



LUXURY DOWNTOWN CONDOS
TORONTO, ONTARIO



Downtown living brings together the very best of everything, for those who demand nothing less. You'll find it at Post House. It begins with a perfectly conceived and designed site plan, situated on George Street in the very heart of the city, a melding of location and luxury living that brings together indoor and outdoor spaces in one big, bold, beautiful design.



Artist's Concept

1 Fitness Area

2 Yoga/Pilates

3 Men's Sauna, Change Rooms, Showers & Washrooms

4 Women's Sauna, Change Rooms, Showers & Washrooms

5 Media/Tv Centre

6 Office

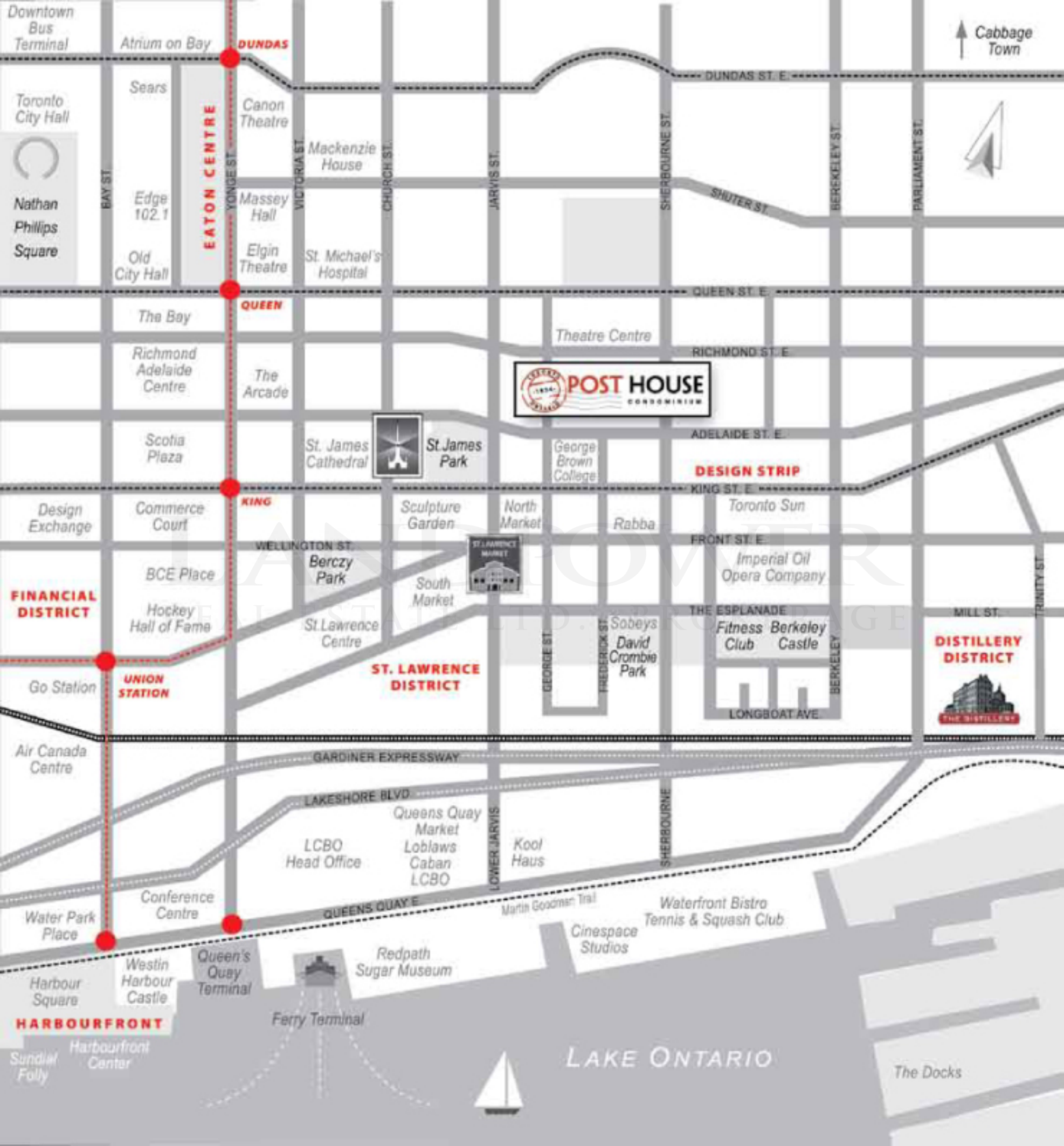
7 Dining Room/Kitchen

8 Party Room

9 Games Room

10 Outdoor Patio

11 BBQ Area



Features & Finishes

Schedule B



The Structure

- Architecture by award winning Wallman Architects
- Architecturally designed exterior finish with base in soft neutral tones and glass accents and tower portion with glass and metal detailing
- Low E thermal windows
- Poured concrete structure
- Balconies will have glass and aluminium railings

Suite Interiors

- 9' ceilings where applicable (except in bathrooms, kitchen, laundry and closets and applicable mechanical areas)
- Four contemporary interior colour schemes by award-winning Chapman Design Group
- Smooth ceilings in all areas
- Interior walls painted white with two coats of high quality latex paint
- Baseboards to be approximately 4" high modern-edge finished in areas designated for baseboards
- Doors to be modern 2 panel moulded type hinged doors or sliding glass barn type entry doors with metal frames depending on suite layout and as per applicable plan
- Polished nickel finish hardware on all doors where applicable
- Closet sliders to be metal framed flat panel paint grade sliders on tracks depending on suite layout and as per applicable plan
- White wire shelving in all closets
- Wide-Plank laminate flooring throughout living/ dining areas, kitchens, hallways, dens and bedrooms (as per applicable plan)

Gourmet Living

- Custom-quality European style designer cabinetry
- Modern hardware on all cabinets and drawers
- Sleek quartz kitchen countertops with a stainless steel single bowl undermount sink
- Modern hand set porcelain tile backsplash
- Premium Stainless steel front panel kitchen appliances
 - o European style 24" Blomberg (or equivalent) Frost free refrigerator
 - o European style 24" Blomberg (or equivalent) electric smooth top range
 - o 24" Whirlpool (or equivalent) Built-in European style dishwasher
 - o 30" Whirlpool (or equivalent) microwave with integrated fan vented to exterior
- Contemporary chrome high-arc single lever Moen faucet
- White ceiling track-lighting

Trendy Bathrooms

- Contemporary flat-panel vanity cabinets
- Wall mounted light fixture above vanity mirror
- Contemporary single lever low-arc chrome faucet
- Ultra-contemporary chrome tub/shower faucet with rain shower head
- Framed clear glass shower doors/enclosures (as per applicable plan)
- Modern clean lined white soaker tub with shower rod (as per applicable plan)
- White low water consumption toilet
- Modern porcelain tile on bathroom floors
- Modern ceramic tiles on tub/shower enclosure walls
- Low noise washroom exhaust fan vented to the exterior through an energy recovery ventilator (ERV)
- Low water consumption faucets and showers

Post House Security, Comforts and Enjoyment

- Fitness area with yoga/pilates room
- Men's and women's saunas, change rooms and washrooms
- Outdoor patio, BBQ, kitchen, party room
- Media/TV room, games room, guest suite
- Energy efficient, individually controlled, in-suite heating/cooling systems
- In suite stacked white washer and dryer located as per plan
- Pre-wired cable TV outlets in bedrooms, living room and den where applicable
- Pre-wired telephone jacks in living room, master bedroom and den where applicable.
- Ceiling light fixtures in foyer, hallways, and walk-in closets where applicable
- Balcony and terraces with one electrical outlet as per applicable plan
- Individual service panels with in suite circuit breakers. Vendor shall choose service panel location
- Pre-wired for in-suite security system
- In suite smoke detectors
- Secured access to main building and parking garage
- 24 hour concierge

Post House Benefits

- Great historic downtown location. Walk to the St. Lawrence Market, King Subway Station, and an array of shops, dining & entertainment
- Open concept floor plans all with oversized balconies or terraces perfect for entertaining
- Common space designed and furnished with iconic pieces adding an element of retro chic
- Selection of optional upgrade items to customize your suite and make it you
- On-Site car-share program
- Designed to City of Toronto "Tier 2" green building standard

Model	Bdrms	Baths	Exposure	Sq. Ft.	Balcony Sq. Ft.	Floors	Base Prices
A481	1 bdrm	1	N	481	82	18 th	\$319,990
A556	1 bdrm	1	W	556	105	4 th – 18 th	from\$359,990
B562	1 + Den	1	S	562	105	10 th	\$369,990
B580	1+ Den	1	N	580	105	12 th	\$369,990
**B646	1 + Den	1.5	S	646	105	16 th – 19 th	from\$414,990
**B667	1 + Den	1.5	W	667	85	3 rd – 4 th	from\$366,990
**B668	1 + Den	1.5	S	668	105	9 th – 19 th	from 424,990
B718	2 bdrm	2	W	718	105	12 th	\$459,990
**C777	2 bdrm	2	N	777	155	2 nd	\$447,990

TOTAL NO. OF FLOORS: 21 TOTAL NO. OF SUITES: 278

PRICE INCLUDES: 6 Appliance Package (Refrigerator, Range, Dishwasher, Microwave, Washer & Dryer) and HST

MAINTENANCE/month: (Approx..49.5¢ per sq.ft.) **INCLUDES:** Heat and A/C, Building Insurance, Common Area Maintenance
EXCLUDES: Hydro, Water, Cable TV, Internet Service & Telephone
IF APPLICABLE: Parking \$70/month, Locker \$20/month, Bicycle storage \$5/month

TAXES per year: Approx. 1.25% of the Purchase Price

****Parking:** Additional cost of **\$43,500**
Bicycle Storage: Additional cost of **\$500** to Select Suites

BUILDING FEATURES:
24 Hour Concierge, Media Lounge, Outdoor Terrace with BBQ area, Fully Equipped Fitness Room, Yoga/Pilates Room, His & Hers Saunas with change rooms and Showers, Multi Purpose Lounge, Party Rooms, Dining Areas with Kitchens, Games Room and an overnight Guest Suite, Car Share Program

FINANCING: Capped Rate Mortgage Program through RBC

TENTATIVE OCCUPANCY: May 15, 2014

DEPOSIT STRUCTURE: Interest paid on ALL deposits:
All cheques made payable to **DelZotto Zorzi LLP, in trust**

1st Deposit Date of Offer	2nd Deposit 30 days from 1st Deposit	3rd Deposit 120 days from 1st Deposit	4th Deposit 0% Down	Total Deposit
\$5,000	Balance of 5%	5%	10%	10%

**** Suites eligible to purchase Parking.**

For further information, please contact us at:

Tel: (416) 964-2777

Fax: (416) 964-2766

info@posthousecondos.com

Visit us at: 317 Adelaide St E, Toronto ON M5A 1N2

www.posthousecondos.com

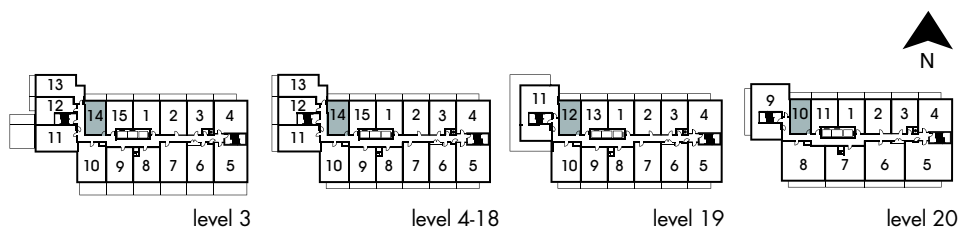
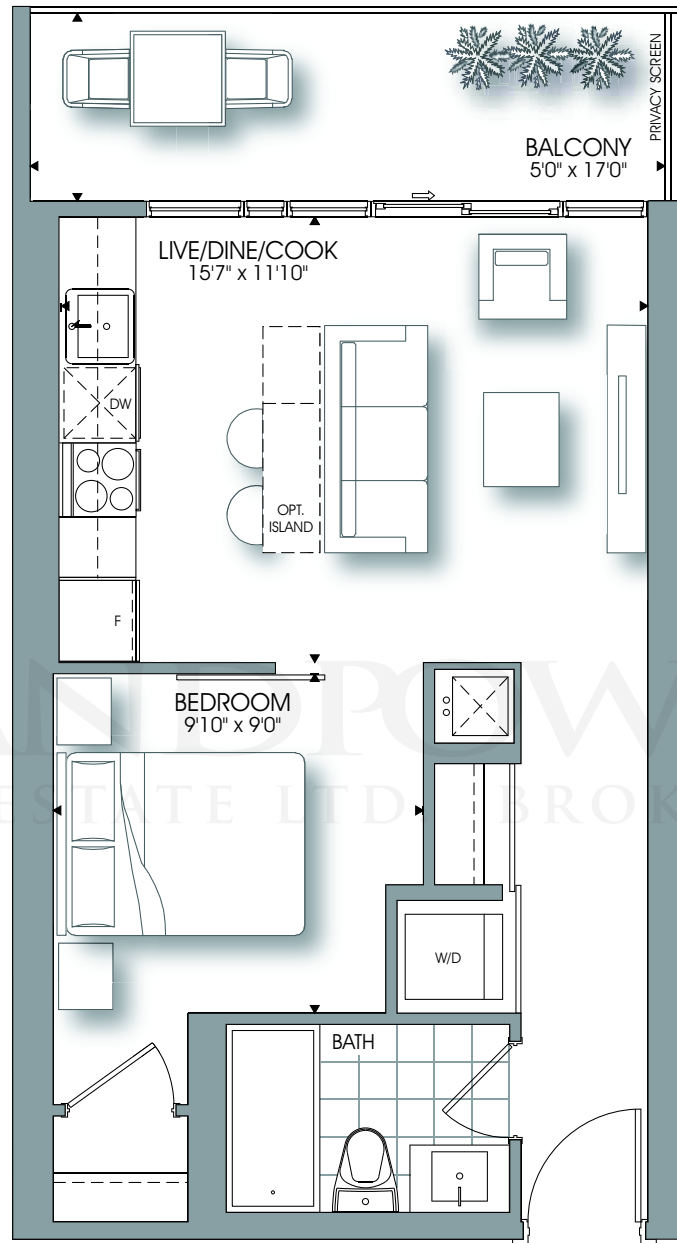
PRESENTATION CENTRE HOURS
Monday to Thursday - 12:00pm to 6:00pm
Friday – CLOSED
Weekends & Holidays - 12:00pm to 5:00pm



Creating Exceptional Living Space
Sales information provided by Milborne Real Estate Inc. – Exclusive Agent for Vendor **Price List Effective: February 21, 2013**
Prices subject to change without notice. E.&O.E.

A 481

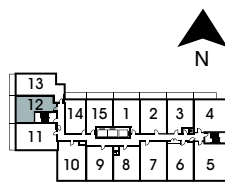
One Bedroom
481 Square Feet
Plus 85 SQ. FT. Balcony



Materials, specifications, floor plans and dimensions are subject to change without notice. Window sizes and type may vary. Actual useable floor space may vary from the stated floor area. Landscaping, patio, balcony and/or terrace areas are subject to change. The purchaser acknowledges that the actual unit purchased may be a reversed layout of the plan shown. E. & O. E.

A 556

One Bedroom
556 Square Feet
Plus 105 SQ. FT. Balcony



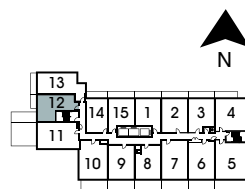
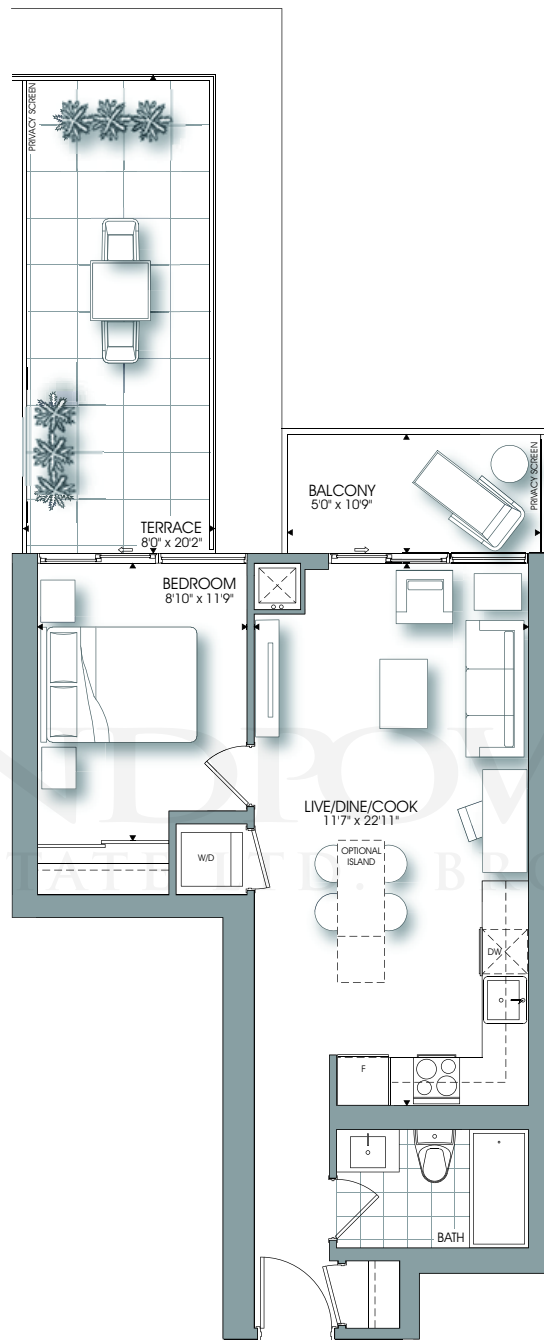
level 4-18



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A 556

One Bedroom
556 Square Feet
Plus 52 SQ. FT. Balcony
& 160 SQ. FT. Terrace



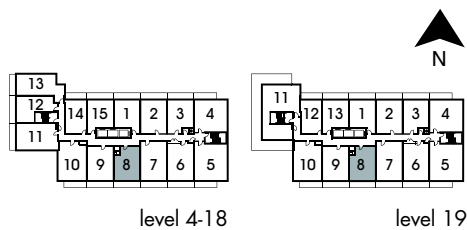
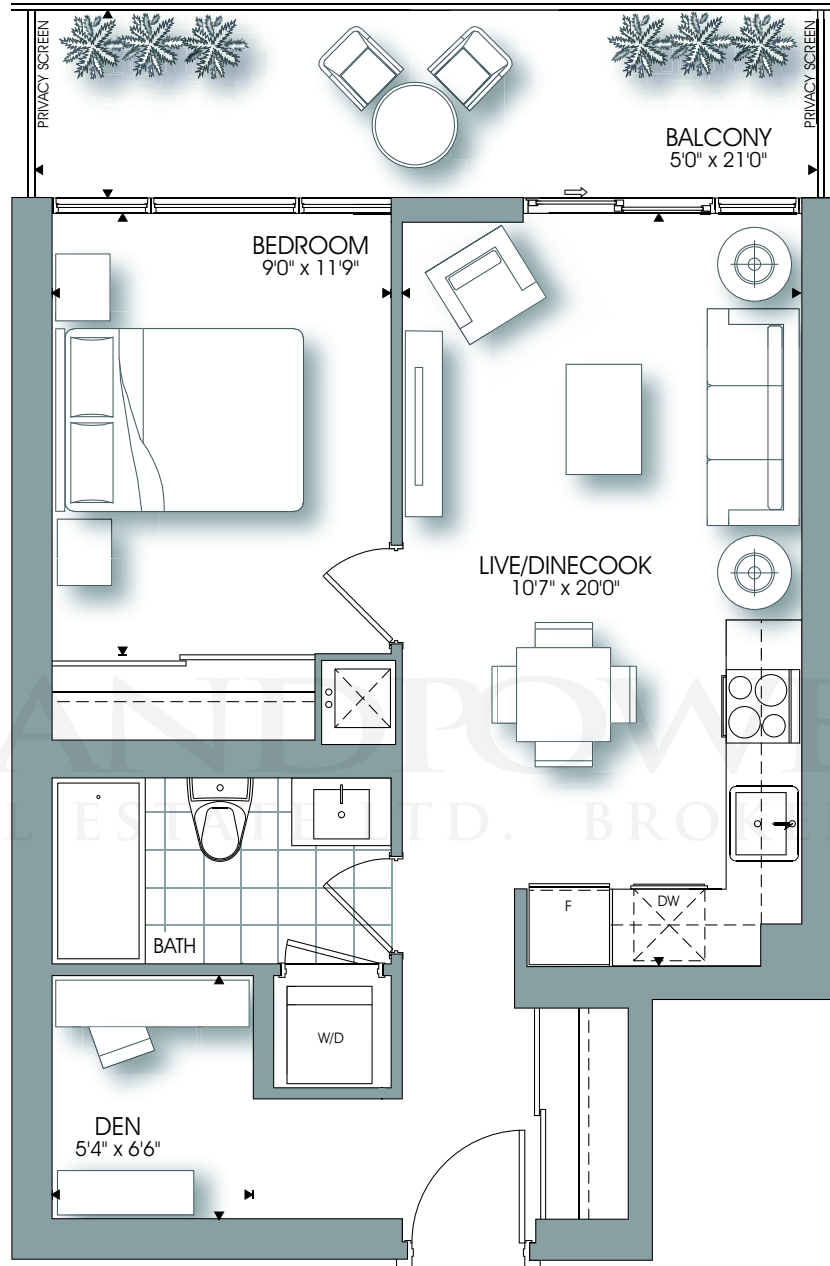
level 3



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B 562

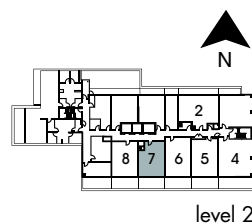
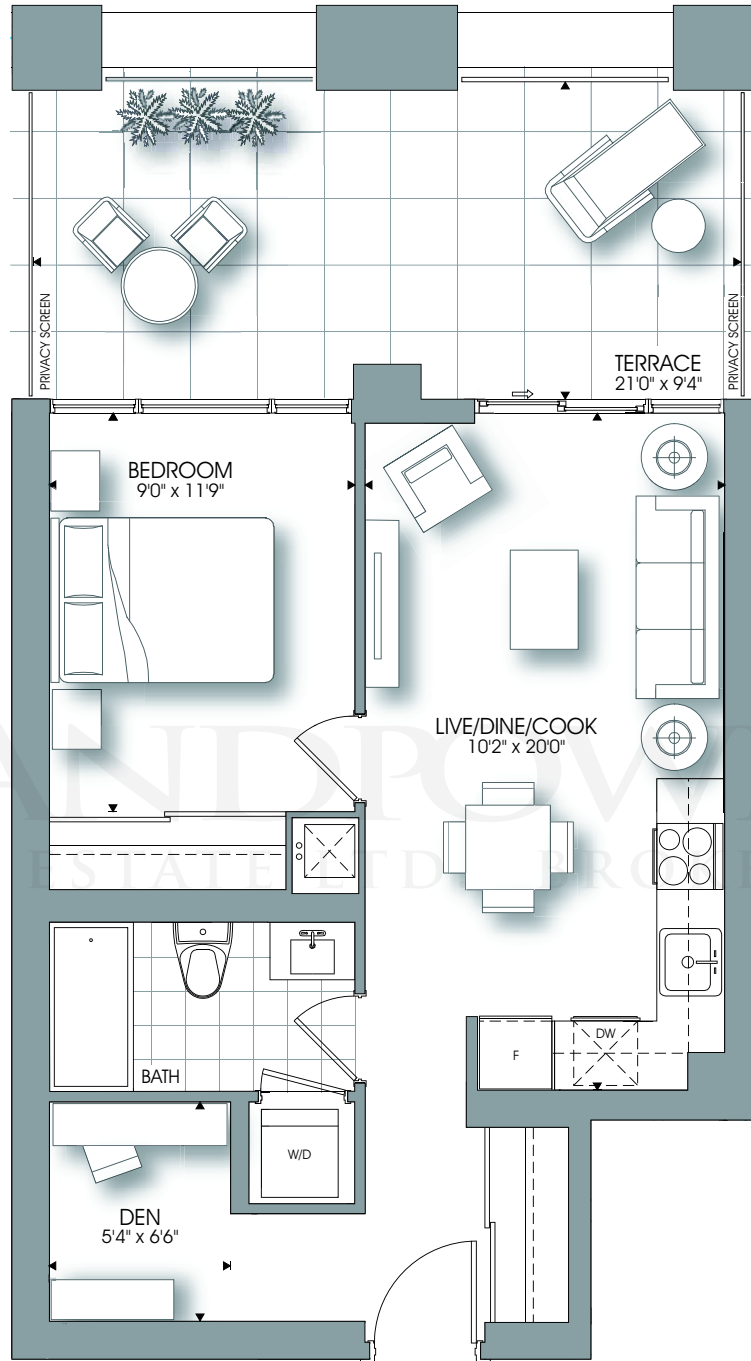
One Bedroom Plus Den
562 Square Feet
Plus 105 SQ. FT. Balcony



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B 562

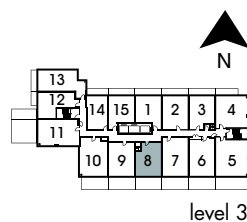
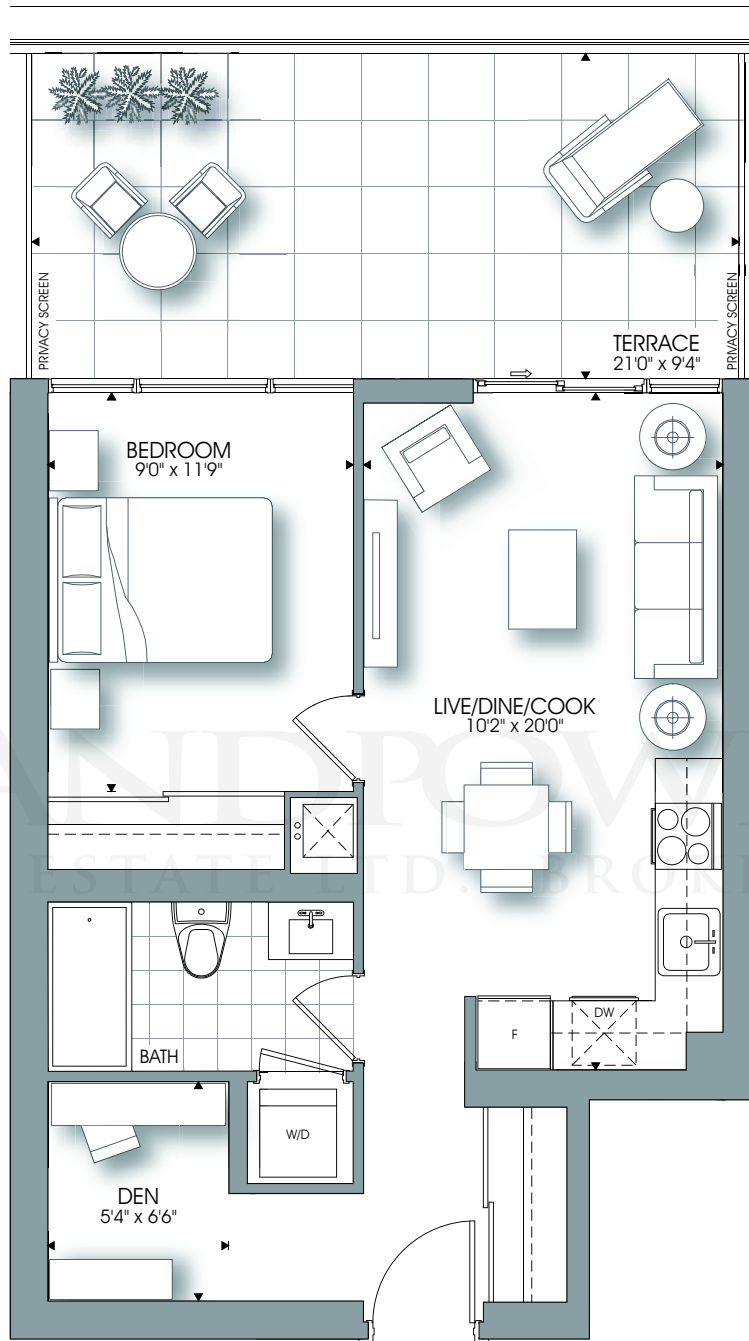
One Bedroom Plus Den
562 Square Feet
Plus 196 SQ. FT. Terrace



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B 562

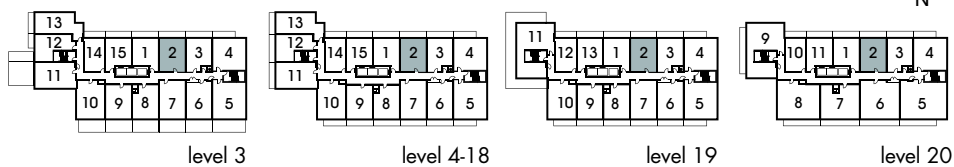
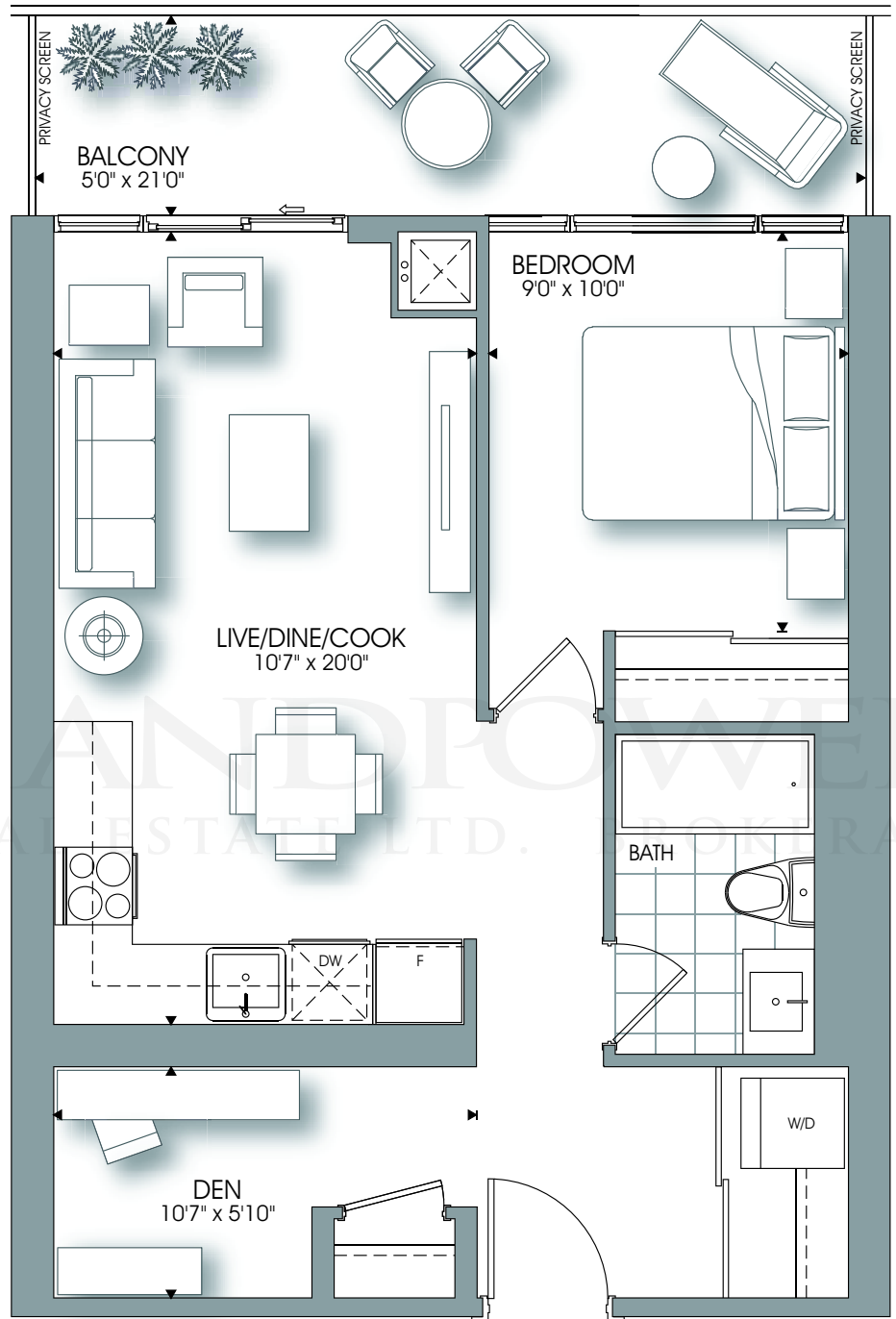
One Bedroom Plus Den
562 Square Feet
Plus 196 SQ. FT. Terrace



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B 580

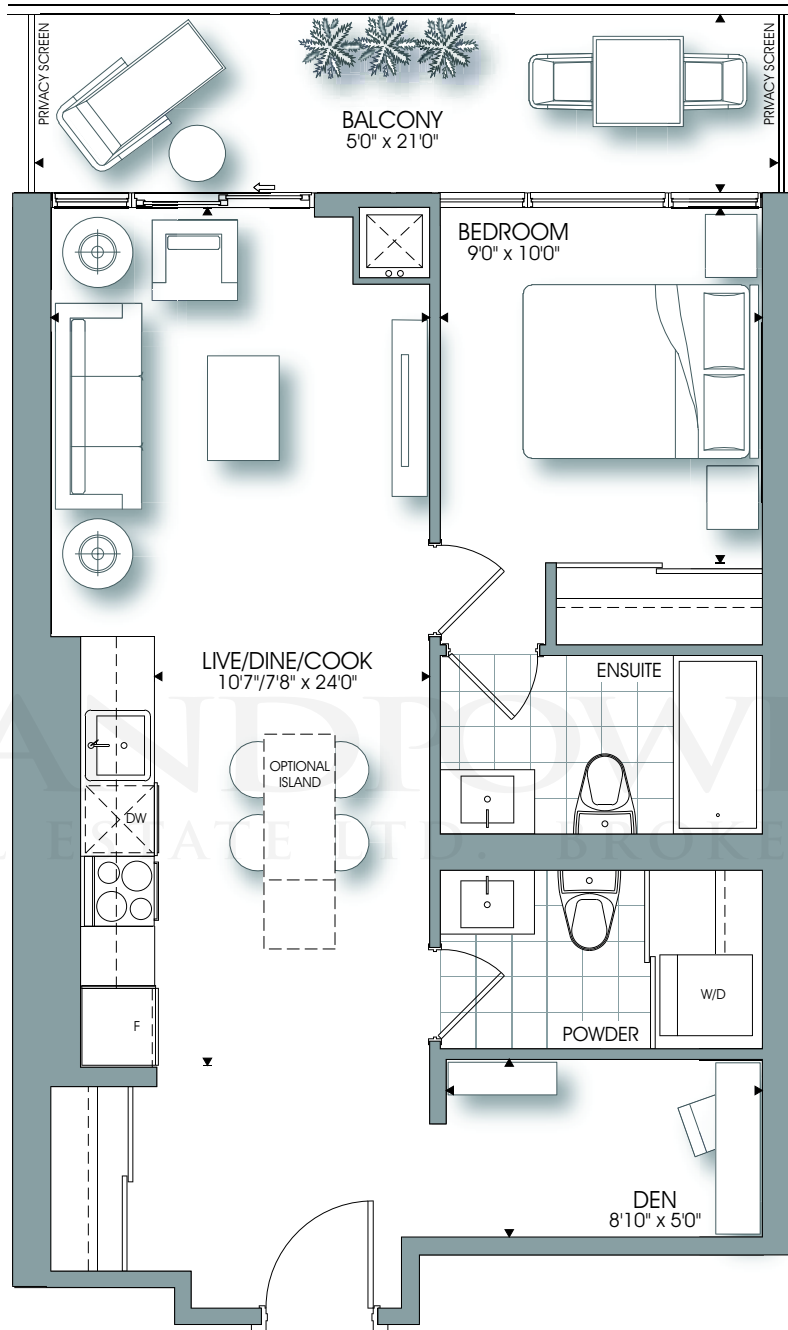
One Bedroom Plus Den
580 Square Feet
Plus 105 SQ. FT. Balcony



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B 646

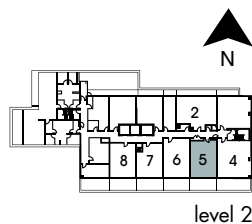
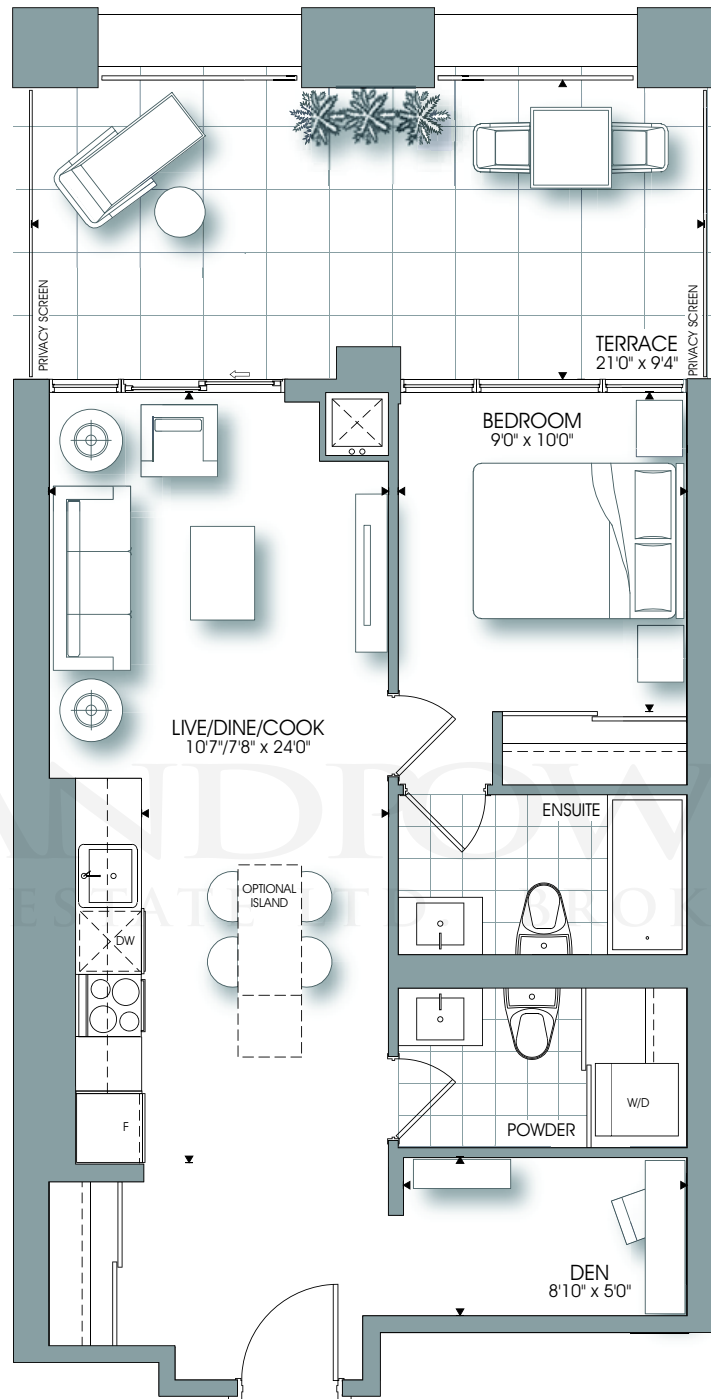
One Bedroom Plus Den
646 Square Feet
Plus 105 SQ. FT. Balcony



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B 646

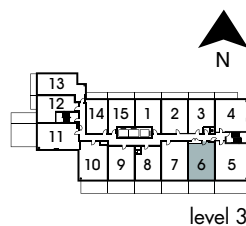
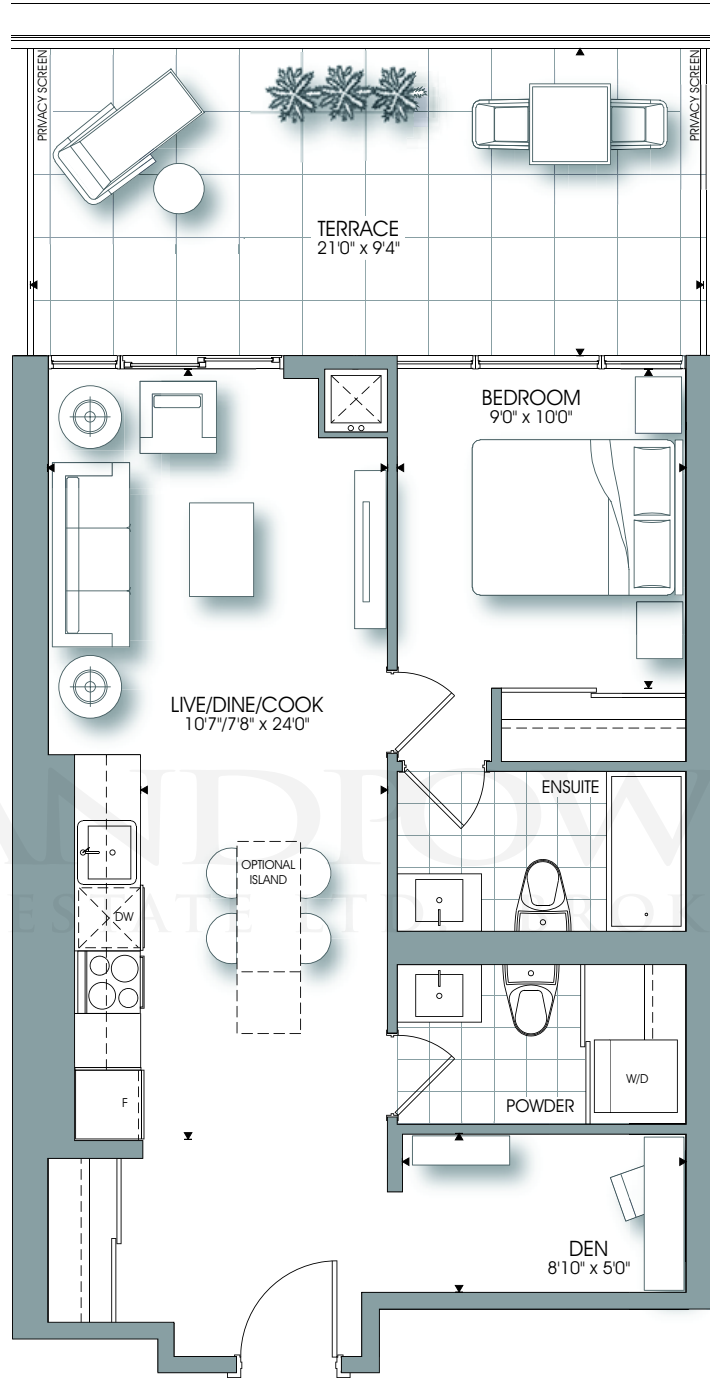
One Bedroom Plus Den
646 Square Feet
Plus 196 SQ. FT. Terrace



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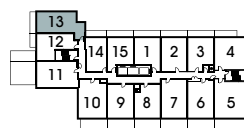
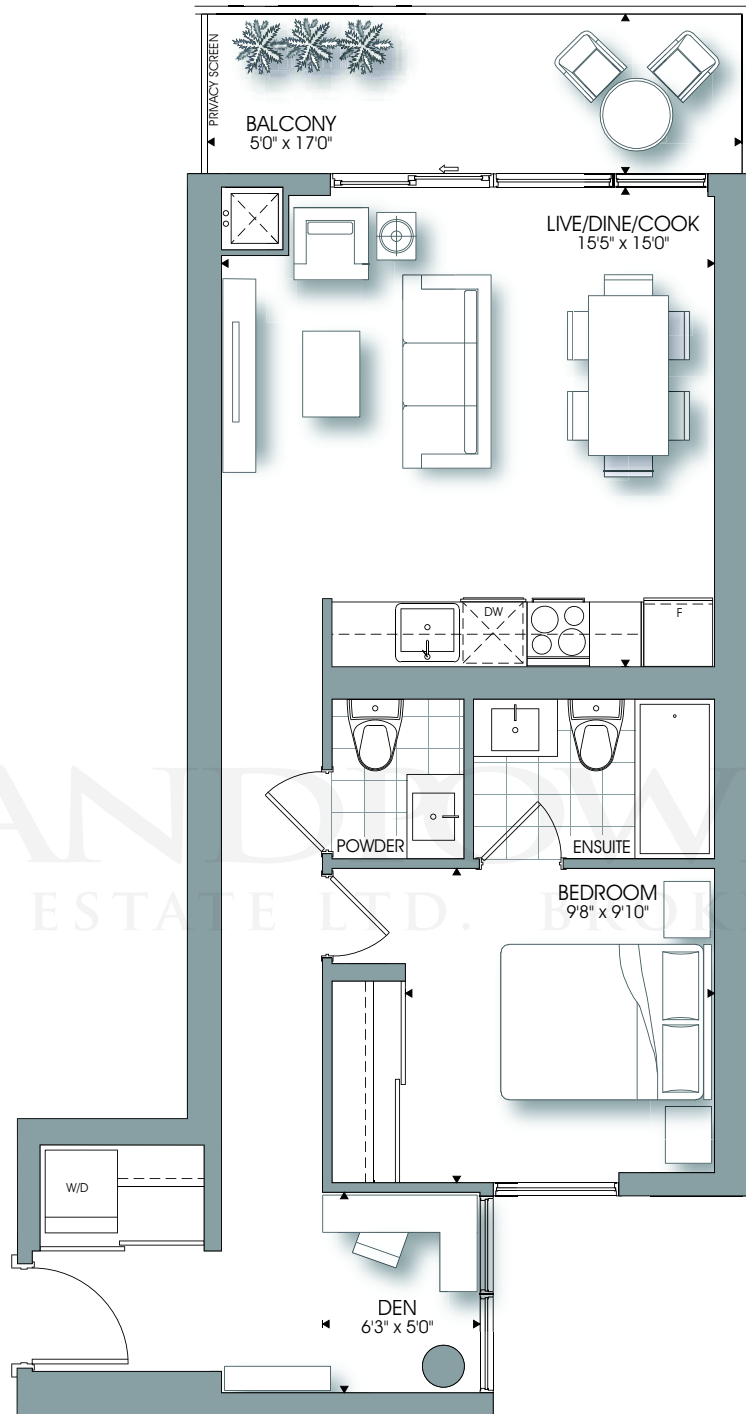
One Bedroom Plus Den
646 Square Feet
Plus 196 SQ. FT. Terrace



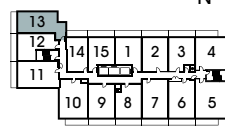
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B 667

One Bedroom Plus Den
667 Square Feet
Plus 85 SQ. FT. Balcony



level 3



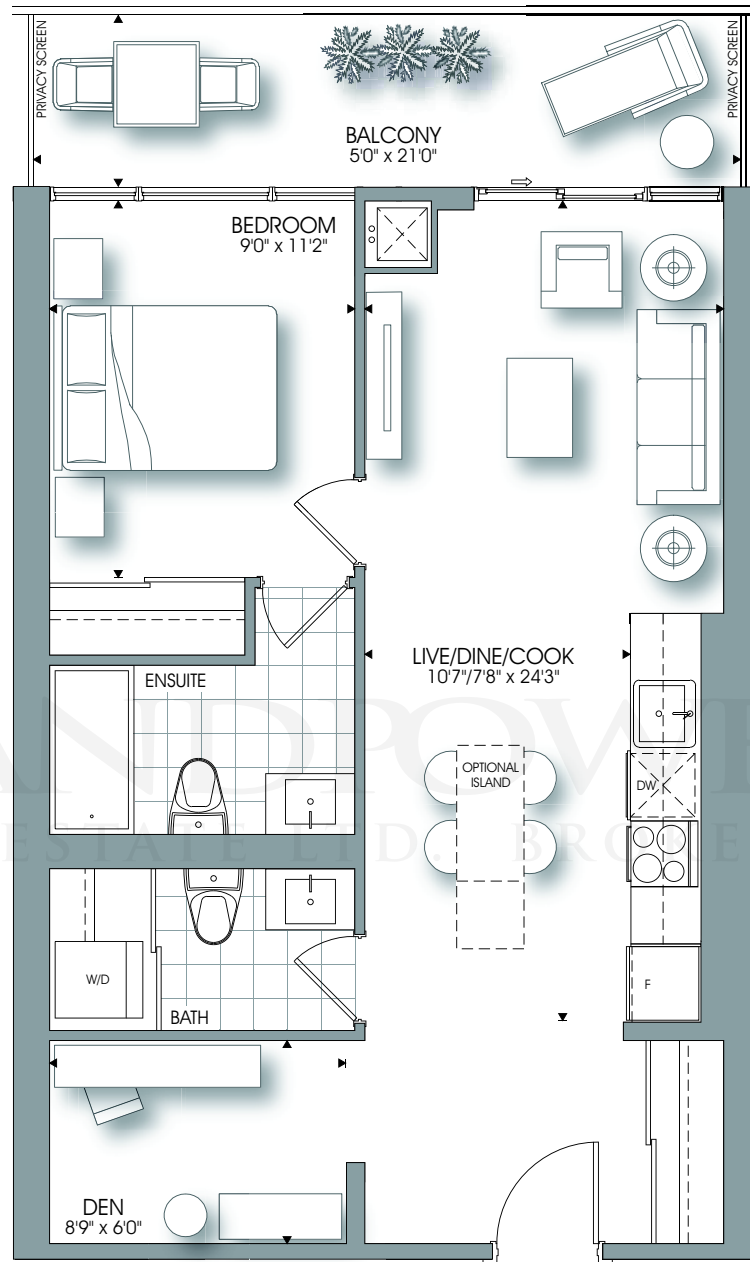
level 4-18



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B 668

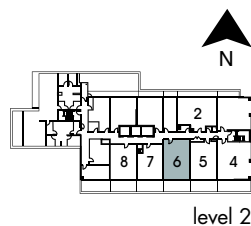
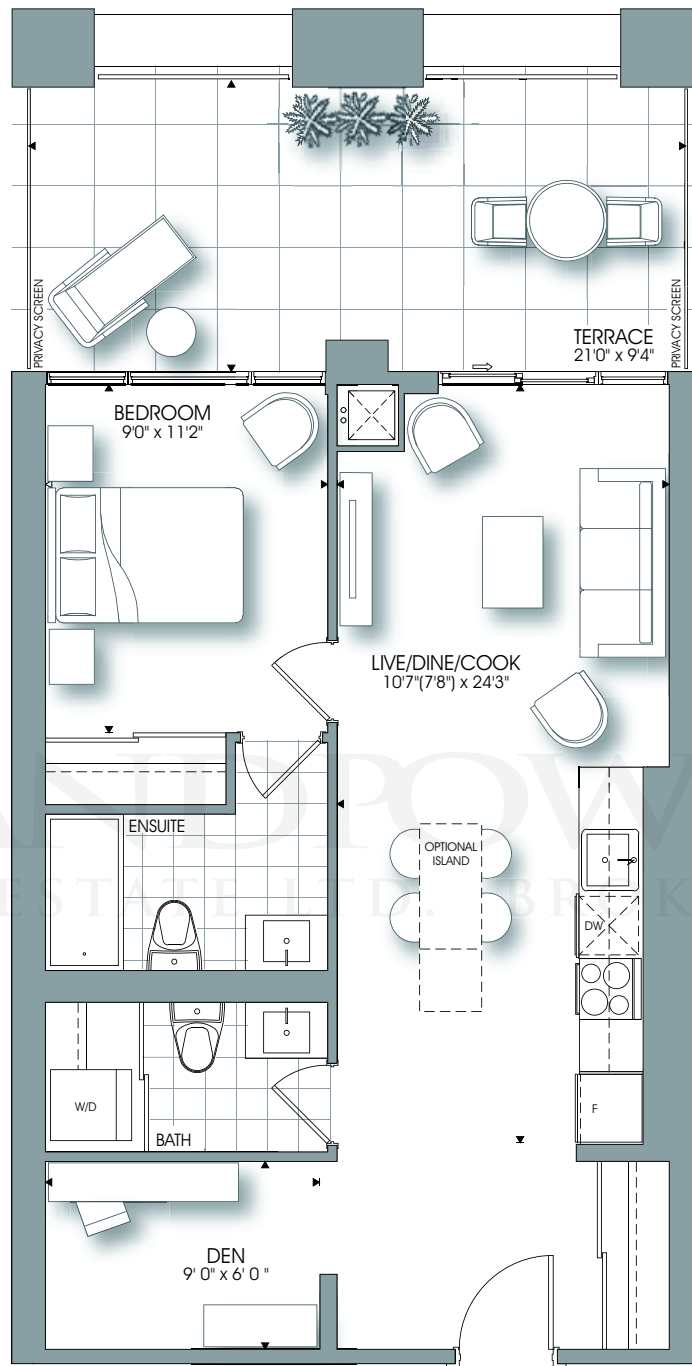
One Bedroom Plus Den
668 Square Feet
Plus 105 SQ. FT. Balcony



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B 668

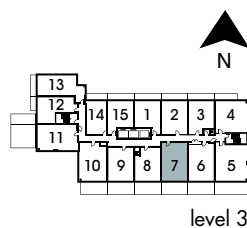
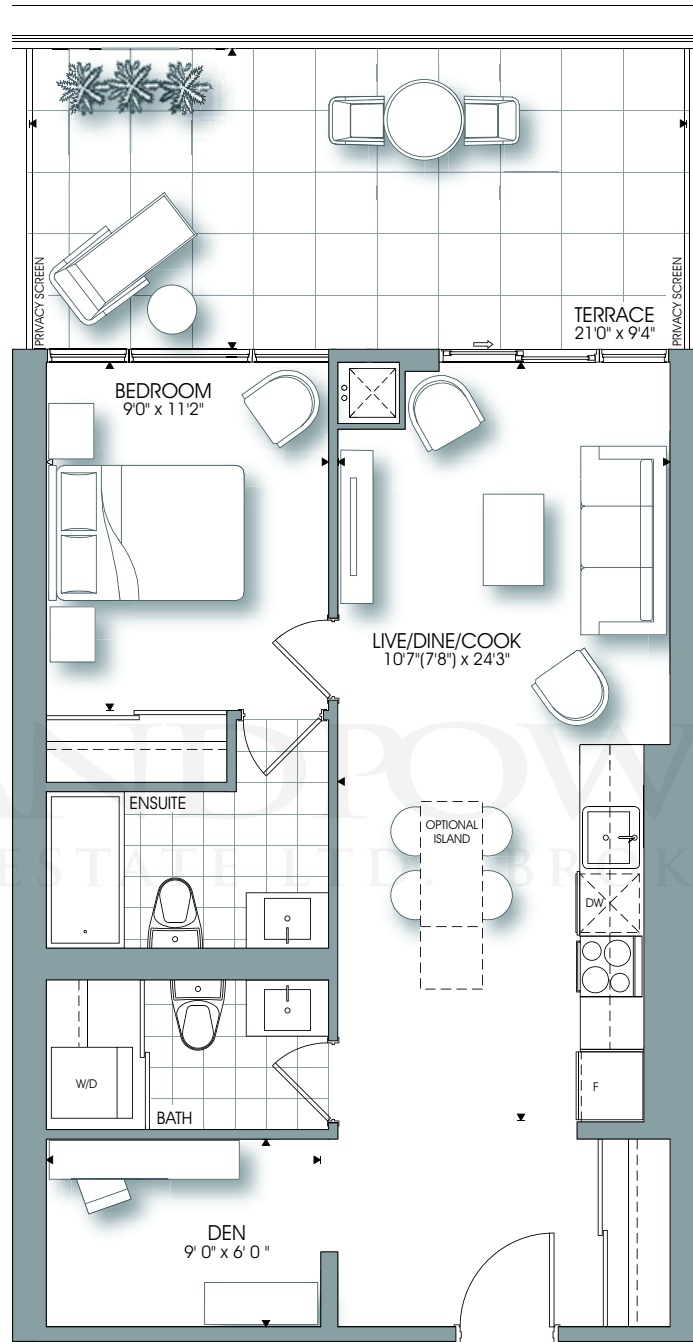
One Bedroom Plus Den
668 Square Feet
Plus 196 SQ. FT. Terrace



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B 668

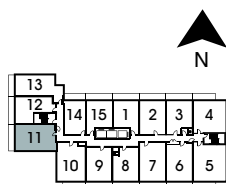
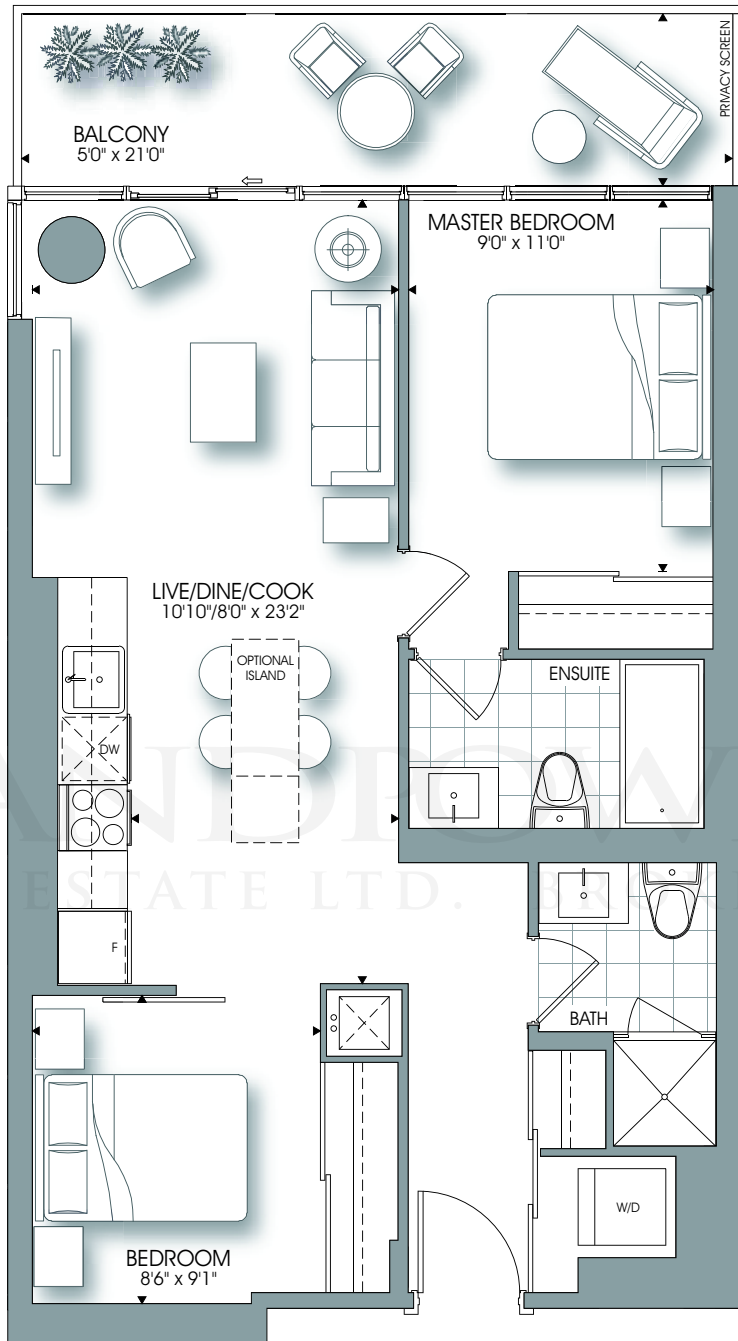
One Bedroom Plus Den
668 Square Feet
Plus 196 SQ. FT. Terrace



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C 718

Two Bedroom
718 Square Feet
Plus 105 SQ. FT. Balcony



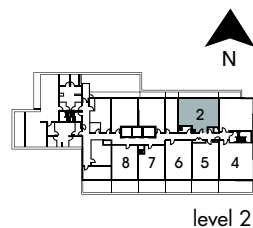
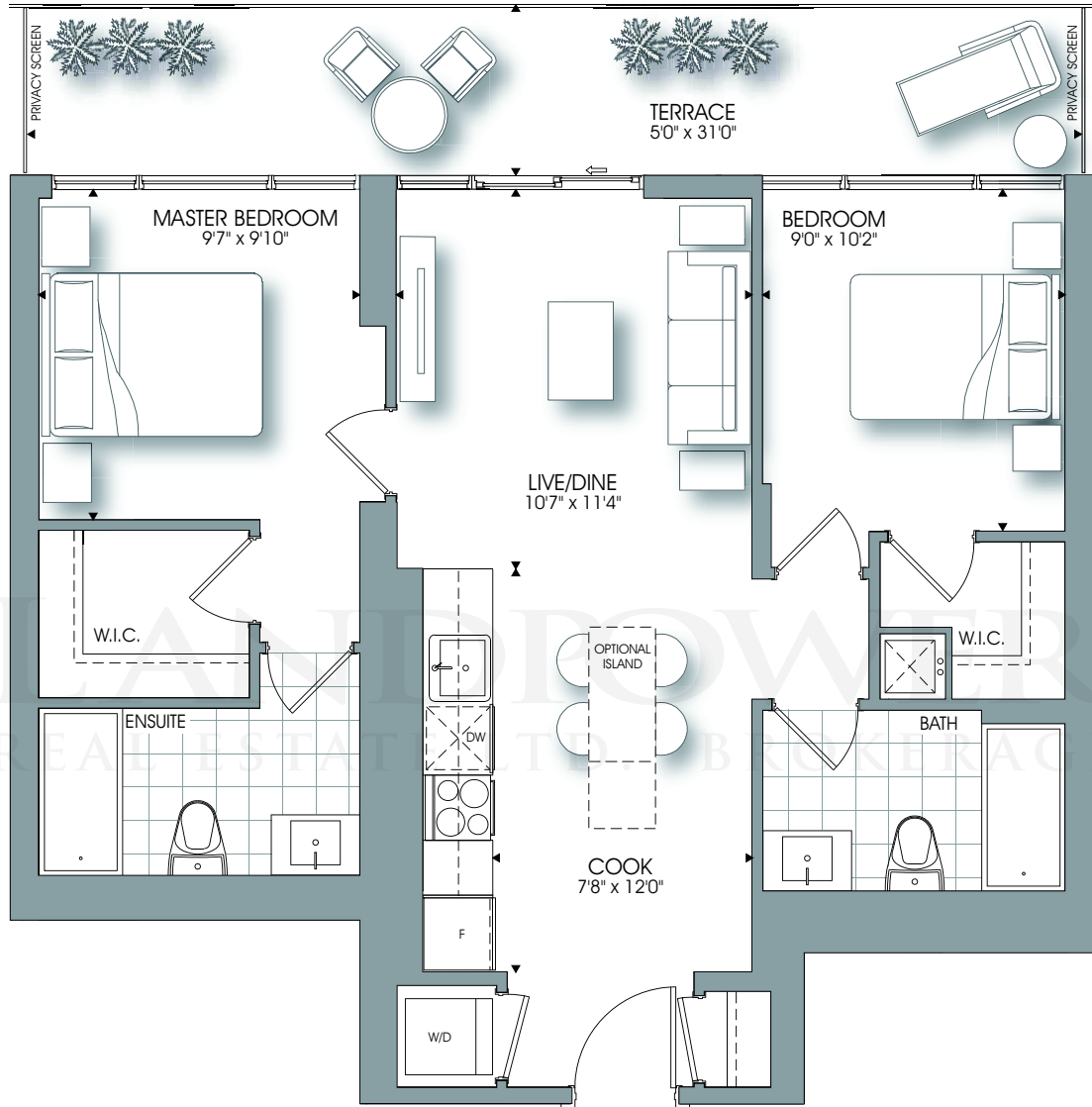
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C 777

Two Bedroom
777 Square Feet
Plus 155 SQ. FT. Terrace



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