

# 43

Mid-town Condo at Yonge & Eglinton

# Eglinton Ave. E.

## Suite #1708



- Mid-Town Condo with a Great View!
- This one bedroom condo features a solarium and a balcony.
- Open concept kitchen with a breakfast bar.
- Living/Dining room has honey brown parquet floors.
- Master bedroom has a double closet with fitted closet organizers and floor to ceiling window.
- Solarium makes an excellent home/office or a cozy den.
- Parking and locker included. 24 hour concierge plus ensuite security system.
- Steps to Yonge and Eglinton with balcony, shops, entertainment and great restaurants.
- Decorated and in move-in condition!



## Gloria Ben-David

Sales Representative

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Royal LePage R.E.SRVCS. Ltd., Broker

# 43 Eglinton Ave. East Suite 1708

Mid- Town Condo at "Yonge and Eglinton"

## ROOM DESCRIPTION

<b>Living Room:</b>	18' 7" x 10' 6"	<ul style="list-style-type: none"><li>• Parquet Floor</li><li>• Floor to ceiling windows</li><li>• Walk-out to balcony</li></ul>
<b>Dining Room:</b>	18'7" x 10'6"	<ul style="list-style-type: none"><li>• Combined with living room</li></ul>
<b>Kitchen:</b>	10' x 9'	<ul style="list-style-type: none"><li>• Open concept to dining area</li><li>*Breakfast bar</li><li>*Ceramic tiled floor and backsplash</li><li>*Dark stained cabinetry</li></ul>
<b>Master bedroom:</b>	14' x 10'6"	<ul style="list-style-type: none"><li>• Broadloom</li><li>• Double closet with closet organizers</li></ul>
<b>Solarium:</b>	10'3" x 8'	<ul style="list-style-type: none"><li>• Broadloom</li><li>• Office or den</li><li>• Large windows</li><li>• East view</li></ul>

## DETAILS

<b>Inclusions:</b>	Fridge, stove, built-in dishwasher, all light fixtures, closet organizers, high speed internet outlet, locker and parking.
<b>Monthly fees:</b>	\$352.87 includes heat, hydro, water taxes, central air conditioning building insurance, parking and common elements.
<b>Taxes:</b>	Full year not assessed yet.
<b>Possession:</b>	60 days/TBA
<b>Building Amenities:</b>	Exercise room, recreational room and sauna

**OFFERED AT \$245,000**