

THE
COLONY CLUB
CONDOMINIUMS AT CAMELOT

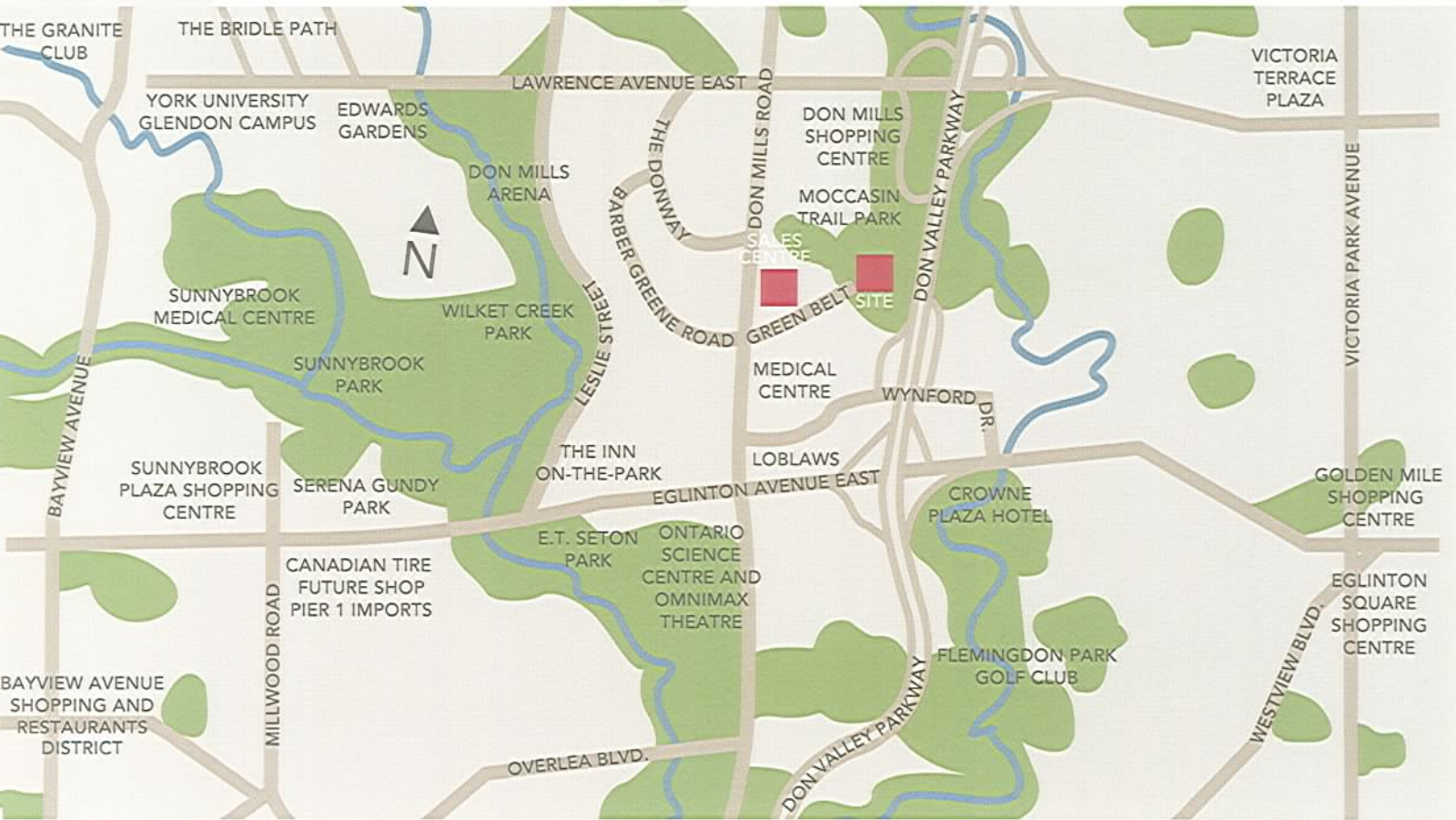
B



IT'S
WHERE
YOU
BELONG.

Artist's illustration does not necessarily represent size, design and finishes of actual building.

NEIGHBOURHOOD



A

AMENITIES



FEATURES

+

FINISHES

BUILDING FEATURES

- Brick exterior with architecturally selected accents
- Professionally designed and appointed lobby with concierge station
- Two residential elevators with custom designed cab interiors
- Corridors finished with designer decor
- Balconies or terraces, as per plan
- Double glazed windows
- Panic / alarm intercom located at garage exits and vestibules
- Remote controlled access to garage door
- Recycling area
- Superintendent / guest suite
- Colony Club room with kitchen servery
- Garden terrace
- Exercise Room with fitness equipment
- Indoor pool with change rooms
- Aerobics / Yoga studio
- Billiards / Cards room / Dining room
- Library / Media room

SUITE FEATURES

- Solid core entrance door
- Ceramic tiles* in Foyer
- Laminated plank* flooring in living area and dining area
- 40 oz. broadloom* in den, bedrooms, and applicable closets with 5/16" underpad
- Colonial style interior doors
- Mirrored sliding closet doors, where applicable
- Light fixtures in kitchen, bathroom, and walk-in closets only
- Suite entrance door with security panel connected to concierge station
- Seasonally controlled heating and air conditioning
- Smoke detectors
- Coaxial cable outlets prepared for broadband, high speed internet access capability
- Telephone outlet in living room, kitchen, master bedroom and den, as per plan
- Emergency Voice Communication (EVC) system

KITCHEN FEATURES

- Colour choice of ceramic tile* flooring
- Choice of designer cabinetry*
- Colour choice of laminate* countertop from Vendor's standard selections with raised granite* breakfast counter, as per plan
- Stainless steel sink with single lever faucet and vegetable spray
- Range hood fan vented to exterior
- Brand name appliance package including frost-free refrigerator, range with self cleaning oven, dishwasher, clothes washer and clothes dryer

BATHROOM FEATURES

- Colour choice of ceramic tile *flooring
- Designer vanity
- Cultured granite* vanity counter top
- Single lever chrome finish vanity faucet
- Colour choice of ceramic tiles* in tub surround and/or shower surround
- Privacy lock on bathroom doors
- Temperature and pressure control valve in showers
- Exhaust fan ducted to exterior

* Selections from vendor's standard samples.



IT'S WHERE YOU BELONG

*The Colony Club is conveniently located in the Don Mills and Lawrence area .
This sophisticated condominium residence is the final phase of the
Successful Camelot Community in Don Mills.
Shopping, schools, churches and transportation are all close by for your convenience.*

AGENT PREVIEW - PREVIEW PRICING

(Subject to Availability)

MODEL	TYPE	FLOORS	EXPOSURE	APPROXIMATE SUITE SIZE	PREVIEW PRICES PRICED FROM:
The Caribe	1 Bedroom	9	South	561 sq.ft.	\$172,900
The Bacara	1 Bedroom	2-9	South	571 sq.ft.	\$147,900 (3 rd floor)
The Breakers	1 Bedroom	2-9	South	573 sq.ft.	\$147,900 (3 rd floor)
The Carlisle	1 Bedroom	9	North	692 sq.ft.	\$232,900
The Green Briar	1 Bed + Den	2-9	South	625 sq.ft.	\$179,900 (3 rd floor)
The Turnberry	1 Bed + Den	2-9	North & South	661sq.ft.	\$179,900
The Sandpiper	2 Bedroom	2-8	North	735 sq.ft.	\$209,900
The Mandara	2 Bedroom	1-9	North	828 sq.ft.	\$229,900 (2 nd floor)
The Half Moon	2 Bedroom	2-8	South	850 sq.ft.	\$239,900 (3 rd floor)
The Sandy Lane	2 Bedroom	1-9	North	875 sq.ft.	\$237,900 (2 nd floor)
The SanMichelle	2 Bedroom	2-9	North	892 sq.ft.	\$239,900
The Saxon	2 Bed + Den	1-8	North-East & South-East	976 sq.ft.	\$285,900 (2 nd floor)
The Peninsula	2 Bed + Den	9	South-East	1,095 sq.ft.	\$339,900

Premiums vary, please consult Sales Representative

Suite Features

The luxurious finishes will include ceramic tile flooring in foyer, designer two-toned kitchen, laminated plank flooring in living area and dining area, 40 oz. broadloom in den, bedrooms, and applicable closets with 5/16" under pad. Five appliances including frost free fridge, self-cleaning range, dishwasher, washer and dryer.

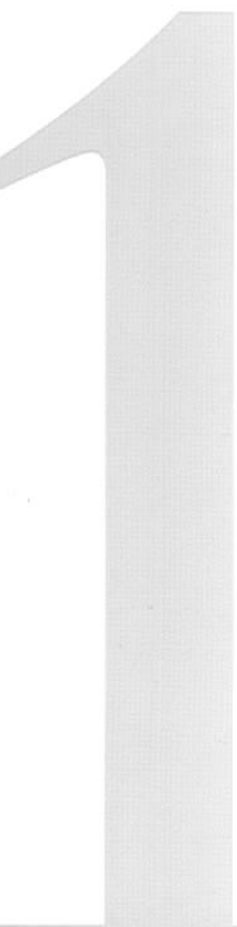
Building Amenities

"The Colony Club designed by Mike Niven Interiors"

Sophisticated lobby with executive concierge. Refreshing indoor pool with garden terrace, aerobics and yoga studio, exercise room with fitness equipment. Paneled Club Room with servery, billiards/cards/dining room and library/media room.

<p>Deposit Structure \$2,000 with offer Balance of 5% in 30 days 5% in 75 days 5% in 150 days 5% in 180 days 5% on Occupancy</p> <p>Occupancy: December 15, 2006</p> <p>Prices Include G.S.T.*</p>	<p>Maintenance Fees Approximately \$0.36 per square foot (Includes heat, air conditioning, water, building insurance & upkeep of common areas. Hydro that drives the electricity for your lights and appliances metered and charged separately)</p> <p>Taxes Estimated at approximately 1% of Purchase Price per year</p> <p>Parking One space included</p> <p>Locker \$2,800</p>
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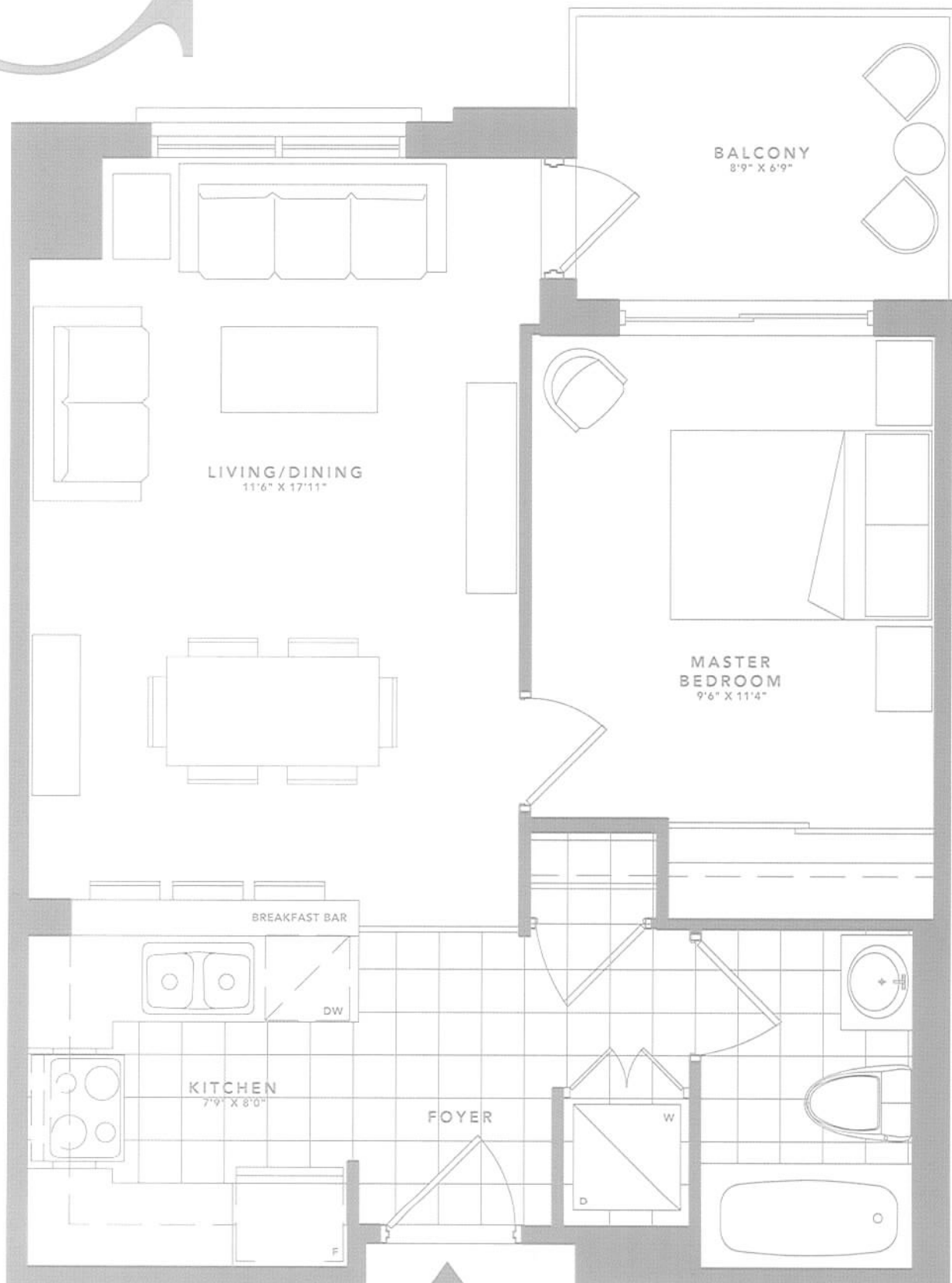
Prices and materials are approximate and subject to change without notice. E. & O. E. Actual usable floor space may vary from the stated floor area. *As set out in the Agreement of Purchase and Sale. Please see Sales Representative for details. November 4, 2004
PHONE: 416-385-1020 FAX: 416-385-1019



ONE
BEDROOM

THE CARIBE

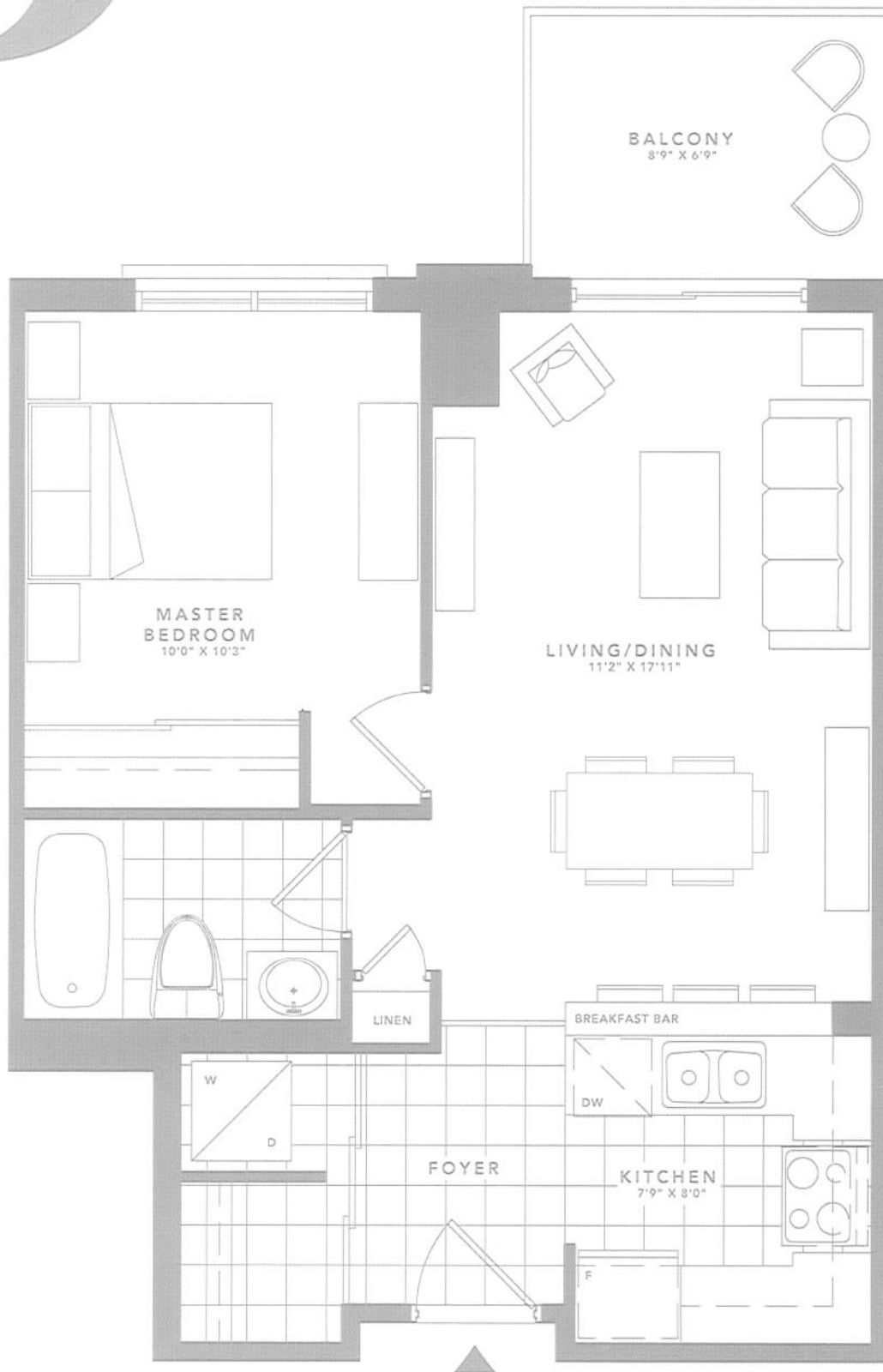
1 BEDROOM 561 SQ. FT.



B

THE BACARA

1 BEDROOM 571 SQ. FT.



SECOND FLOOR



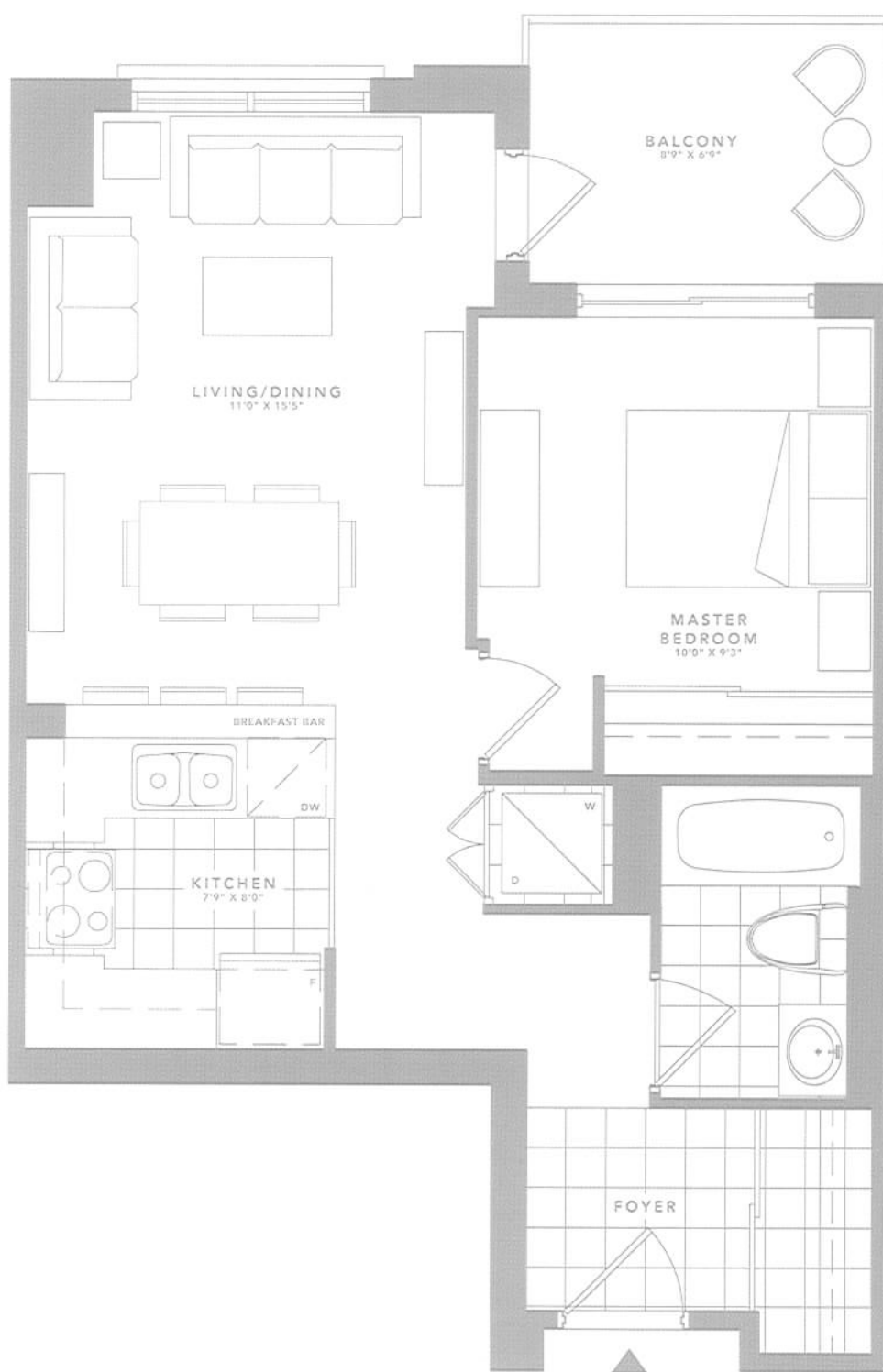
FLOORS 3-PH



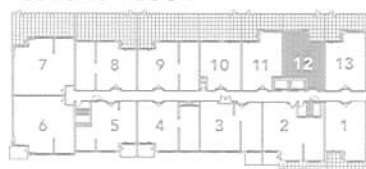
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THE BREAKERS

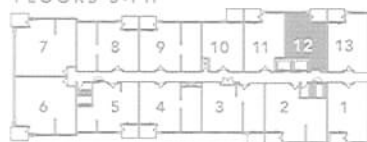
1 BEDROOM 573 SQ. FT.



SECOND FLOOR

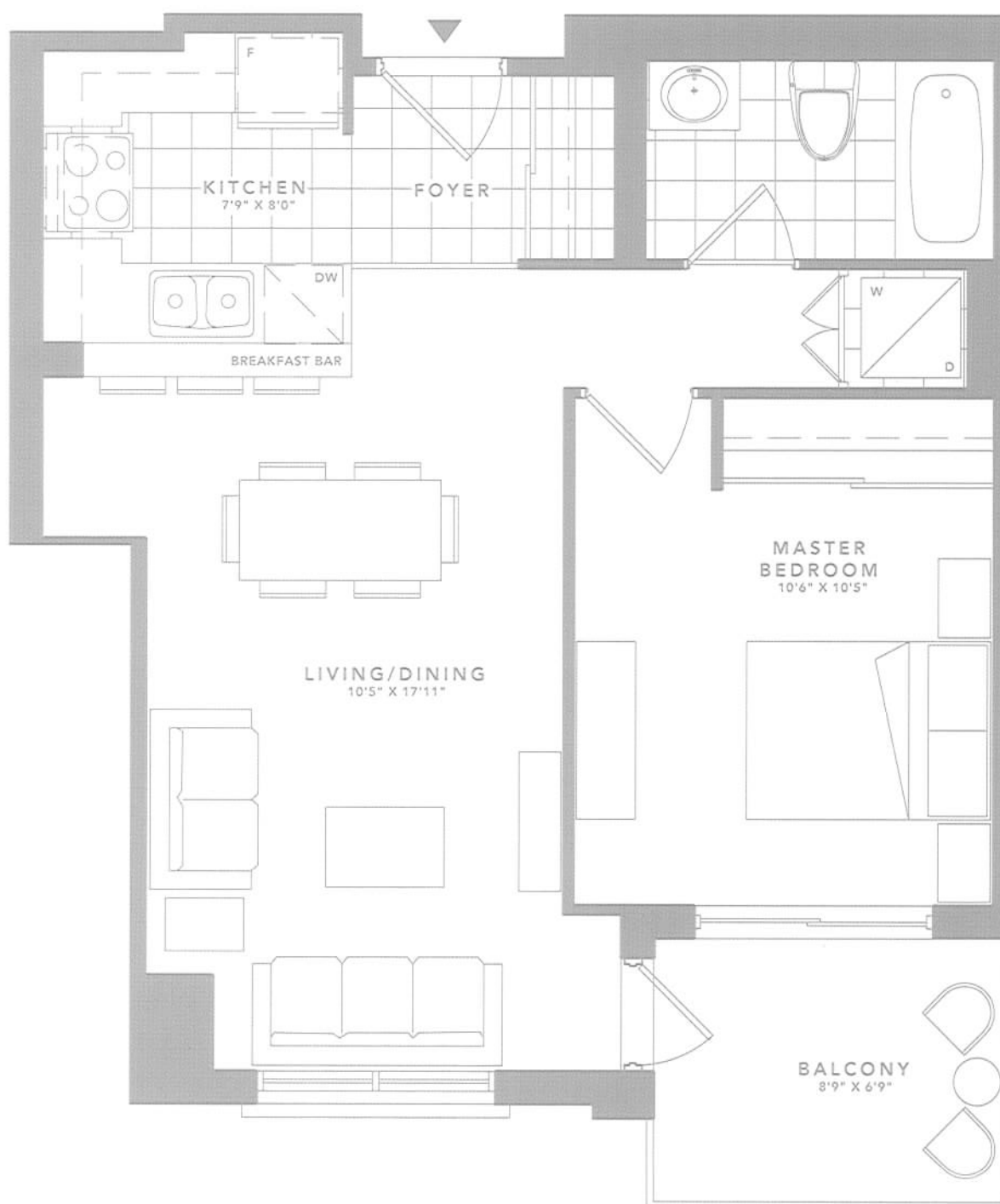


FLOORS 3-PH



THE CARLISLE

1 BEDROOM 692 SQ. FT.

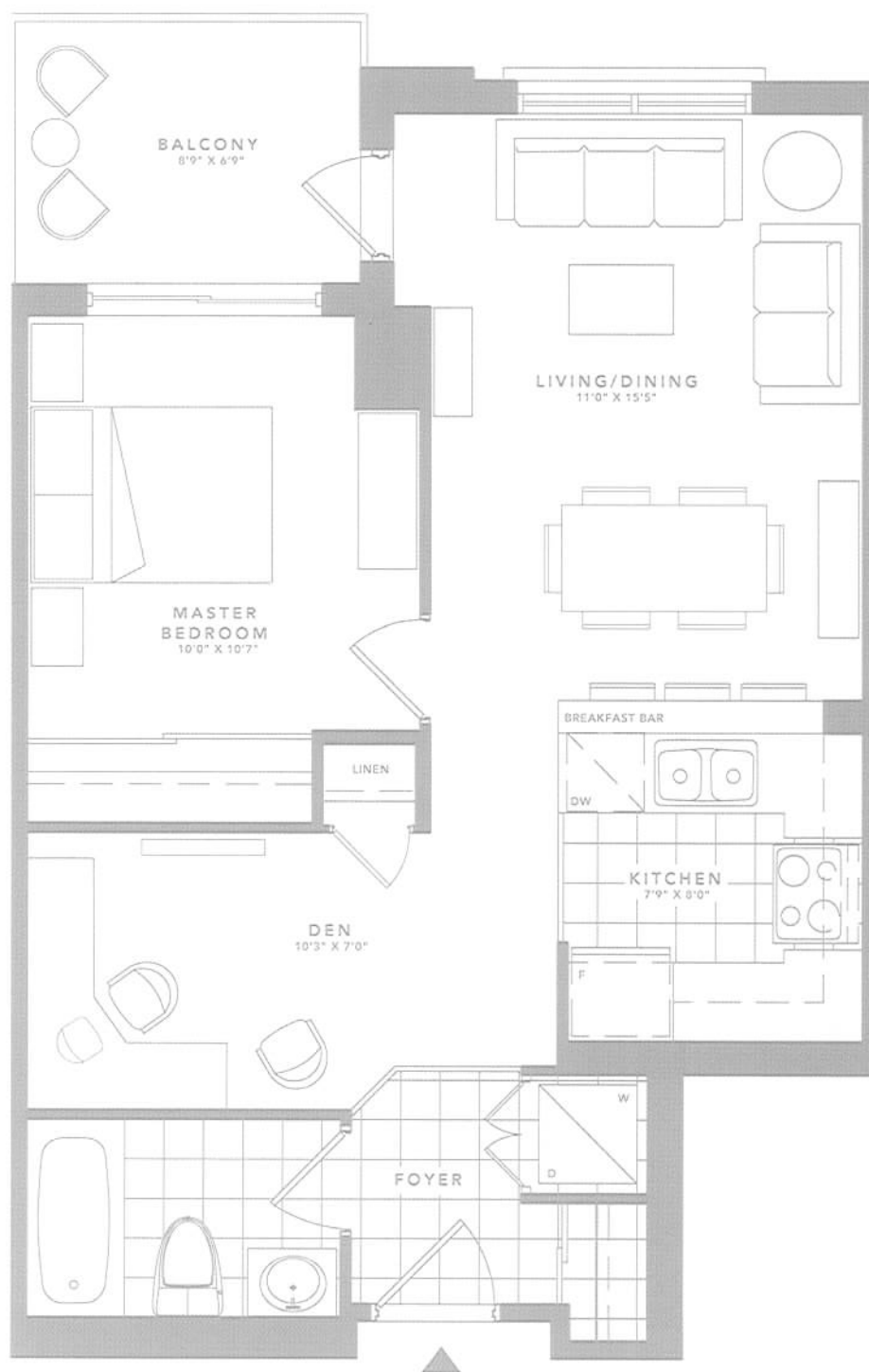




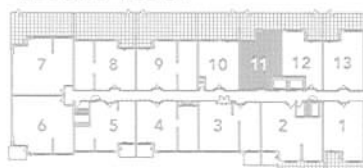
ONE
BEDROOM
+
DEN

THE GREEN BRIAR

1 BEDROOM + DEN 625 SQ. FT.



SECOND FLOOR

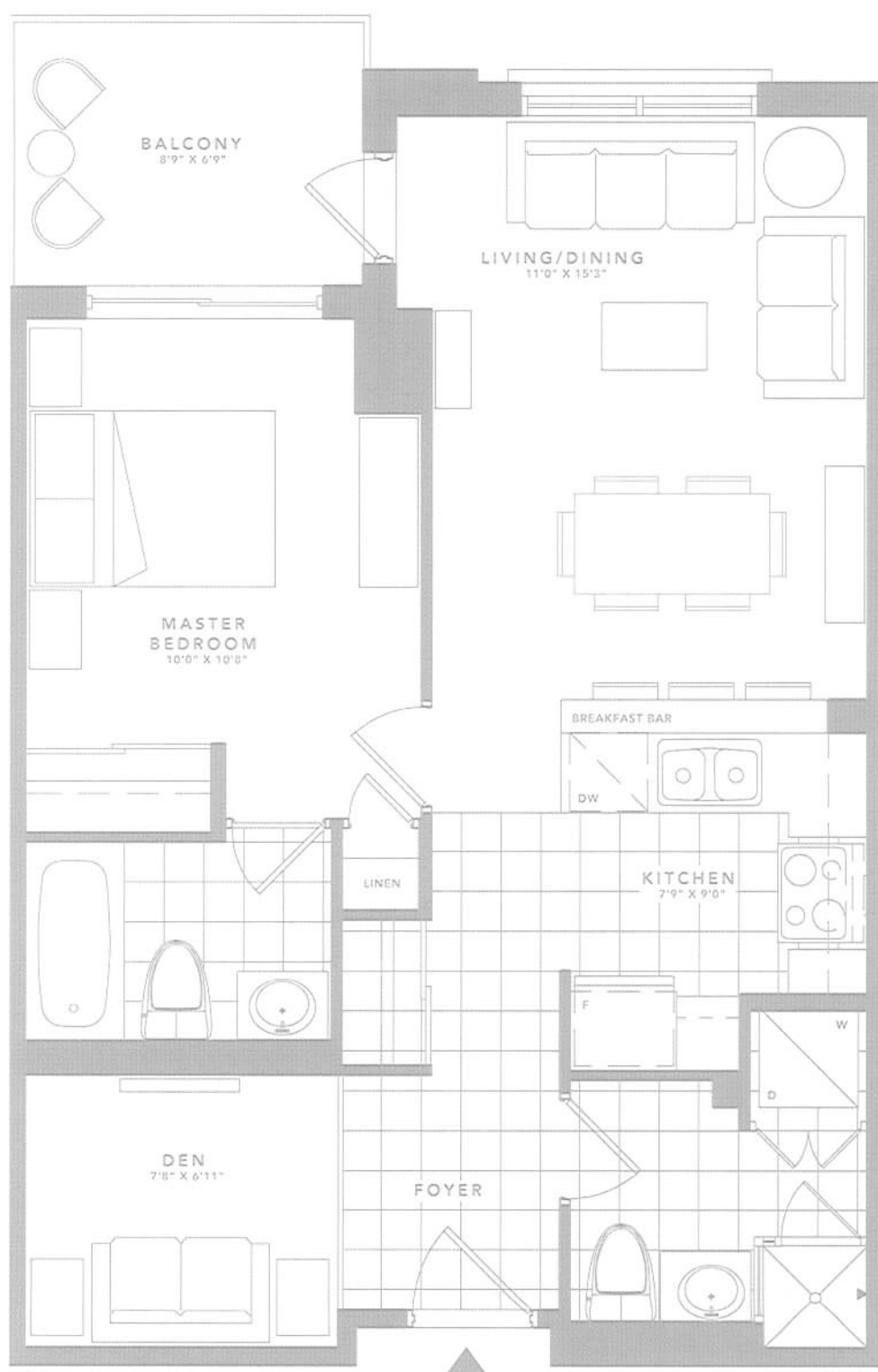


FLOORS 3-PH



THE TURNBERRY

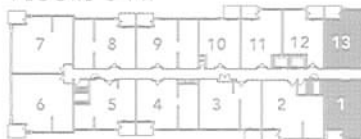
1 BEDROOM + DEN 661 SQ. FT.



SECOND FLOOR



FLOORS 3-PH

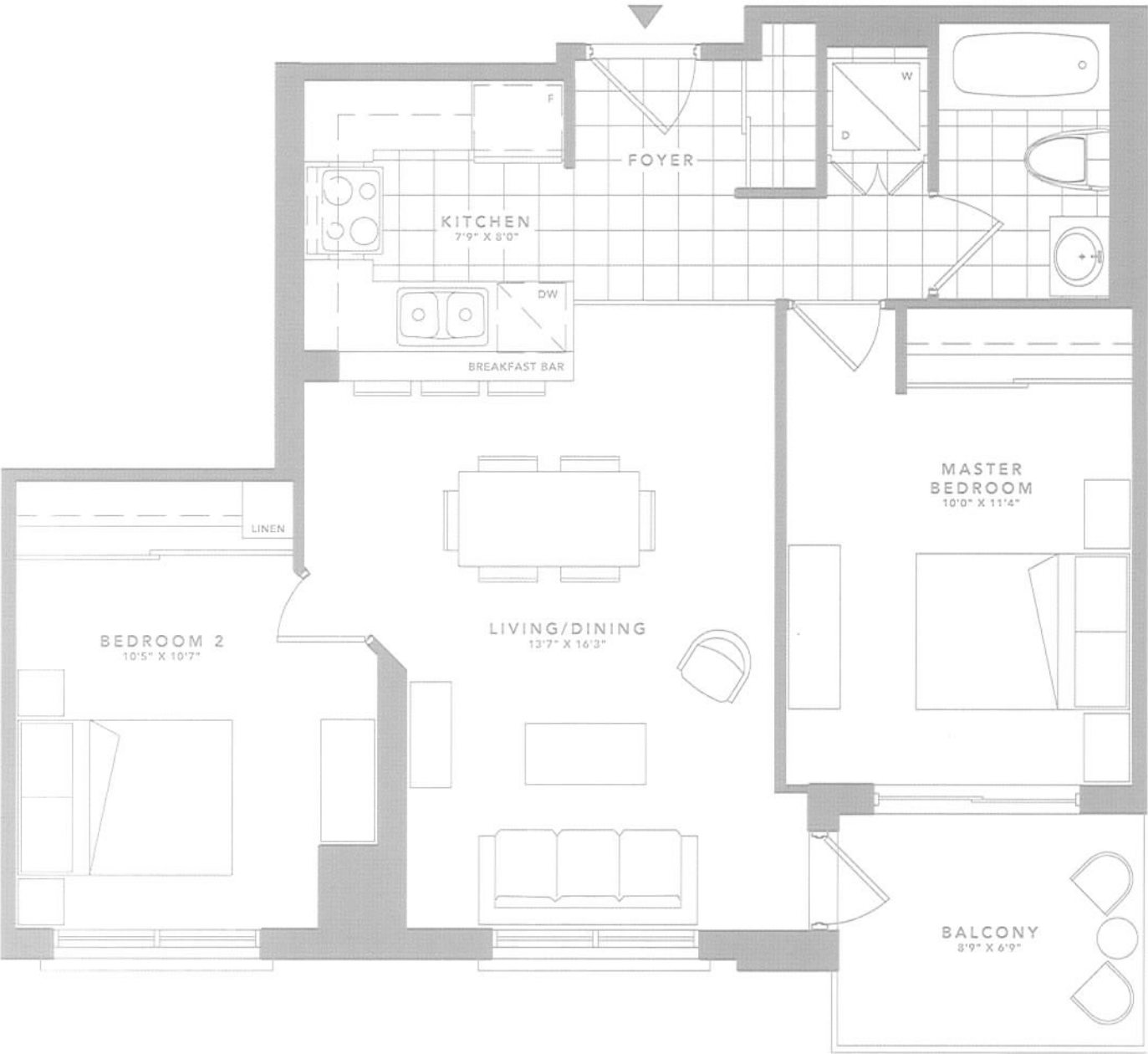


2

TWO
BEDROOM

THE SANDPIPER

2 BEDROOM 735 SQ. FT.



SECOND FLOOR



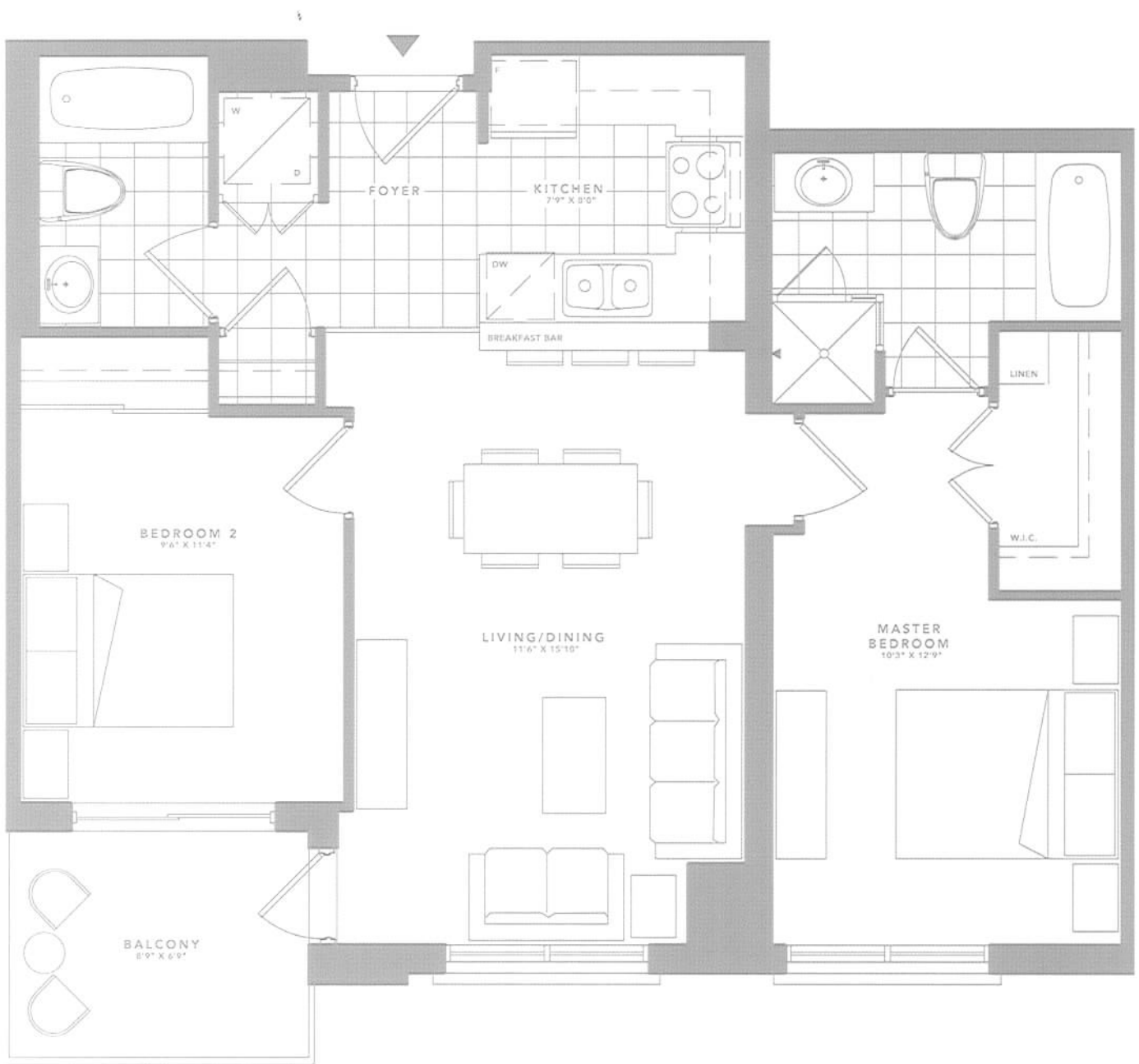
FLOORS 3-7



M

THE MANDARA

2 BEDROOM 828 SQ. FT.



GROUND FLOOR

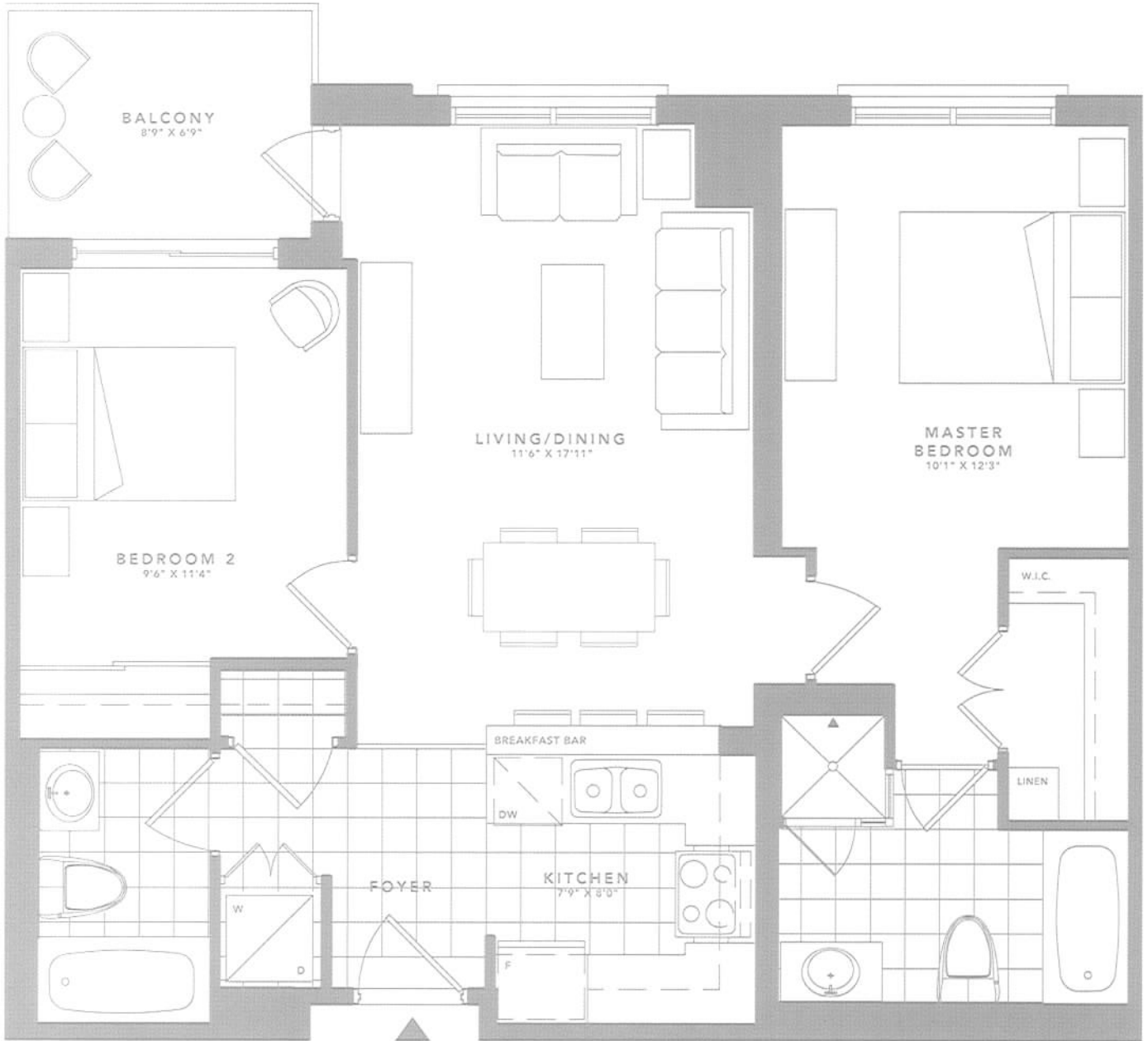


FLOORS 2-PH

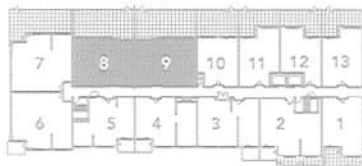


THE HALF MOON

2 BEDROOM 850 SQ. FT.



SECOND FLOOR



FLOORS 3-7

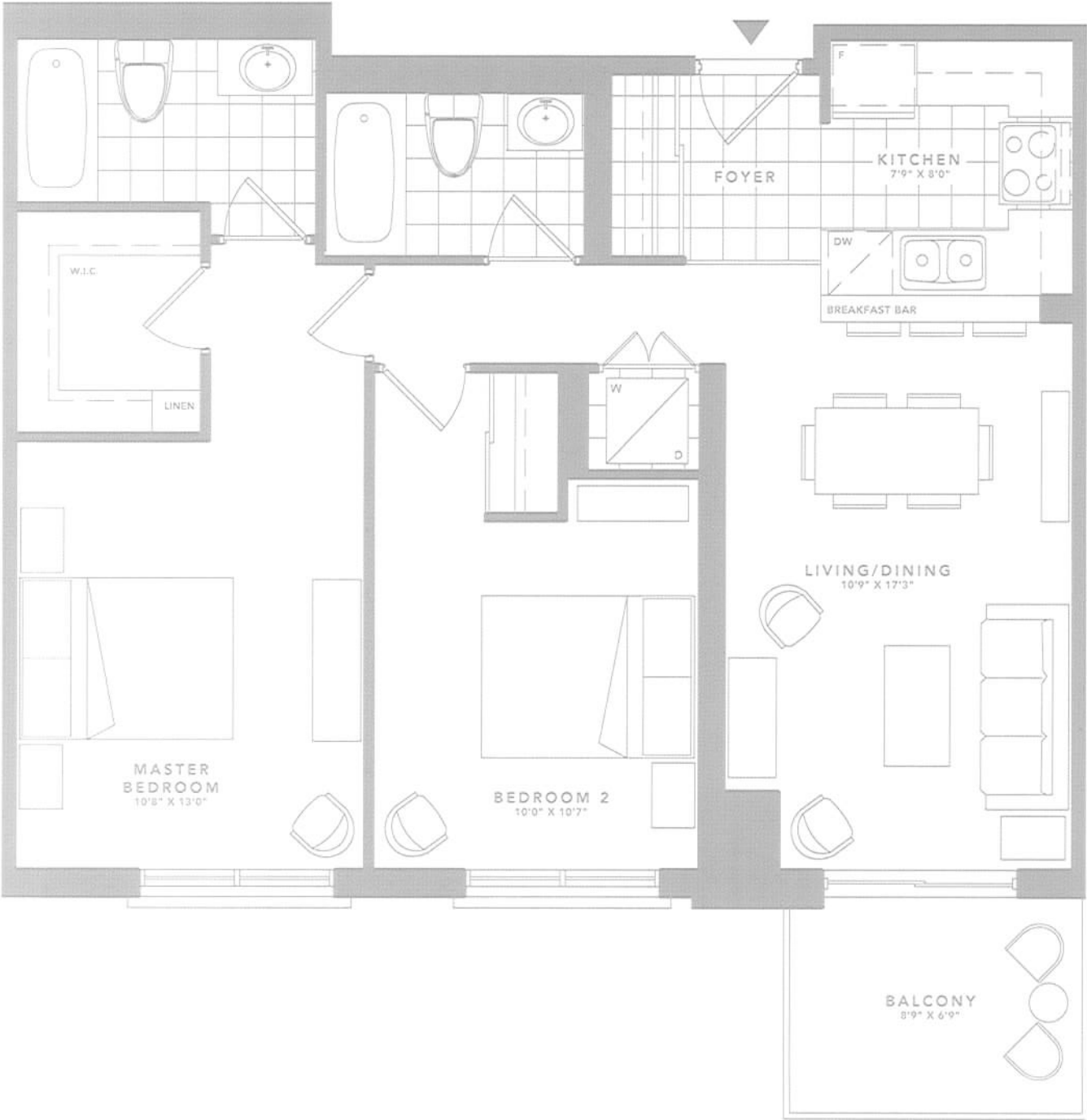


FLOORS LPH-PH



THE SANDY LANE

2 BEDROOM 875 SQ. FT.



GROUND FLOOR



PH



THE SAXON

2 BEDROOM + DEN 976 SQ. FT.



GROUND FLOOR



SECOND FLOOR



FLOORS 3-7



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