

	1 Bedford Rd 511 Toronto Ontario M5R2B5 Toronto C02 Annex Toronto 115-18-Q SPIS: N Last Status: New DOM: 0 List: \$6,900 For: Lease
	Condo Apt Locker#: Rms: 6 2-Storey Locker Lev Unit: Bedrooms: 2 Level: 5 Locker Unit#: Washrooms: 3 Unit#: 11 1x2xMain, 1x4x2nd, 1x3x2nd Corp#: TSCC / 2139 Dir/Cross St: Bedford/Bloor Prop Mgmt: Icc Property Management

MLS#: C3969720	Sellers: Chris Heselton And Trevor Heselton	Contact After Exp: N
Holdover: 90	Possession: Immediate Occup: Vacant	Status Cert:
Bldg Name: One Bedford	PIN#:	ARN#:

Kitchens: 1	Pets Perm: N	Balcony: Terr
Fam Rm: N	Locker: Owned	Exterior: Concrete
Basement: None	Maintenance:	Gar/Gar Spcs: Undergrnd / 1.0
Fireplace/Stv: N	A/C: Central Air	Park/Drive: Undergrnd
Heat: Forced Air / Gas	Centrl Vac: N	Park Type: Owned
Apx Age: 6-10	UFFI:	Prk/Drv Spcs: 1
Apx Sqft: 1000-1199	Elev/Lift:	Pk Spot#: 17
Sqft Source: 1174 Sq Ft As Per Floor Plan	All Incl: N Retirement:	Tot Pk Spcs: 1
Exposure: Sw	Water Incl: Y	Park \$/Mo:
Spec Desig: Unknown	Heat Incl: N Hydro Incl: N	Prk Lv/Unit: B
Lndry Acc: Ensuite	Cable TV Incl: N CAC Incl: N	Bldg Amen: Bbqs Allowed
Lndry Lev: Main	Bldg Ins Incl: Y Prkg Incl: Y	
Phys Hdp-Eqp:	ComElem Inc: Y Energy Cert:	
	Pvt Ent: N	
	Furnished: N	

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Main	12.92	x 7.58	Open Concept	Combined W/Den	W/O To Terrace
2	Dining	Main	12.92	x 7.58	Open Concept	Hardwood Floor	W/O To Terrace
3	Den	Main	8.07	x 9.84	Open Concept	Hardwood Floor	
4	Kitchen		9.09	x 8.50	Granite Counter	W/I Closet	Stainless Steel Appl
5	Master		9.41	x 15.91	4 Pc Ensuite	Closet	Hardwood Floor
6	2nd Br		11.15	x 10.17	Hardwood Floor		Window

Client Remks: Spectacular 2-Storey 2-Bdrm 3-Bath With South-Facing Terrace! Sun-Filled Corner Unit! Perfect For Executive Couple Or Single Looking For A Special Place To Rent In One Bedford, A Highly Sought-After Building In A Prime Location Across From Subway, Close To Yorkville, U Of T, And The Annex. Hardwood Throughout, Granite Counters, Miele Appliances Including Wine Fridge. Great Entertaining Space!

Extras: Fabulous Building Amenities, Including Attentive Concierges, Indoor Salt-Water Pool, Sauna, Steam Room. Ample Visitor Parking. All Main Floor And Terrace Furniture Can Be Included. Landlord Prefers No Pets, No Smoking.

Brkage Remks: One Year, But Two-Year Lease Is Also Possible. Pls Attached Schedule B And Form 801 To Offers. Please Include Rental Application With References, Credit Report, Employment Letter, Certified Deposit Cheque. Showings Any Time. Contact Susankrever@Chestnutpark.com With Questions.

Lease Term: 1 Year	App Req: Y	Emplymt Ltr:	Buy Option: N
Pymt Freq: Monthly	Dep Req: Y	Lease Agreemt:	
Pymt Method: Cheque	Ref Reqd: Y	Credit Ck: Y	

CHESTNUT PARK REAL ESTATE LIMITED, BROKERAGE Ph: 416-925-9191 Fax: 416-925-3935
 1300 Yonge St., Ground Flr Toronto M4T1X3
 SUSAN M. KREVER, Salesperson 416-258-3920

Contract Date: 10/30/2017 **Condition:** **Ad:** Y
Expiry Date: 2/28/2018 **Cond Expiry:** **Escape:**
Last Update: 10/30/2017 **CB Comm:** 1/2 Month's Rent **Original:** \$6,900