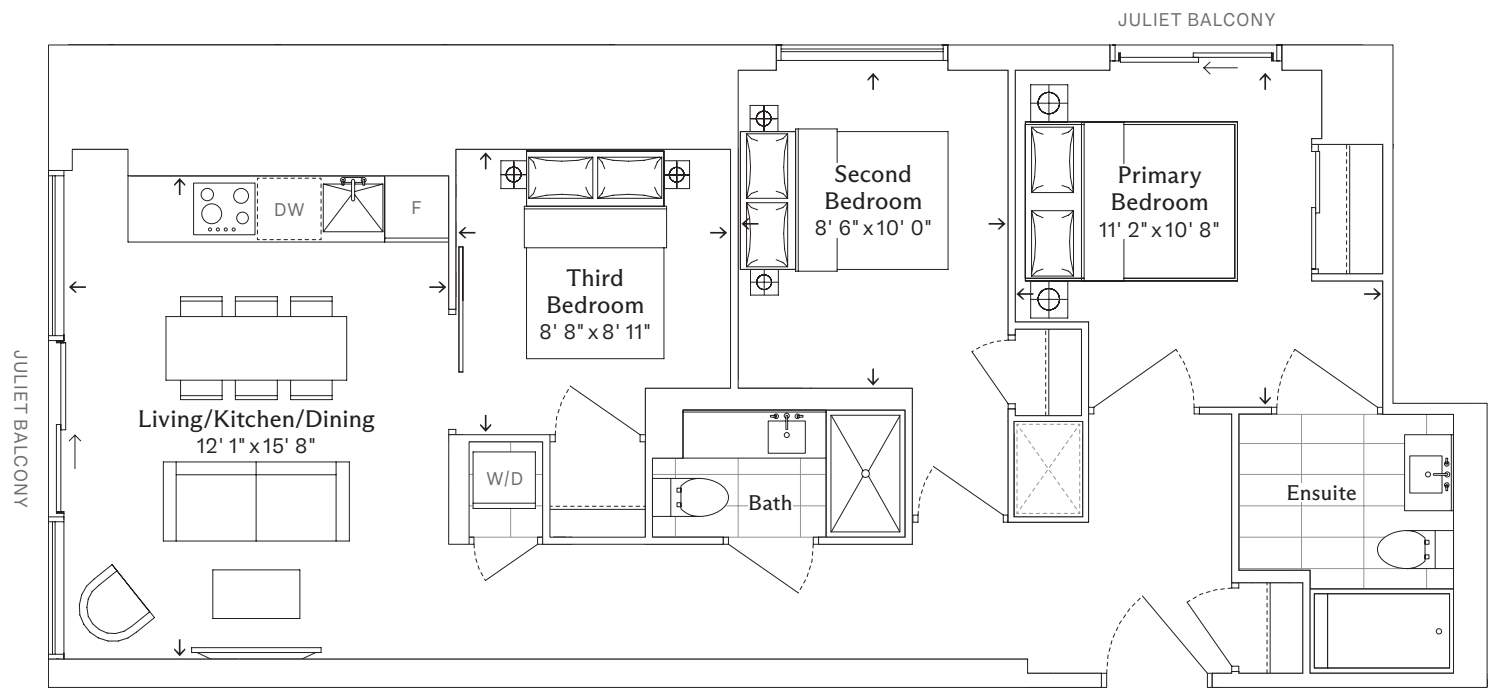
3I

SUITE TYPE

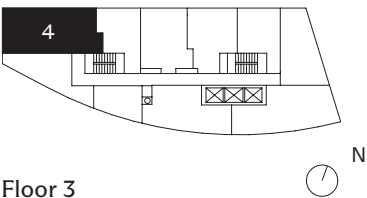
Three Bedroom, Two Bathroom

TOTAL

870 sq. ft.



KEY PLAN



Floor 3

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PARK ROAD

RESIDENCE

3B+M

SUITE TYPE

Three Bedroom and Media

RESIDENCE

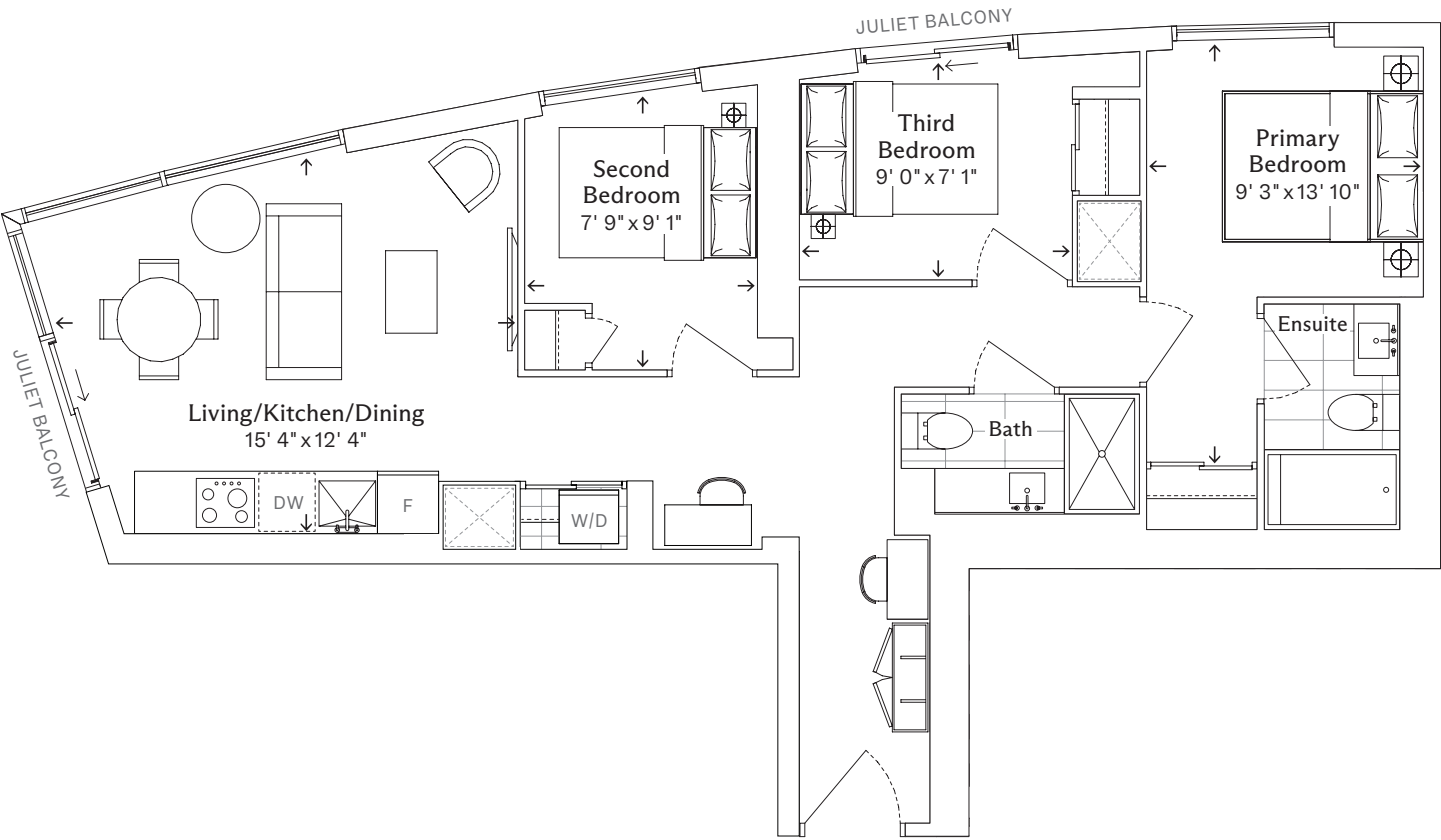
3B+M

SUITE TYPE

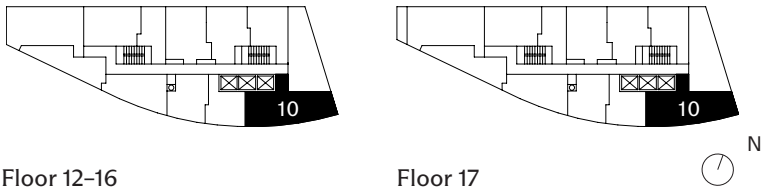
Three Bedroom and Media, Two Bathroom

TOTAL

801 sq. ft.



KEY PLAN



Floor 12-16

Floor 17

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PARK ROAD



PARK ROAD

RESIDENCE

3E+M

SUITE TYPE

Three Bedroom and Media

RESIDENCE

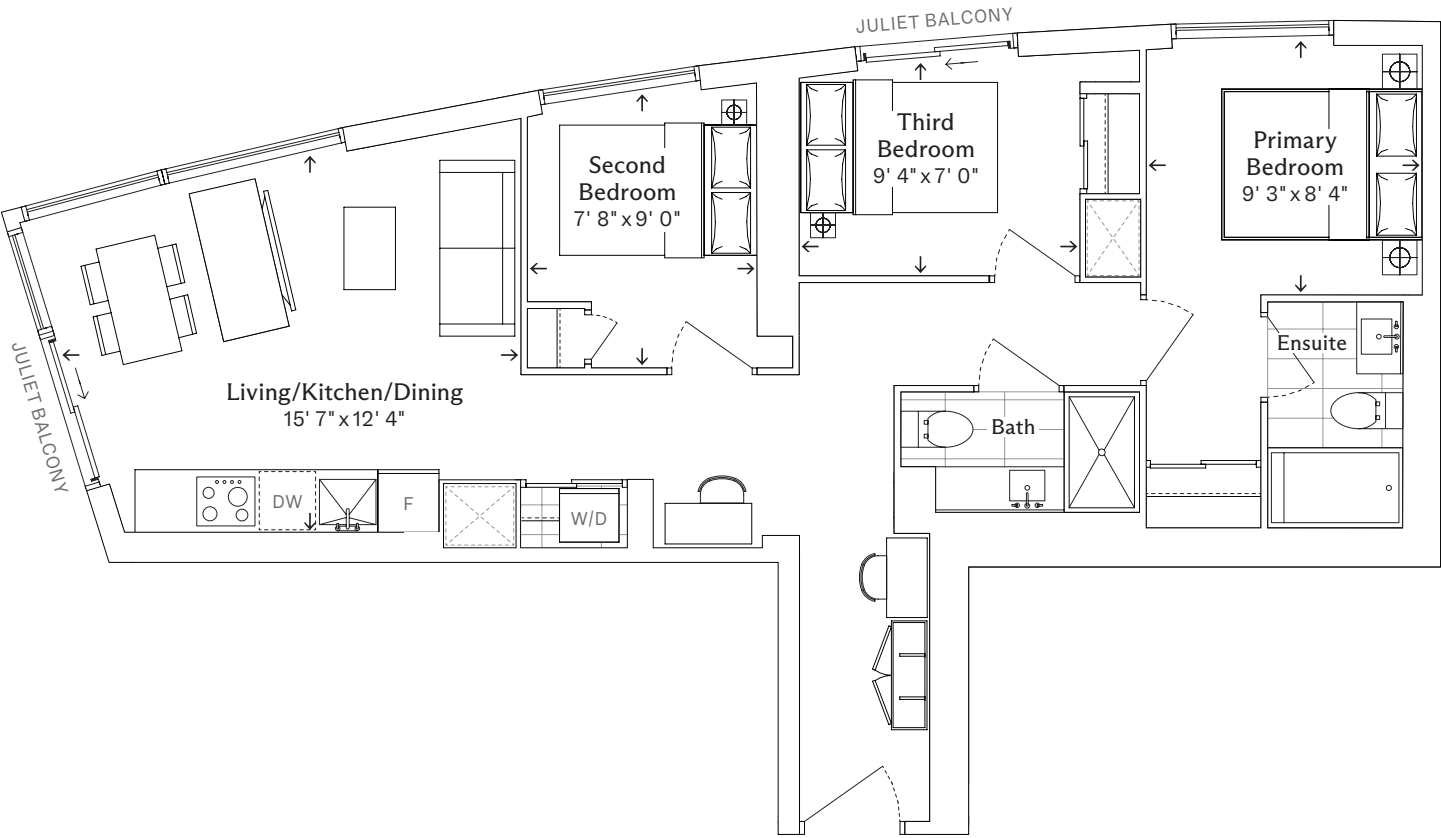
3E+M

SUITE TYPE

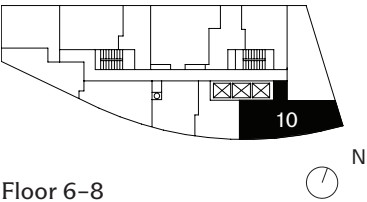
Three Bedroom and Media, Two Bathroom

TOTAL

802 sq. ft.



KEY PLAN



Floor 6-8

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PARK ROAD

RESIDENCE

3D+M

SUITE TYPE

Three Bedroom and Media

RESIDENCE

3D+M

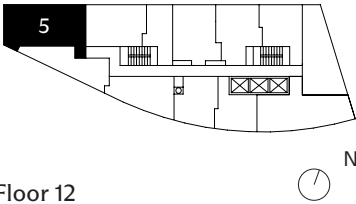
SUITE TYPE

Three Bedroom and Media, Two Bathroom

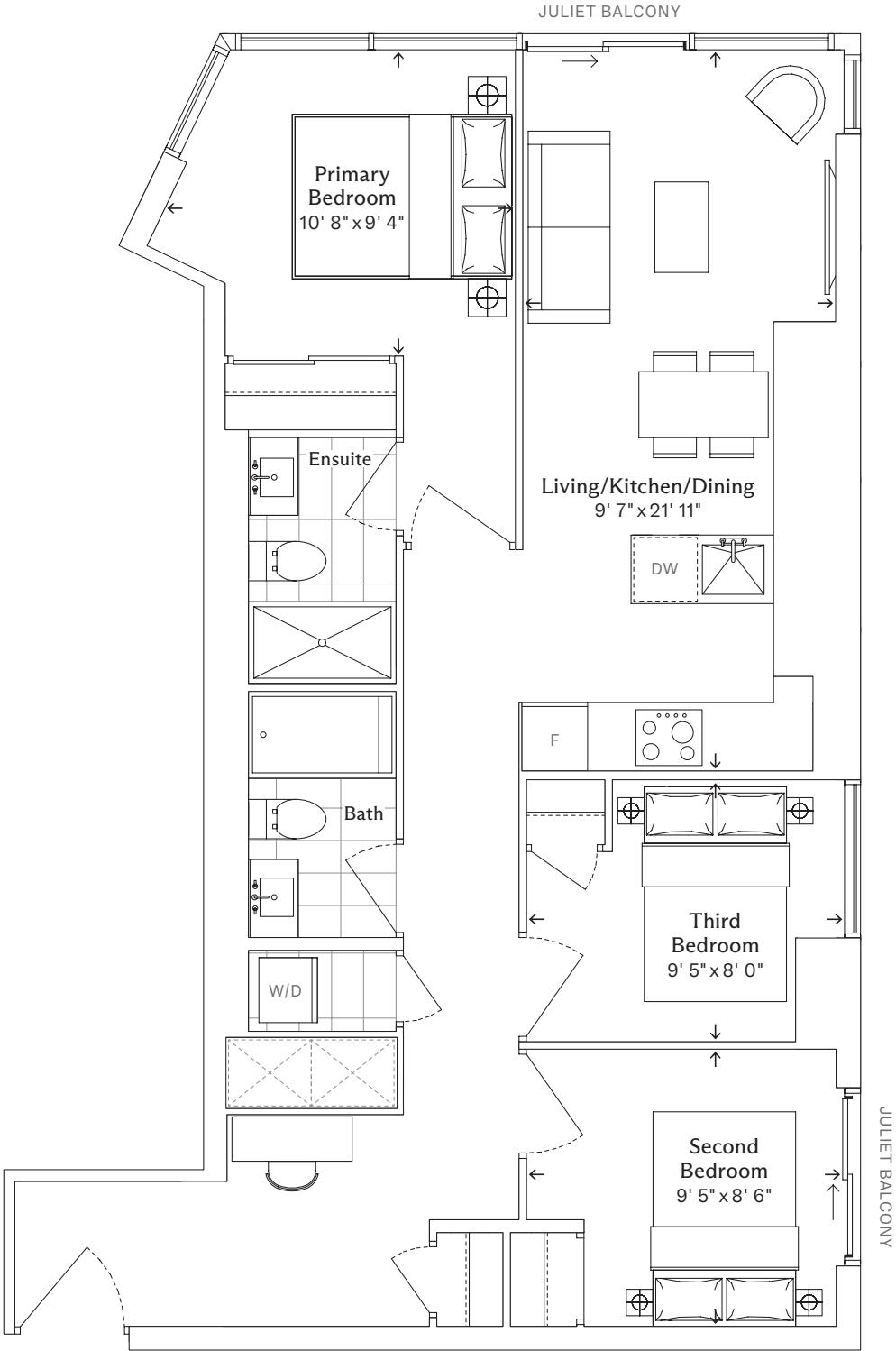
TOTAL

841 sq. ft.

KEY PLAN



Floor 12



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PARK ROAD

RESIDENCE

3J+M

SUITE TYPE

Three Bedroom and Media

RESIDENCE

3J+M

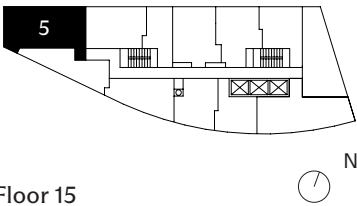
SUITE TYPE

Three Bedroom and Media, Two Bathroom

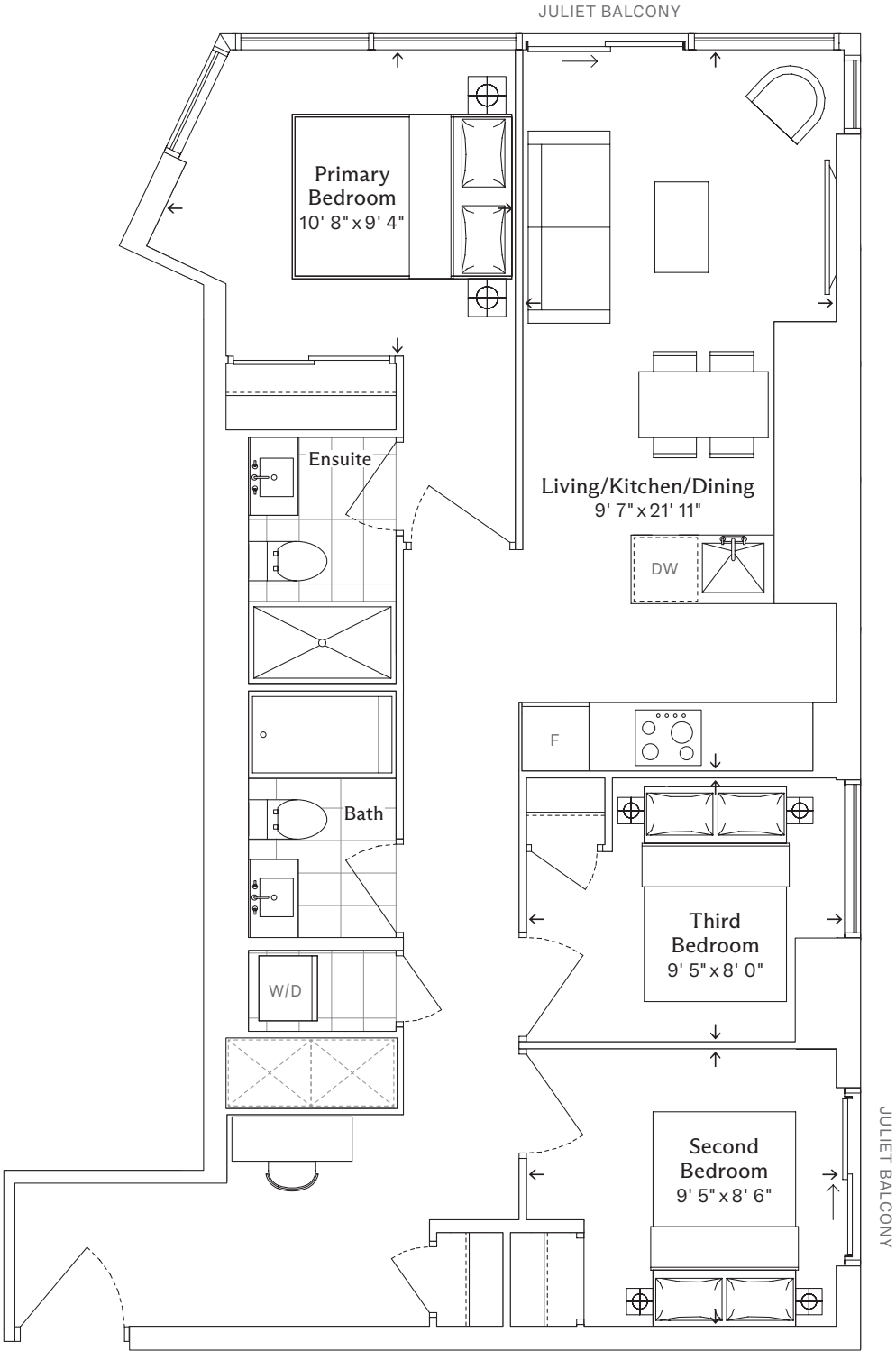
TOTAL

841 sq. ft.

KEY PLAN



Floor 15



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PARK ROAD

RESIDENCE

S8

SUITE TYPE

Studio with Terrace

RESIDENCE

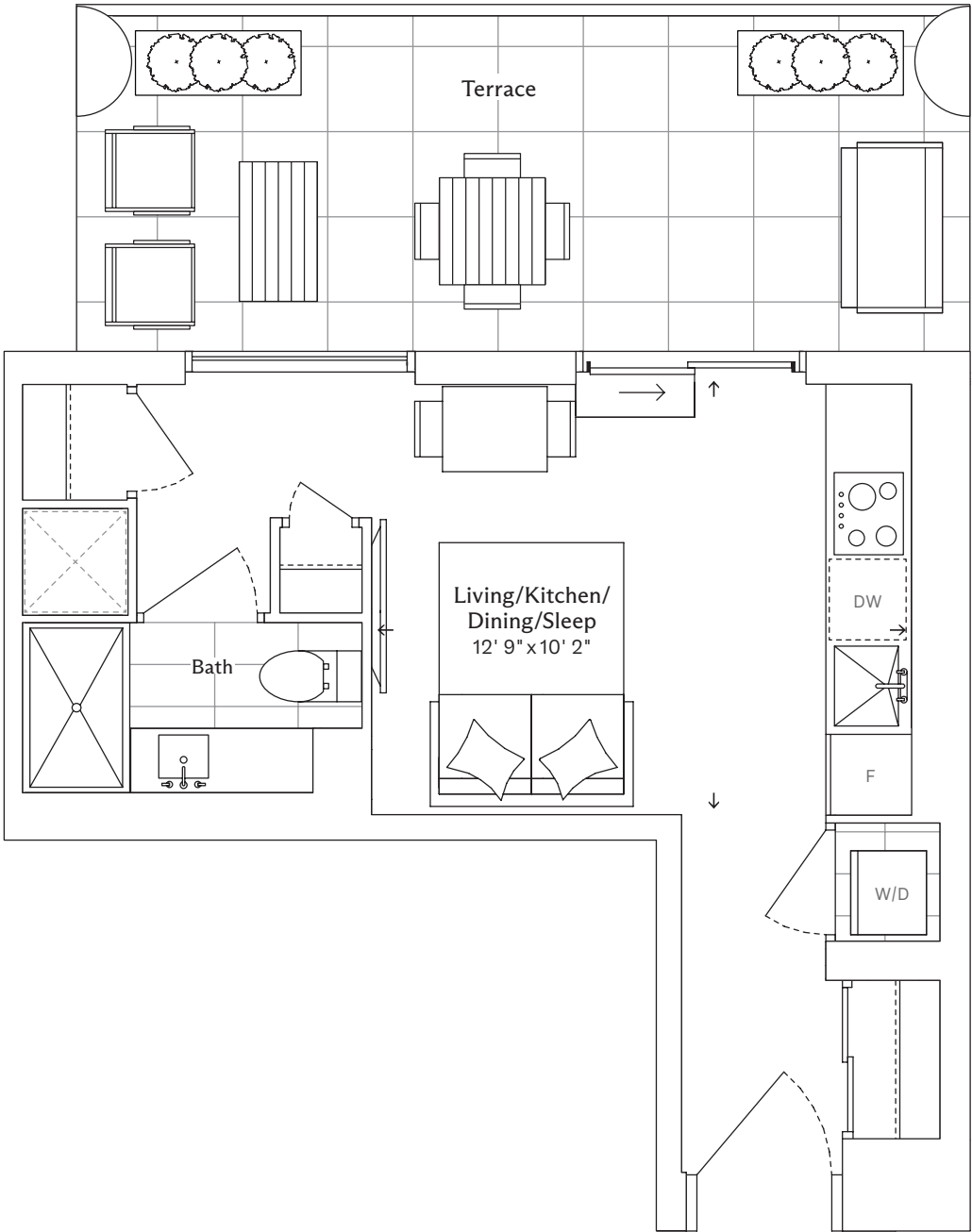
S8

SUITE TYPE

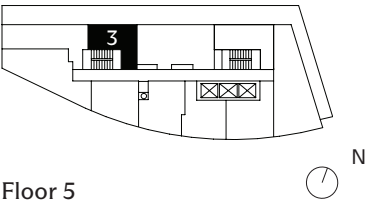
Studio, One Bathroom, Terrace

TOTAL

Interior 331 sq. ft.
Exterior 164 sq. ft.
Total 495 sq. ft.



KEY PLAN



Floor 5

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PARK ROAD

RESIDENCE

JR9

SUITE TYPE

Junior One Bedroom with Terrace

RESIDENCE

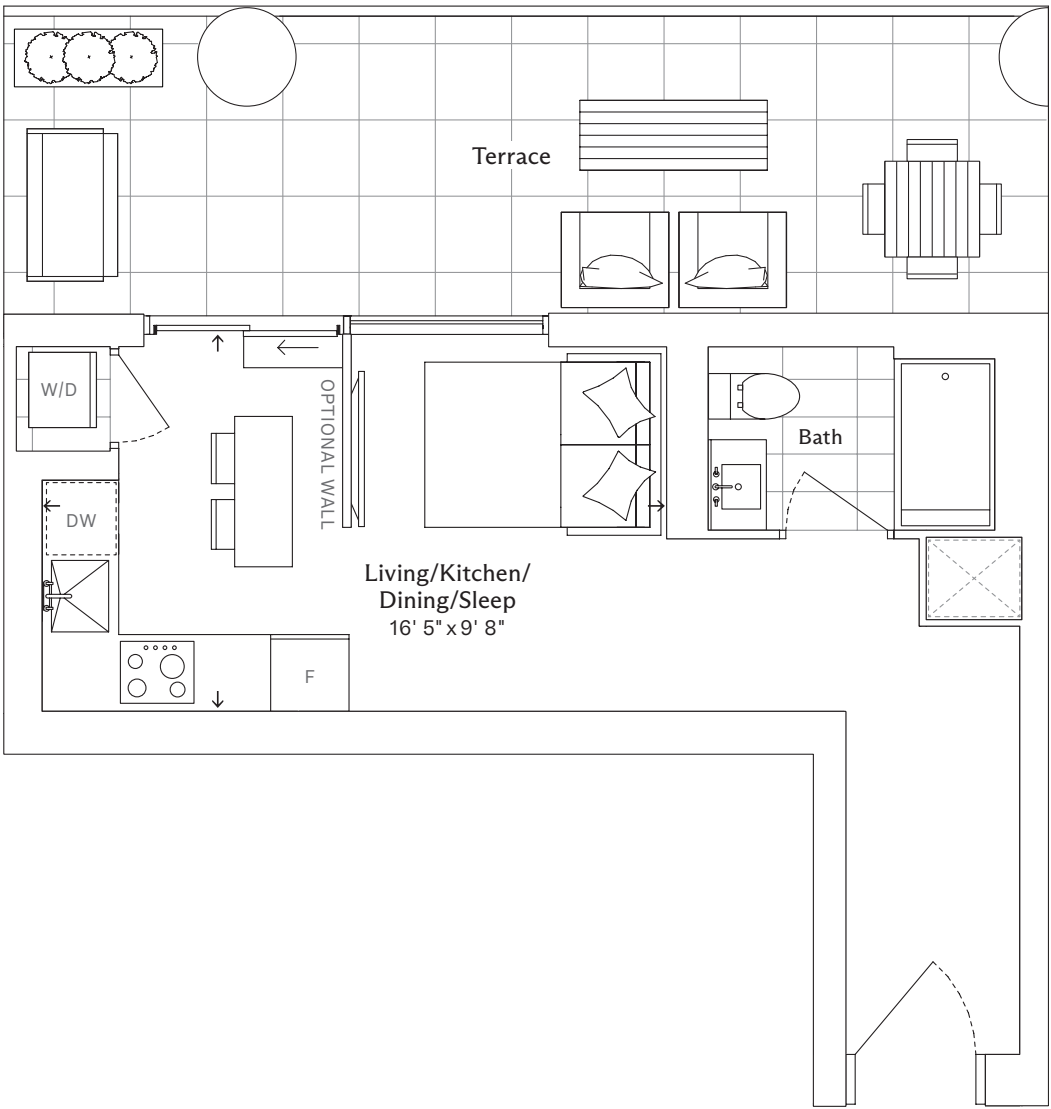
JR9

SUITE TYPE

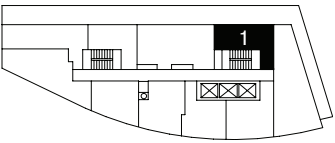
Junior One Bedroom, One Bathroom, Terrace

TOTAL

Interior 371 sq. ft.
Exterior 205 sq. ft.
Total 576 sq. ft.



KEY PLAN



Floor 5

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PARK ROAD

RESIDENCE

11

SUITE TYPE

One Bedroom with Terrace

RESIDENCE

11

SUITE TYPE

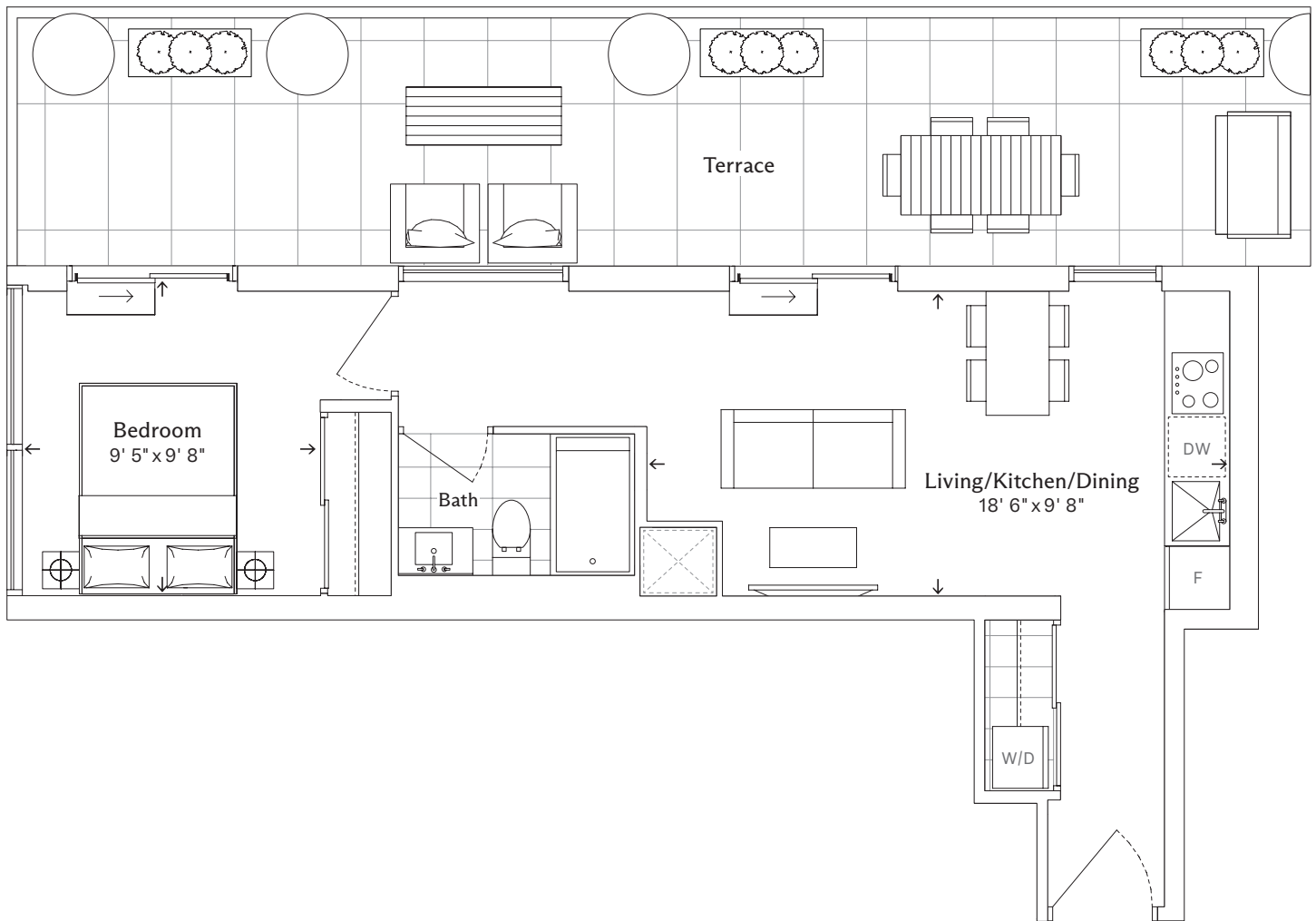
One Bedroom, One Bathroom, Terrace

TOTAL

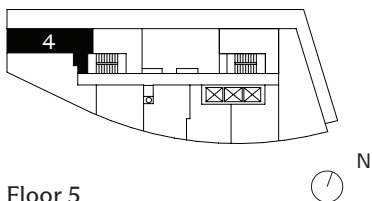
Interior 500 sq. ft.

Exterior 314 sq. ft.

Total 814 sq. ft.



KEY PLAN



Floor 5

Dimensions, specifications, layouts, and materials are approximate only and are subject to change without notice. Window sizes and locations may vary. Furniture is for illustration purposes only and does not necessarily reflect the electrical plan for the suite. Suites are sold unfurnished. Actual useable floor space within the unit may be different from stated floor areas or dimensions on this plan. For more information on the method used for calculating the floor area of any unit, please refer to Home Construction Regulatory Authority Directive – Floor Area Calculations. Balcony and terrace area is approximate and not included in net suite area. E. & O. E.

PARK ROAD



PARK ROAD

RESIDENCE

21

SUITE TYPE

Two Bedroom with Terrace

RESIDENCE

2I

SUITE TYPE

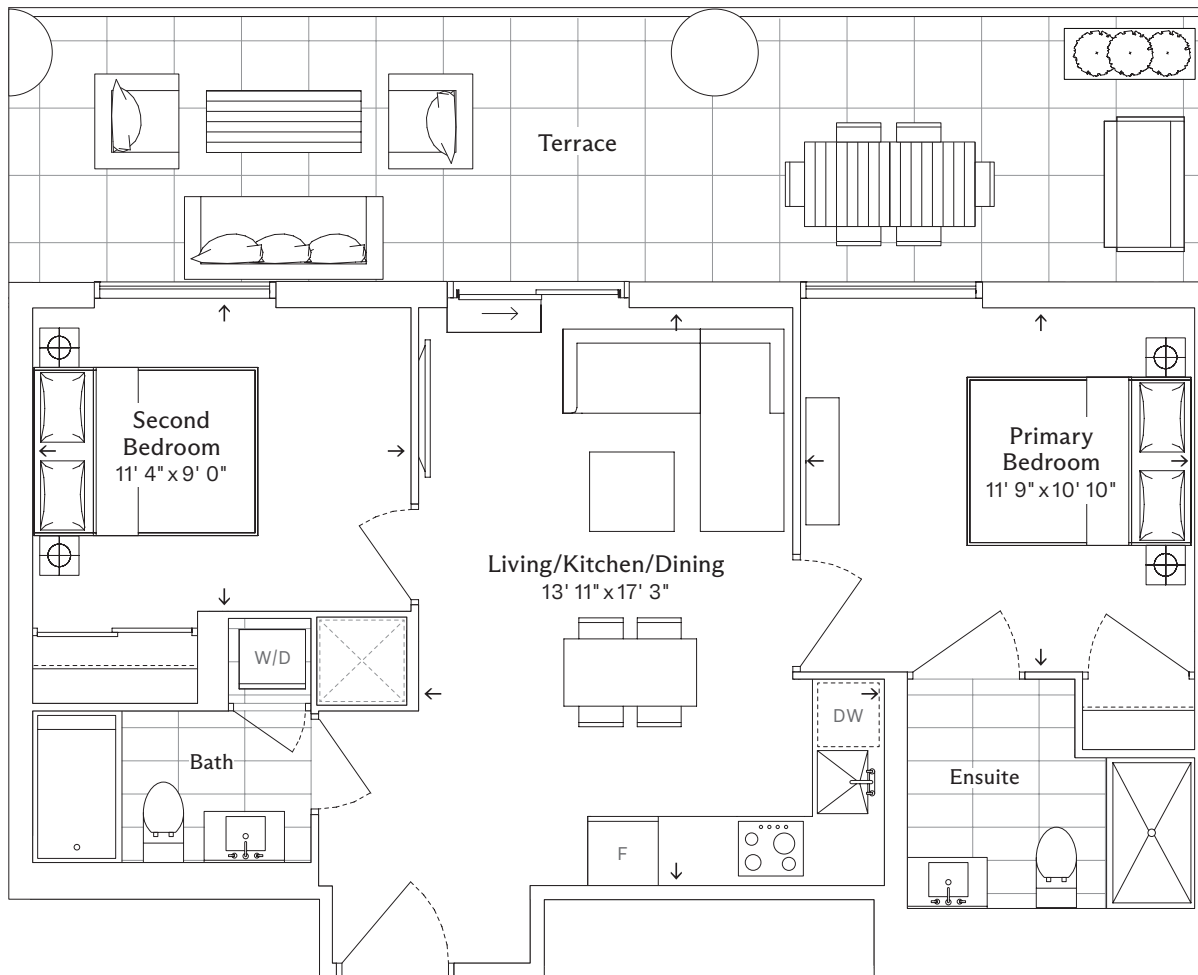
Two Bedroom, Two Bathroom, Terrace

TOTAL

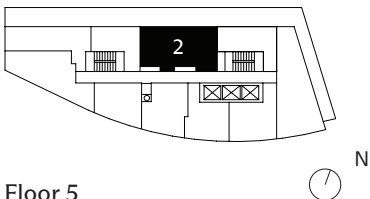
Interior 694 sq. ft.

Exterior 278 sq. ft.

Total 972 sq. ft.



KEY PLAN



Floor 5

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PARK ROAD



PARK ROAD

RESIDENCE

2G

SUITE TYPE

Two Bedroom with Terrace

RESIDENCE

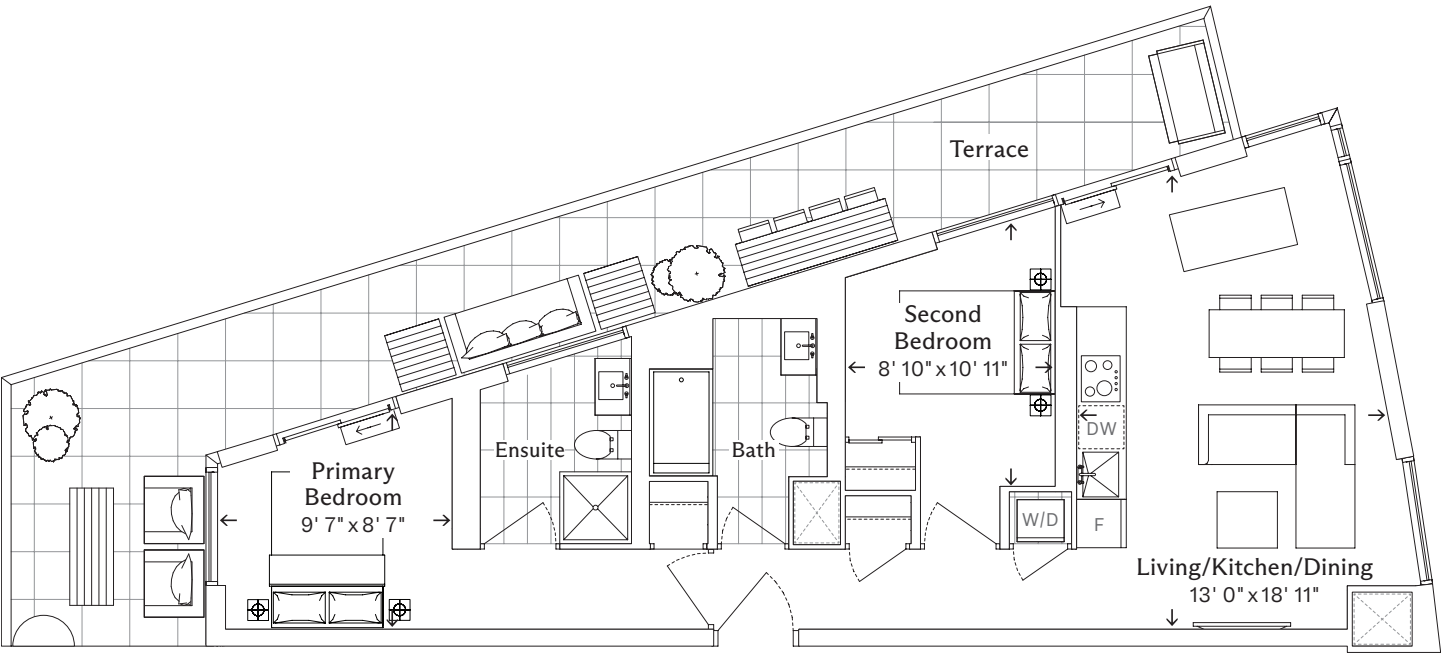
2G

SUITE TYPE

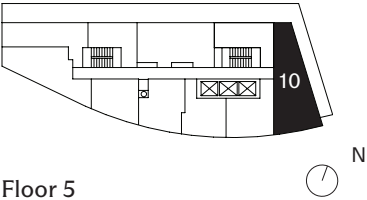
Two Bedroom, Two Bathroom, Terrace

TOTAL

Interior 785 sq. ft.
Exterior 319 sq. ft.
Total 1,104 sq. ft.



KEY PLAN



Floor 5

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