

Welcome to Suite #207 90 Dean Ave
\$350,000

This beautiful 2nd floor Allandale suite features easy access to the Pavilion/Rooftop Gardens and view of the City. This suite has been freshly painted and is move in ready.

The “Allandale” at 971 sq. ft. is our most-requested layout with 1 bedroom, den, solarium and 1 ½ baths. Combined living room/dining room. The oak cabinetry in the kitchen has a pass through into the Dining Room.

6 appliances are included:

- **30-inch black ceramic range/oven;**
- **Integrated LG microwave oven & range hood;**
- **Whirlpool Refrigerator**
- **Built in dishwasher;**
- **Stackable Whirlpool washer/dryer**

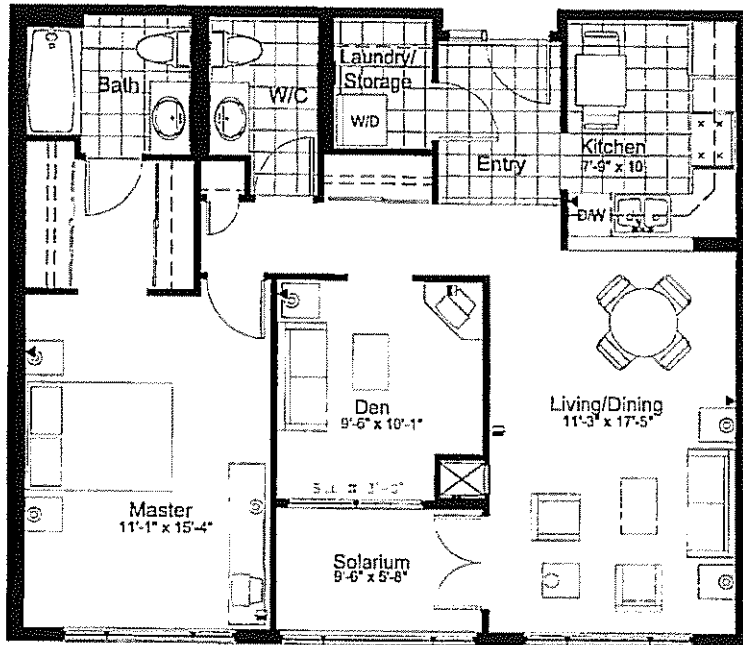
Large bedroom, 11’x15’4”, with walk-thru closets to ensuite bathroom with tub/shower combination. Built in medicine cabinet, and safety grab bars. There is an additional spacious two-piece powder room for your guests.

Heating / air conditioning unit with comfort level you control. Indoor parking (# 112) and storage locker.

Deposit with Offer: Balance on closing to owner.

Low monthly fees \$588 includes water, gas, cable TV, reserve fund. Taxes (2020) approx. \$198/month.

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



- ◀ Telephone
- ☎ Cable
- W/D Washer/Dryer
- D/W Dishwasher

SUITE FEATURES:

- spacious living/dining room
- central solarium with access from living/dining area
- large master bedroom with walk through closet and ensuite bath
- handy hall linen closet
- convenient second 2 piece powder room
- 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

Allendale Suite

One Bedroom + Den - 971 sq.ft.