



THE MILLS TEAM
is proud to present

436 WELLINGTON STREET WEST

SUITE 402



Team@TheMillsTeam.ca | 416.443.0300

ROYAL LEPAGE Signature Realty
IND. OWNED & OPERATED BROKERAGE

Lauren Rebecca*, Michael Adams*, Laura Lee*, Sue Mills*, Alex Mills**, Victoria Mills
Delsnyder, Katie Mills*, Diane Fujita*, Sarah O'Neill* | * SALES REPRESENTATIVE ** BROKER



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Prospective purchasers should satisfy themselves as to the accuracy of the information contained in this feature sheet. All measurements are approximate. The statements contained herein are based on sources which we believe are reliable, but for which we assume no responsibility. * Sales Representative ** Broker

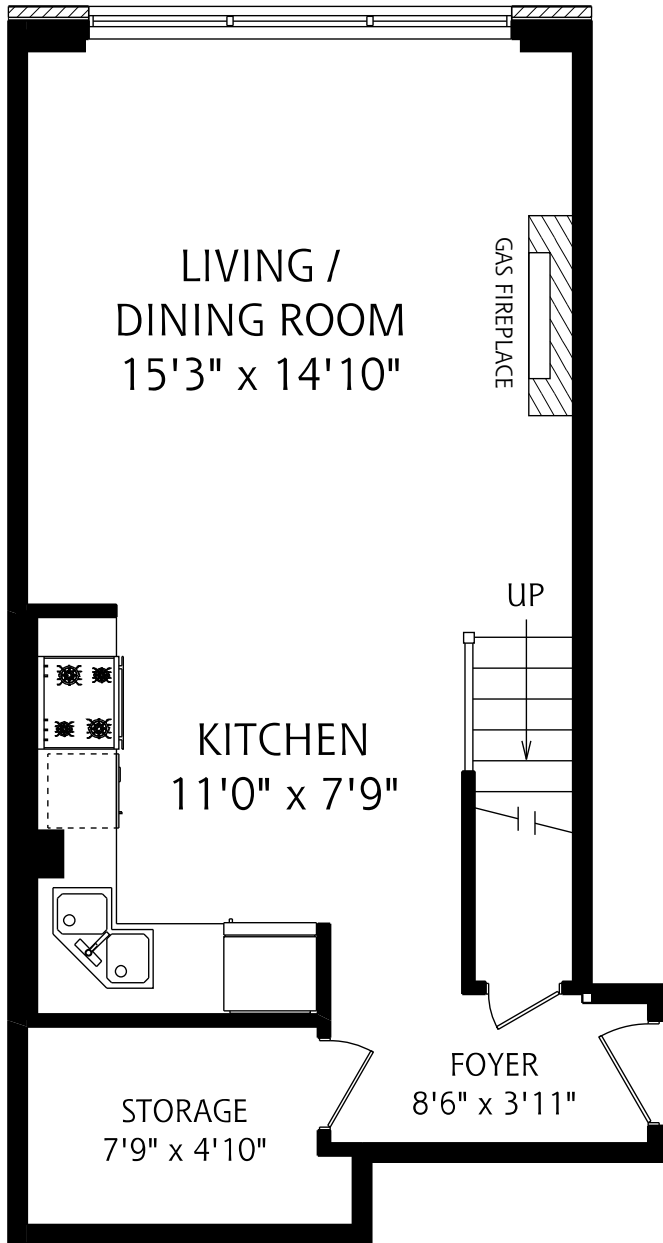


ADDITIONAL INFO

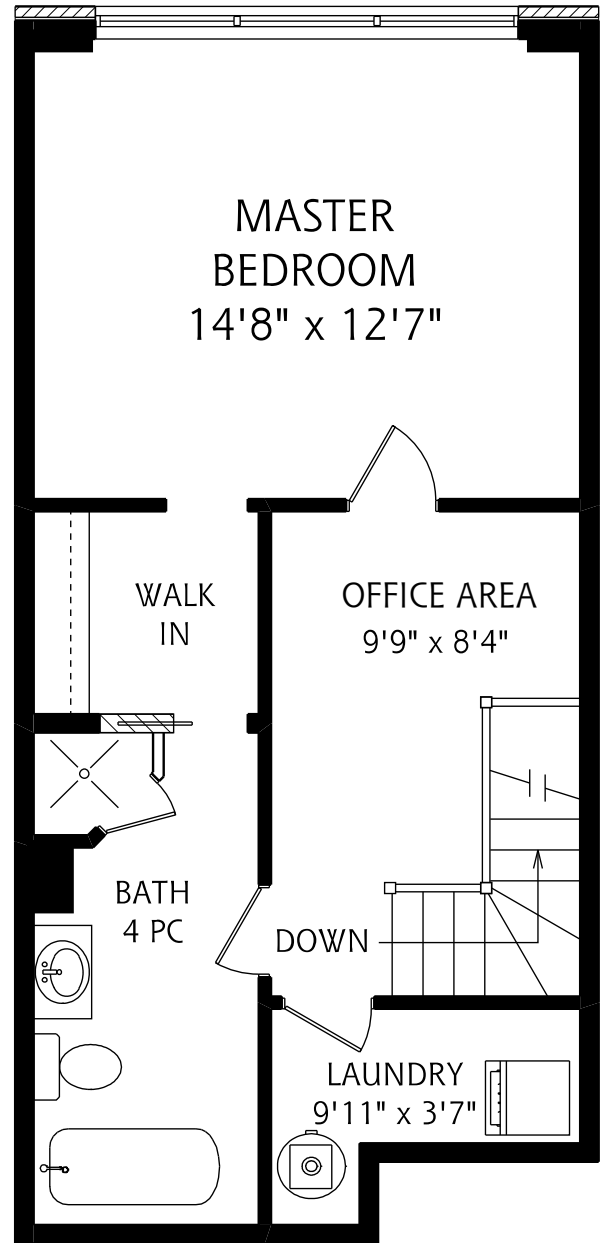
- Taxes:** \$3,496.50 (Annual in 2020)
- Possession:** 60 days or to be arranged
- Parking:** Surface Parking Space #34
(Legal Description - Level 1 Unit #43)
- Maintenance Fee:** \$739.63 per month
- Includes:** Water, central air conditioning, common elements, building insurance and parking
- Heat/Cooling:** Heat/Air exchanger with hot water provided by 2015 rental gas hot water tank (approx. \$50/month) with building supplied chilled water for Central Air
- Square Footage:** Approximately 1,040 sq ft (as per floor plans)
- Security:** Enter phone system
- Pet Restrictions:** Pet friendly building
- Exposure:** West views
- Property Manager:** Performance Property Management
Jessica Chow - 416.645.3755 ext. 505
Colleen (Asst. Property Manager) ext. 444
- Inclusions:** Existing Stainless Steel kitchen appliances - GE refrigerator/freezer, Frigidaire stove and exhaust hood and Miele dishwasher. GE stacked front loading washer and dryer, all attached shelving and cabinetry, large freestanding bookshelves, free standing shoe rack, all window coverings, all electric light fixtures and parking remote(s)
- Rental:** Hot water tank (\$50/month)

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436 WELLINGTON STREET WEST SUITE #402



MAIN FLOOR
525 SQUARE FEET



SECOND FLOOR
515 SQUARE FEET

ALL MEASUREMENTS SHOULD BE CONSIDERED APPROXIMATE

