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# new condo guide

GTA EDITION

## Fifth on the Park

Choose April's suite of the month and save!



**RUN, DON'T WALK**, to Fifth on the Park in Emerald City to take advantage of a limited-time offer on the approximately 772-sq.-ft., two-bedroom Mount Royal suite design. For a limited time only, the first 10 units of this suite design sold will be eligible for purchase with only 10 per cent down (prior to interim occupancy) for qualified buyers — plus receive a \$10,000 credit on closing. What a fantastic opportunity to own one of these suites, which offer views facing southeast, displaying green spaces from a generous balcony and expansive windows. In fact, the Mount Royal's L-shaped open-concept main living area is bathed in natural light from windows on two sides and features direct balcony access.

With the kitchen, dining and living room spaces open to each other, the suites provide a perfect setting for entertaining. Situated on opposite sides of the suite for enhanced privacy, the master and second bedrooms are also bright and airy, with light coming in from large windows. The main bath is centrally located for convenience, and the second bathroom and laundry closet are located at the entry. The Mount Royal is perfect for singles, couples and families. Prices for this suite start from the low \$400s.

Of course, Fifth on the Park's location within Emerald City adds value to every suite in the condominium. The fifth condo in this vibrant master-planned community at Sheppard Avenue East and Don Mills Road is close to the Don Mills subway station, fabulous Fairview Mall, and steps to the Parkway Forest Community Centre. The centre offers a rooftop garden, gymnasium, YMCA-run daycare, outdoor patio and



dining area, and barbecue terrace. An inviting sense of place is created by Emerald City's iconic public art component by renowned Canadian novelist and visual artist Douglas Coupland — brightly coloured massive cones and seven smaller cylinders.

The condominium will rise to approximately 24 storeys from a currently planned three-storey podium that will house retail venues on the ground floor. Residents will appreciate the amenities within the building, starting with a modern lobby with concierge service and a WiFi lounge. They will also have access to other amenities shared with The Colours of Emerald City, such as an indoor pool, hot tub, his and hers change rooms and saunas, yoga room, fitness room, karaoke and theatre room, arcade/games centre, lounge and dining room with fully-equipped kitchen and an outdoor patio and dining area, plus a barbecue



-  **Location**  
Sheppard Ave. E. & Don Mills Rd.
-  **Builder**  
Elad Canada
-  **Development**  
Fifth on the Park
-  **Home Type**  
Two-bedroom condo units  
(April's suite of the month)
-  **Sales Centre**  
Sheppard Ave., east of Don Mills Rd.
-  **Contact**  
416.492.0001  
emeraldcitylife.ca

terrace.

Be one of the lucky purchasers of the Mount Royal and save big — but hurry while there is still time.

*The Emerald City presentation centre, with its model section showcasing many of the wonderful standard features in the suites, is located on Sheppard Avenue, just east of Don Mills Road, across from Fairview Mall. For hours and more information, call 416.492.0001 or visit emeraldcitylife.ca.*