

KING NORTH BY FIFTH AVENUE HOMES FAST FACTS

Located in Richmond Hill (Oak Ridges) on King Side Road on the north side between Bathurst and Yonge Street

Total lots 47:

10 Links – (lot frontage vary from 27' to 34')

 Designs 2244sqft – 2659sqft (excluding basement)

37 Townhouses (lot frontage vary from 19' – 79')

 18 Front load – Designs 2022sqft – 2090sqft (excluding basement) (garage at the front)

 19 Rear Load – Designs 2067sqft – 3390sqft (excluding basement) (garage at the back)

Monthly Maintenance fees \$199 - includes snow & garbage removal and maintenance of common area

Occupancy: Tentative Fall 2020

Property Taxes for 2018: \$0.72% approx. of purchase Price (yearly)

Lot Premium's vary from: \$8,000 to \$40,000

Total Deposit \$125,000 for Linked Singles-

 \$50K with Offer (Draft)

 \$25K in 30 Days

 \$25K in 60 Days

 \$25K in 90 Days

Total Deposit \$110,000-

 \$35K with Offer (Draft)

 \$25K in 30 Days

 \$25K in 60 Days

 \$25K in 90 Days

High quality features – Platinum Special:

CONTROL4 - COMPLETE SMART HOME SYSTEM

WHICH INCLUDES:

(1)Control4 CA1 Controller

(2)Control4 Smart Keypad Dimmers

(4)Control4 Smart Switches

(1)Keypad Engraving

(1)Door Ring system

***SOARING 9FT CEILINGS ON GROUND AND UPPER FLOORS -**

10FT CEILINGS ON THE MAIN FLOOR*

***KITCHEN CABINETRY WITH EXTENDED UPPERS AND**

ISLAND BREAKFAST BAR*

***CHOICE OF QUARTZ OR GRANITE COUNTER TOPS**

(THROUGHOUT KITCHEN AND ALL BATHROOMS, WHERE

APPLICABLE)*

***4" NATURAL OAK ENGINEERED HARDWOOD**

THROUGHOUT ALL FLOORS (NON-TILED AREAS)*

***5 1/4" BASEBOARD THROUGHOUT WITH MATCHING 3"**

CASINGS THROUGHOUT*

SMOOTH CEILINGS THROUGHOUT

1 YEAR MAINTENANCE INCLUDED

Area:

Oak Ridges is located about 20 km north of [Toronto](#), it has a population of approximately 36,000 people (est. 2015). The town developed around [Lake Wilcox](#) the largest lake in the area and a community within Oak Ridges, and has continued to expand slowly since its annexation by the Town of Richmond Hill. Lake Wilcox is only a short drive and has a beautiful beach area. It is used for recreational purposes and camp activities in the summer.

Population has grown significantly as a result of development initiatives along Bayview Avenue. The Oak Ridge's Community Center was built and completed in June 2012 to accommodate community demand.

Richmond Hill offers more than 166 parks, 150 km of trails and 544 hectares of natural areas there's something for everyone to discover and explore

Conveniently located close to shopping, take out and dining along Yonge Street just north of King Side Road.

Several Big malls to choose from: all only a short drive (Hillcrest Mall, Markham Mall, Vaughan Mills, Upper Canada Mall)

Viva bus service is accessible to passengers using mobility devices in Oak Ridges at the Yonge and King stop.

Bloomington GO Station (now under construction) is a train & bus station in GO-Transit network located in the extreme northeast corner Richmond Hill, serving Oak Ridges and the town of Whitchurch-Stouffville. It will become the new terminus of the [Richmond Hill Line](#) train service when its construction is completed in 2019.