

	168 King St E 1502		List: \$995,000 For: Sale
	Toronto Ontario M5A1J3 Toronto C08 Moss Park Toronto 120-20-S		
	SPIS: N	Taxes: \$3,513.55 / 2022	DOM: 0
Condo Apt	Apartment	Rms: 5	
Corp#: MTCC / 1330	#Shares%:	Bedrooms: 2	
Unit#: 02	Locker#: L12	Washrooms: 2	
	Locker Lev Unit: P3	1x3, 1x4	
	Locker Unit#:		
	Level: 14		
Zoning:			
Prop Mgmt: Icon Property Management			
Dir/Cross St: King/Jarvis			

MLS#: C5687772	Possession Date: 8/26/2022	Possession Remarks: End Of August	
Status Cert: Y	Bldg Name: King George Square	PIN#:	
Kitchens: 1	Pets Perm: Restrict	Balcony: Open	
Fam Rm: N	Locker: Exclusive	Ens Lndry: Y	
Basement: None	Maint: \$842.41	Lndy Lev: Main	
Fireplace/Stv: N	A/C: Central Air	Exterior: Brick	
Heat: Heat Pump / Gas	Central Vac:	Gar/Gar Spcs: Undergrnd / 1.0	
Apx Age: 16-30	UFFI:	Park/Drive: Undergrnd	
Apx Sqft: 900-999	Elev/Lift:	Park Type: Owned	
Sqft Source: 938Sqft As Per Builder	Taxes Incl: N	Water Incl: Y	Park/Drv Spcs: 1
Plans	Heat Incl: Y	Hydro Incl: N	Tot Prk Spcs: 1.0
Exposure: Ne	Cable TV Incl: N	CAC Incl: N	Pk Spot#: 43
Assessment:	Bldg Ins Incl: Y	Prkg Incl: Y	Park \$/Mo:
Spec Desig: Unknown	Com Elem Incl: Y		Prk Lvl/Unit: Level D
Phys Hdp-Eqp:	Cert Level:		Bldg Amen: Concierge, Exercise Room, Recreation Room, Rooftop Deck/Garden, Sauna, Security System
	Energy Cert:		
	GreenPIS:		

#	Room	Level	Length (ft)	Width (ft)	Description
1	Foyer	Main	5.41	x 5.41	Closet Organizers Double Closet
2	Living	Main	12.99	x 12.60	Combined W/Dining W/O To Balcony Ne View
3	Dining	Main	10.76	x 6.99	Combined W/Living Open Concept
4	Kitchen	Main	11.09	x 9.15	Renovated Granite Counter O/Looks Living
5	Prim Bdrm	Main	12.17	x 10.92	His/Hers Closets 4 Pc Ensuite Juliette Balcony
6	2nd Br	Main	12.23	x 7.90	Double Closet Closet Organizers

Client Remks: Welcome To Prestigious King George Square. This Light-Filled 2 Bed, 2 Bath Sub Penthouse Corner Suite Feels Like A Home With Panoramic Views From Every Room. Beautifully Renovated With Fabulous Chefs Kitchen W/ Custom Solid Wood Cabinets & Granite Counters. The Primary Suite Has Dual Closets W/ Organizers, Reno'd Ensuite W/ Bath And Sep Shower Plus A Juliette Balcony. The Suite Rounds Out With A Second Bedroom With Beautiful North View And A Spa-Like 2nd Washroom. There Is Plenty Of Storage And The Balcony Offers Lovely South Views Of The Lake. Easy Walk To St. Lawrence Market With Bike Path And Streetcar To Financial & Entertainment Districts At Your Doorstep. A Great Place To Call Home!

Extras: Stainless Steel Kitchen Appliances: Fisher Paykel Fridge(2022), Samsung Stove, B/I Panasonic Microwave, Bosch Dishwasher (2022). Maytag Washer (2019), Dryer, All Light Fixtures & Window Coverings. Parking And Locker!

Listing Contracted With: CHESTNUT PARK REAL ESTATE LIMITED, BROKERAGE 416-925-9191