


#	Address	Apt/Unit	Municipality	Price	Beds	Wr	LSC	MLS#
1	50 Clegg Rd	523	Markham	\$365,000	2	2	Slid	N3085863

	<b>50 Clegg Rd 523</b>	<b>Sold: \$360,000</b>	<b>1</b>
	<b>Markham Ontario L6G0C6</b>	<b>List: \$365,000</b>	
	Markham Unionville York 356-29-W		
	<b>Taxes: \$2,800.00 / 2014</b>	<b>For: Sale</b>	<b>% Dif: 99</b>
	<b>SPIS: N</b>	<b>Last Status: Sld</b>	<b>DOM: 34</b>
	Condo Apt	<b>#Shares%:</b>	<b>Rms: 5</b>
	Apartment	<b>Locker#:</b>	<b>Bedrooms: 2</b>
	<b>Unit#: 41</b>	<b>Level: 4</b>	<b>Washrooms: 2</b>
	<b>Corp#: YRSC / 1166</b>		1x3xFlat, 1x4xFlat, Flat, Flat, Flat
	<b>Zoning: Residential</b>		
	<b>Dir/Cross St: Warden Ave And Hwy 7</b>		
	<b>Prop Mgmt: Times Property Management 905-305-6208</b>		

**MLS#:** N3085863      **Sellers:** Toronto Dominion Bank      **Contact After Exp:** N  
**Holdover:** 30      **Possession:** 30 Days      **Occup:** Vacant      **Status Cert:** N  
**Bldg Name:** Majestic Court      **PIN#:**      **ARN#:**

<b>Kitchens:</b> 1	<b>Pets Perm:</b> Restrict	<b>Balcony:</b> Open
<b>Fam Rm:</b> N	<b>Locker:</b> Owned	<b>Ens Lndry:</b> Y <b>Lndy Lev:</b> Main
<b>Basement:</b> None	<b>Maint:</b> \$436.00	<b>Exterior:</b> Brick / Concrete
<b>Fireplace/Stv:</b> N	<b>A/C:</b> Central Air	<b>Garage:</b> Undergrnd / 1.0
<b>Heat:</b> Water / Gas	<b>Central Vac:</b> N	<b>Park/Drive:</b> None
<b>Apx Age:</b>	<b>UFFI:</b>	<b>Park Type:</b> Owned
<b>Apx Sqft:</b> 1000-1199	<b>Elev/Lift:</b> Y <b>Retirement:</b>	<b>Park Spcs:</b> 0 #: 200
<b>Sqft Source:</b> Mpac	<b>Taxes Incl:</b> N <b>Water Incl:</b> N	<b>Park \$/Mo:</b>
<b>Exposure:</b> Nw	<b>Heat Incl:</b> Y <b>Hydro Incl:</b> N	<b>Prk Lgl Dsc:</b> Level B
<b>Assessment:</b>	<b>Cable TV Incl:</b> N <b>CAC Incl:</b> Y	<b>Bldg Amen:</b> Concierge, Exercise Room,
<b>Spec Desig:</b> Unknown	<b>Bldg Ins Incl:</b> Y <b>Prkg Incl:</b> Y	Indoor Pool
	<b>Com Elem Incl:</b> Y	<b>Prop Feat:</b> Public Transit, Rec Centre

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Flat	9.97	x 23.29	W/O To Balcony	Window	Laminate
2	Dining	Flat	13.48	x		L-Shaped Room	Laminate
3	Kitchen	Flat	9.38	x 9.38	Open Concept	Granite Counter	Window
4	Master	Flat	15.28	x 9.97	Closet	Window	Laminate
5	2nd Br	Flat	10.07	x 11.97	Closet	Window	Laminate

**Client Remks:** Offers Must Have 2 Full Banking Days Irrevocable. Schedule A,B,C Must Accompany Offer. All Measurements, Taxes, Maint Fees, Parking And Locker To Be Confirmed By Buyer/Buyer Agent..... Unit Is As Is Condition.  
**Extras:** Corner 2 Bedroom 2 Bath Split. Great Unobstructed View Overlooking The Lovely Courtlands  
**Brkage Remks:** Easy To Show. Prime Warden And Hwy 7 Location. Walk To Unionville High School. Viva, Transit, Shopping. Minutes To Highway 404 And Hwy 407. Great Facilities, 24 Hr Concierge, Pool. Exerise Room. Please See Attached Schedule B And C.

**List:** RE/MAX ALL-STARS REALTY INC., BROKERAGE **Ph:** 905-477-0011 **Fax:** 905-477-0011  
 KRISTINE MILBURY SEARLE, Salesperson 905-477-0011 ARLENE LEE MILBURY, Salesperson 905-477-0011  
**Co-Op:** CENTURY 21 LEADING EDGE REALTY INC., BROKERAGE  
 Mehreen Mirza, Salesperson  
**Contract Date:** 12/24/2014      **Sold Date:** 1/27/2015      **Leased Terms:**  
**Expiry Date:** 3/24/2015      **Closing Date:** 2/11/2015      **Original:** \$365,000  
**Last Update:** 1/28/2015      **CB Comm:** 2% + Hst