

# HORSESHOE RESIDENCES

## Hot List

Suite Type	Model	Interior	Exterior	Exposure	Starting Floor	Starting Price
Studio	A1	356	71	North	2	\$544,900
Studio	A2	374	68	South	3	\$588,900
Studio	A3	396	73	North	1	\$576,900
One Bedroom	B1A	431	73	North	1	\$622,900
One Bedroom	B1B	436	73	North	1	\$627,900
One Bedroom	B2A	451	73	South	A	\$672,900
One Bedroom	B1	456	73	North	1	\$645,900
One Bedroom	B2 + B3	470	73	South	A	\$689,900
One Bedroom + Den	C2	594	92	South	6	\$849,900
Two Bedroom	D2A	704	105	Southeast	A	\$949,900
Two Bedroom	D3	773	147	South	2	\$1,029,900



**Limited Time Incentives**

2 YEAR RENTAL GUARANTEE (VALUE UP TO \$50,000!!)

\$20,000/YEAR FOR STUDIOS

\$25,000/YEAR FOR ONE BEDROOMS

Capped Development Charges:

Studio, 1 Bed, 1+Den - \$10,000 + HST

Two Bed - \$15,000 + HST

\*Free Assignment

\*Right to lease during interim occupancy

Parking Access Included (Value at \$20,000)

Turnkey Furniture Package & Window Coverings Included (Value up to \$30,000)

All Units Receive Yearly Family Season Ski & Bike Passes Upon Firm Sale!

All units are eligible for access to the Horseshoe Valley Resort Rental Accommodations Program

### Project Information

Maintenance: \$0.84/ SF

All utilities separately metered (Heat, Hydro, Water)

Bulk Internet package: \$25 plus HST

Resort Access Fee: ~~\$4,500~~ \$3,000 plus HST

Tentative Occupancy Date: Winter 2025

Property Tax: Approx. 1% of Purchase Price

### Deposit Structure

\$10,000 on signing (bank draft)

Balance to 5% in 30 Days

2.5% in ~~60 Days~~ 120 Days

2.5% in ~~120 Days~~ 180 Days

5% in ~~270 Days~~ 425 Days

5% on Occupancy

All cheques made payable to "Harris Sheaffer LLP in Trust"



New Life Homes  
A Real Estate Business Center

All prices, figures, and materials are preliminary and are subject to change without notices E. & O.E. FEBRUARY 2024