



# SAGE VI

## CONDOMINIUMS

HEMLOCK STREET SUITES

### **Exclusive VIP Preview Package**

**IN8** Developments

The Condo Store  
Realty Inc.

\*all information contained in this package is preliminary and estimated and as such is subject to change. Information contained in this package shall not in any way become part of an Agreement of Purchase and Sale, a representation or warranty of the Vendor, nor an inducement to enter into an Agreement of Purchase and Sale with the Vendor and is therefore not legally binding. All relevant and legal information with respect to a potential purchase of any property shall be in accordance with an Agreement of Purchase and Sale in the Vendor's form, the Condominium Documents and all other rights and obligation under the Ontario *Condominium Act, 1998*, and all such relevant documentation should be reviewed with legal and professional counsel.

Sales Representative: Philip Kuperhause, Natalie Flynn, Tony Sbrocchi | T: 647.260.0898 | E: sales@sagecondos.ca

# SAGE VI

## CONDOMINIUMS

HEMLOCK STREET SUITES

## The Sage SAME DAY Suite Preference Guarantee\*

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- **Secure your Preferred Suite Right Now**
- **Sage Condos will Confirm your Choice  
within 24 hours**
- **Limited Quantity. Act Now**

\*Sage Condos will communicate exact details of the preferred suite approximately one week prior to sales release. Acknowledgement and completion of agreements of purchase and sale must be within prescribed time frame. Other conditions apply. See sales representatives for details. E & O.E. April 2013.

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# SAGE VI

## CONDOMINIUMS

HEMLOCK STREET SUITES

### Exclusive VIP Incentive Program

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## 100% Lease Guarantee\*

- Free property management services for the first year
- Complete furniture packages to finish the entire suite in a cohesive contemporary décor theme

\*One bedroom suites guaranteed to lease for \$950/month. One bedroom plus study suites guaranteed to lease for \$1095/month. One bedroom plus den guaranteed to lease for \$1300/month. One bedroom plus den premium guaranteed to lease for \$1550/month. Two Bedroom plus den guaranteed to lease for \$2100/month. Lease is guaranteed for the first year of occupancy only. This is a limited time offer available prior to our Grand Opening. See Sales Representative for details. Program and Incentives are subject to change without notice. E. & O.E. April, 2013

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# SAGE VI CONDOMINIUMS

HEMLOCK STREET SUITES

## Exclusive VIP Preview Pricing\*

Suite Type	App. Interior Size	Den Size	Bathrooms	Introductory Pricing From
1 Bedroom.1	520 Sq.Ft.	N/A	1	\$199,900
1 Bedroom.2	584 Sq.Ft.	N/A	1	\$219,900
1 Bed + Study.2	570 Sq.Ft.	70sf Study	1	\$219,900
1 Bed + Study.3	616 Sq.Ft.	86sf Study	1	\$229,900
1 Bed + Den.2	720 Sq.Ft.	110 Sq.Ft.	1	\$259,900
1 Bed + Den.2A	775 Sq.Ft.	110 Sq.Ft.	1.5	\$279,900
1 Bed + DP3	752 Sq.Ft.	110 Sq.Ft.	2	\$289,900
1 Bed + DP4	815 Sq.Ft.	123 Sq.Ft.	2	\$299,900

## Site Details

Project Address	251 Hemlock Street, Waterloo, Ontario
Present Addresses	249, 251, 253 Hemlock Street + 250, 252, 256 Albert Street, Waterloo, ON
Distance to WLU	80 Meters to Business School, 150 Meters to Main Campus
Distance to UW	520 Meters
Number of Units	257 Units
Building Height	12 Stories
Unit Finishes	Granite Counter Tops, Stainless Steel Appliances, Ensuite Laundry, Balcony
Amenities	Theatre Room, Outdoor Terrace, Lounge/Study Space, Fitness Centre
Unit Mix	1 Bed, 1 Bed + Study, 1 Bed + Den, 1 Bed +Den Premium, 2 Bed +Den Premium
Parking	Underground
Commercial	25,000 Square Feet

## Deposit Structure

1 Bedroom	1 Bedroom + Study	1 Bedroom + Den	1 Bed + Den Premium	2 Bed + Den Premium
\$5,000 on signing				
\$5,000 in 30 days				
\$5,000 in 90 days	\$5,000 in 90 days	\$5,000 in 90 days	\$10,000 in 90 days	\$15,000 in 90 days
\$5,000 May 1, 2014	\$10,000 May 1, 2014	\$10,000 May 1, 2014	\$10,000 May 1, 2014	\$15,000 May 1, 2014
\$10,000 Nov 1, 2014	\$10,000 Nov 1, 2014	\$15,000 Nov 1, 2014	\$15,000 Nov 1, 2014	\$15,000 Nov 1, 2014
\$10,000 May 1, 2016	\$10,000 May 1, 2016	\$15,000 May 1, 2016	\$15,000 May 1, 2016	\$20,000 May 1, 2016
<b>\$40,000 Total</b>	<b>\$45,000 Total</b>	<b>\$55,000 Total</b>	<b>\$60,000 Total</b>	<b>\$75,000 Total</b>

### Taxes

HST Included in Purchase Price

**Tentative Occupancy:**  
Sept 1 2016

## IN8

Developments

The Condo Store  
Realty, Inc.  
REALTOR

Please see a Sales Representative for details.

**Sales Agent:** Philip Kuperhause, Natalie Flynn, Tony Sbrocchi | P: 647-260-0898 | E: sales@sagecondos.ca

[www.sagecondos.ca](http://www.sagecondos.ca)

### Maint. Fees:

Approx. \$0.22 per sq. ft.

Maint. Fees include water, gas, sewer, common utilities, landscaping, snow & garbage removal, common area cleaning & reserve fund

# SAGE 6 Location



## SAGE 6 Pro Forma

### 1 Bedroom Suite

	<u>1st Year</u>	<u>5th Year</u>	<u>10th Year</u>
<b>Purchase Price:</b>	\$ 199,900.00		
<b>Down Payment:</b>	\$ 39,980.00		
<b>Size (sf):</b>		515	
<b>Price/sf:</b>	\$ 388.16		
<b>Rent:</b>	\$ 11,400.00	\$ 12,930.75	\$ 15,136.38
<b>Property Taxes:</b>	\$ 1,766.06	\$ 1,911.64	\$ 2,110.60
<b>Insurance:</b>	\$ 300.00	\$ 324.73	\$ 358.53
<b>Condo Fees:</b>	\$ 1,359.60	\$ 1,471.67	\$ 1,624.85
<b>Maintenance. Budget:</b>	\$ 300.00	\$ 324.73	\$ 358.53
<b>Total Income:</b>	\$ 7,674.34	\$ 8,897.97	\$ 10,683.88
<b>Mortgage:</b>	\$7,373.76	\$7,858.68	\$8,791.80
<b>Net Cash Flow:</b>	\$ 300.58	\$ 1,039.29	\$ 1,892.08
<b>Principle Paid Down:</b>	\$ 3,752.31	\$ 3,666.81	\$ 3,538.75
<b>Net Income:</b>	\$ 4,052.89	\$ 4,706.10	\$ 5,430.83
<b>Annual Return:</b>	10.1%	11.8%	13.6%
<b>Capital Appreciation:</b>	\$ 11,454.27	\$ 13,538.24	\$ 17,887.65
<b>Total Annual ROI:</b>	38.8%	45.6%	58.3%

#### Notes

Full property management and leasing for the year would come to \$475 plus HST

One bedroom condo suites vary in purchase price.

Vacancy assumption at 1.2% would come to \$137 for the year

Condo fees are \$0.22/sq.ft., which includes water, gas, sewer, common utilities, landscaping, snow removal, garbage pick up, common area cleaning and a reserve for common capital expenditures.

All figures are estimated projections based on comparable residences in the area. Subject to change without notice E. & O. E.

Capital Cost Allowance can be written off against this net income, therefore lowering your taxable income from this property to as low as \$0 in the first couple of years. Speak to your financial advisor or accountant for more information about Capital Cost Allowances.

#### Assumptions:

monthly rent of \$1.90/sf is within the range of other comparable rentals (see attached))

projected rent of \$950/month based on comparable data from Domus Housing (see.....)

1 year mortgage payment information based on current available 1 year fixed term at 2.30%

5 year mortgage payment information based on current available 5 year fixed term at 2.79%

10 year mortgage payment information based on current available 10 year fixed term at 3.69%

projected property taxes are based on 1.34% of the net purchase price less Tax Increment Grants issued by the City of Waterloo

projected annual rent increase of 3.2% based on historical data from Domus Housing (see.....)

projected annual expense increase based on Bank of Canada Inflation Control Target (see.....)

projected annual capital appreciate at 5.73% based on www.housepriceindex.ca data for Ontario from July 1998 - June 2012 (see.....)

## SAGE 6 Pro Forma

### 1 Bedroom Plus Study Suite

	<u>1st Year</u>	<u>5th Year</u>	<u>10th Year</u>
<b>Purchase Price:</b>	\$ 229,900.00		
<b>Down Payment:</b>	\$ 45,980.00		
<b>Size (sf):</b>	616		
<b>Price/sf:</b>	\$ 373.21		
<b>Rent:</b>	\$ 13,140.00	\$ 14,904.39	\$ 17,446.67
<b>Property Taxes:</b>	\$ 2,027.05	\$ 2,194.14	\$ 2,422.51
<b>Insurance:</b>	\$ 300.00	\$ 324.73	\$ 358.53
<b>Condo Fees:</b>	\$ 1,626.24	\$ 1,760.29	\$ 1,943.51
<b>Maintenance Budget:</b>	\$ 300.00	\$ 324.73	\$ 358.53
<b>Total Income:</b>	\$ 8,886.71	\$ 10,300.49	\$ 12,363.60
<b>Mortgage:</b>	\$8,480.40	\$ 9,038.04	\$10,111.20
<b>Net Cash Flow:</b>	\$ 406.31	\$ 1,820.09	\$ 2,252.40
<b>Principle Paid Down:</b>	\$ 4,315.46	\$ 4,217.07	\$ 4,069.80
<b>Net Income:</b>	\$ 4,721.77	\$ 6,037.16	\$ 6,322.20
<b>Annual Return:</b>	10.3%	13.1%	13.7%
<b>Capital Appreciation:</b>	\$ 13,173.27	\$ 15,569.99	\$ 20,572.14
<b>Total Annual ROI:</b>	38.9%	47.0%	58.5%

#### Notes

Full property management and leasing for the year would come to \$547.50 plus HST

One bedroom plus study condo suites vary in purchase price.

Vacancy assumption at 1.2% would come to \$157.68 for the year

Condo fees are \$0.22/sq.ft., which includes water, gas, sewer, common utilities, landscaping, snow removal, garbage pick up, common area cleaning and a reserve for common capital expenditures.

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#### Assumptions:

monthly rent of \$1.83/sf is within the range of other comparable rentals (see attached))

projected rent of \$1095/month based on comparable data from Domus Housing (see.....)

1 year mortgage payment information based on current available 1 year fixed term at 2.30%

5 year mortgage payment information based on current available 5 year fixed term at 2.79%

10 year mortgage payment information based on current available 10 year fixed term at 3.69%

projected property taxes are based on 1.34% of the net purchase price less Tax Increment Grants issued by the City of Waterloo

projected annual rent increase of 3.2% based on historical data from Domus Housing (see.....)

projected annual expense increase based on Bank of Canada Inflation Control Target (see.....)

## SAGE 6 Pro Forma

### 1 Bedroom Plus Den Suite

	<u>1st Year</u>	<u>5th Year</u>	<u>10th Year</u>
<b>Purchase Price:</b>	\$ 259,900.00		
<b>Down Payment:</b>	\$ 51,980.00		
<b>Size (sf):</b>	720		
<b>Price/sf:</b>	\$ 360.97		
<b>Rent:</b>	\$ 15,600.00	\$ 17,694.71	\$ 20,712.95
<b>Property Taxes:</b>	\$ 2,288.04	\$ 2,476.65	\$ 2,734.42
<b>Insurance:</b>	\$ 350.00	\$ 378.85	\$ 418.28
<b>Condo Fees:</b>	\$ 1,900.80	\$ 2,057.49	\$ 2,271.63
<b>Maintenance Budget</b>	\$ 350.00	\$ 378.85	\$ 418.28
<b>Total Income:</b>	\$ 10,711.16	\$ 12,402.87	\$ 14,870.33
<b>Mortgage:</b>	\$9,586.92	\$10,217.40	\$11,430.60
<b>Net Cash Flow:</b>	\$ 1,124.24	\$ 2,185.47	\$ 3,439.73
<b>Principle Paid Down:</b>	\$ 4,877.96	\$ 4,766.61	\$ 4,599.63
<b>Net Income:</b>	\$ 6,002.20	\$ 6,952.08	\$ 8,039.36
<b>Annual Return:</b>	11.5%	13.4%	15.5%
<b>Capital Appreciation:</b>	\$ 14,892.27	\$ 17,601.74	\$ 23,256.63
<b>Total Annual ROI:</b>	40.2%	47.2%	60.2%

#### Notes

Full property management and leasing for the year would come to \$650 plus HST

One bedroom plus den condo suites vary in purchase price.

Vacancy assumption at 1.2% would come to \$187.20 for the year

Condo fees are \$0.22/sq.ft., which includes water, gas, sewer, common utilities, landscaping, snow removal, garbage pick up, common area cleaning and a reserve for common capital expenditures.

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#### Assumptions:

monthly rent of \$1.86/sf is within the range of other comparable rentals (see attached)

projected rent of \$1300/month based on comparable data from Domus Housing (see.....)

1 year mortgage payment information based on current available 1 year fixed term at 2.30%

5 year mortgage payment information based on current available 5 year fixed term at 2.79%

10 year mortgage payment information based on current available 10 year fixed term at 3.69%

projected property taxes are based on 1.34% of the net purchase price less Tax Increment Grants issued by the City of Waterloo

projected annual rent increase of 3.2% based on historical data from Domus Housing (see.....)

projected annual expense increase based on Bank of Canada Inflation Control Target (see.....)

projected annual capital appreciate at 5.73% based on www.housepriceindex.ca data for Ontario from July 1998 - June 2012 (see.....)

## SAGE 6 Pro Forma

### 1 Bedroom Plus Den Premium Suite

	<u>1st Year</u>	<u>5th Year</u>	<u>10th Year</u>
<b>Purchase Price:</b>	\$ 299,900.00		
<b>Down Payment:</b>	\$ 59,980.00		
<b>Size (sf):</b>	816		
<b>Price/sf:</b>	\$ 367.52		
<b>Rent:</b>	\$ 18,600.00	\$ 21,097.54	\$ 24,696.20
<b>Property Taxes:</b>	\$ 2,636.02	\$ 2,853.32	\$ 3,150.29
<b>Insurance:</b>	\$ 350.00	\$ 378.85	\$ 418.28
<b>Condo Fees:</b>	\$ 2,154.24	\$ 2,331.82	\$ 2,574.52
<b>Maintenance Budget:</b>	\$ 350.00	\$ 378.85	\$ 418.28
<b>Total Income:</b>	\$ 13,109.74	\$ 15,154.70	\$ 18,134.83
<b>Mortgage:</b>	\$11,062.44	\$11,789.88	\$13,189.80
<b>Net Cash Flow:</b>	\$ 2,047.30	\$ 3,364.82	\$ 4,945.03
<b>Principle Paid Down:</b>	\$ 5,628.75	\$ 5,500.17	\$ 5,307.50
<b>Net Income:</b>	\$ 7,676.05	\$ 8,864.99	\$ 10,252.53
<b>Annual Return:</b>	12.8%	14.8%	17.1%
<b>Capital Appreciation:</b>	\$ 17,184.27	\$ 20,310.74	\$ 26,835.95
<b>Total Annual ROI:</b>	41.4%	48.6%	61.8%

#### Notes

Full property management and leasing for the year would come to \$775 plus HST

One bedroom plus den premium condo suites vary in purchase price.

Vacancy assumption at 1.2% would come to \$223 for the year

Condo fees are \$0.22/sq.ft., which includes water, gas, sewer, common utilities, landscaping, snow removal, garbage pick up, common area cleaning and a reserve for common capital expenditures.

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#### Assumptions:

monthly rent of \$1.82/sf is within the range of other comparable rentals (see attached)

projected rent of \$1550/month based on comparable data from Domus Housing (see.....)

1 year mortgage payment information based on current available 1 year fixed term at 2.30%

5 year mortgage payment information based on current available 5 year fixed term at 2.79%

10 year mortgage payment information based on current available 10 year fixed term at 3.69%

projected property taxes are based on 1.34% of the net purchase price less Tax Increment Grants issued by the City of Waterloo

projected annual rent increase of 3.2% based on historical data from Domus Housing (see.....)

projected annual expense increase based on Bank of Canada Inflation Control Target (see.....)

projected annual capital appreciate at 5.73% based on www.housepriceindex.ca data for Ontario from July 1998 - June 2012 (see.....)

## SAGE 6 Pro Forma

### 2 Bedroom Plus Den Suite

	<u>1st Year</u>	<u>5th Year</u>	<u>10th Year</u>
<b>Purchase Price:</b>	\$ 379,900.00		
<b>Down Payment:</b>	\$ 75,980.00		
<b>Size (sf):</b>		1050	
<b>Price/sf:</b>	\$ 361.81		
<b>Rent:</b>	\$ 25,200.00	\$ 28,583.76	\$ 33,459.37
<b>Property Taxes:</b>	\$ 3,332.00	\$ 3,606.66	\$ 3,982.04
<b>Insurance:</b>	\$ 400.00	\$ 432.97	\$ 478.04
<b>Condo Fees:</b>	\$ 2,772.00	\$ 3,000.50	\$ 3,312.80
<b>Maintenance Budget:</b>	\$ 400.00	\$ 432.97	\$ 478.04
<b>Total Income:</b>	\$ 18,296.00	\$ 21,110.65	\$ 25,208.46
<b>Mortgage:</b>	\$14,013.48	\$14,934.96	\$16,708.32
<b>Net Cash Flow:</b>	\$ 4,282.52	\$ 6,175.69	\$ 8,500.14
<b>Principle Paid Down:</b>	\$ 7,130.31	\$ 6,967.44	\$ 6,722.39
<b>Net Income:</b>	\$ 11,412.83	\$ 13,143.13	\$ 15,222.53
<b>Annual Return:</b>	15.0%	17.3%	20.0%
<b>Capital Appreciation:</b>	\$ 21,768.27	\$ 25,728.75	\$ 33,994.59
<b>Total Annual ROI:</b>	43.7%	51.2%	64.8%

#### Notes

Full property management and leasing for the year would come to \$1050 plus HST

Two bedroom plus den condo suites vary in purchase price.

Vacancy assumption at 1.2% would come to \$302 for the year

Condo fees are \$0.22/sq.ft., which includes water, gas, sewer, common utilities, landscaping, snow removal, garbage pick up, common area cleaning and a reserve for common capital expenditures.

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#### Assumptions:

monthly rent of \$1.90/sf is within the range of other comparable rentals (see attached)

projected rent of \$2100/month based on comparable data from Domus Housing (see.....)

1 year mortgage payment information based on current available 1 year fixed term at 2.30%

5 year mortgage payment information based on current available 5 year fixed term at 2.79%

10 year mortgage payment information based on current available 10 year fixed term at 3.69%

projected property taxes are based on 1.34% of the net purchase price less Tax Increment Grants issued by the City of Waterloo

projected annual rent increase of 3.2% based on historical data from Domus Housing (see.....)

projected annual expense increase based on Bank of Canada Inflation Control Target (see.....)

projected annual capital appreciate at 5.73% based on www.housepriceindex.ca data for Ontario from July 1998 - June 2012 (see.....)

## SAGE 6 Pro Forma Unit Comparison

	<u>1 Bedroom</u>	<u>1 Bed + Study</u>	<u>1 Bed + Den</u>	<u>1 Bed + Den Prem</u>	<u>2 Bed + Den Prem</u>
<b>Purchase Price:</b>	\$ 199,900.00	\$ 229,900.00	\$ 259,900.00	\$ 299,900.00	\$ 379,900.00
<b>Down Payment:</b>	\$ 39,980.00	\$ 45,980.00	\$ 51,980.00	\$ 59,980.00	\$ 75,980.00
<b>Size (sf):</b>	515	616	720	816	1050
<b>Price/sf:</b>	\$ 388.16	\$ 373.21	\$ 360.97	\$ 367.52	\$ 361.81
				\$ -	
<b>Rent:</b>	\$ 11,400.00	\$ 13,140.00	\$ 15,600.00	\$ 18,600.00	\$ 25,200.00
<b>Property Taxes:</b>	\$ 1,766.06	\$ 2,027.05	\$ 2,288.04	\$ 2,636.02	\$ 3,332.00
<b>Insurance:</b>	\$ 300.00	\$ 300.00	\$ 350.00	\$ 350.00	\$ 400.00
<b>Condo Fees:</b>	\$ 1,359.60	\$ 1,626.24	\$ 1,900.80	\$ 2,154.24	\$ 2,772.00
<b>Maintenance Budget:</b>	\$ 300.00	\$ 300.00	\$ 350.00	\$ 350.00	\$ 400.00
<b>Total Income:</b>	\$ 7,674.34	\$ 8,886.71	\$ 10,711.16	\$ 13,109.74	\$ 18,296.00
				\$ -	
<b>Mortgage:</b>	\$ 7,373.76	\$8,480.40	\$ 9,586.92	\$ 11,062.44	\$ 14,013.48
<b>Net Cash Flow:</b>	\$ 300.58	\$ 406.31	\$ 1,124.24	\$ 2,047.30	\$ 4,282.52
				\$ -	
<b>Principle Paid Down:</b>	\$ 3,752.31	\$ 4,315.46	\$ 4,877.96	\$ 5,628.75	\$ 7,130.31
<b>Net Income:</b>	\$ 4,052.89	\$ 4,721.77	\$ 6,002.20	\$ 7,676.05	\$ 11,412.83
				\$ -	
<b>Annual Return:</b>	10.1%	10.3%	11.5%	12.8%	15.0%
				\$ -	
<b>Capital Appreciation:</b>	\$ 11,454.27	\$ 13,173.27	\$ 14,892.27	\$ 17,184.27	\$ 21,768.27
<b>Total Annual ROI:</b>	38.8%	38.9%	40.2%	41.4%	43.7%

### Notes

Full property management, leasing and vacancy assumption not included  
Suites vary in purchase price.

Condo fees are \$0.22/sq.ft., which includes water, gas, sewer, common utilities, landscaping, snow removal, garbage pick up, common area cleaning and a reserve for common capital expenditures.

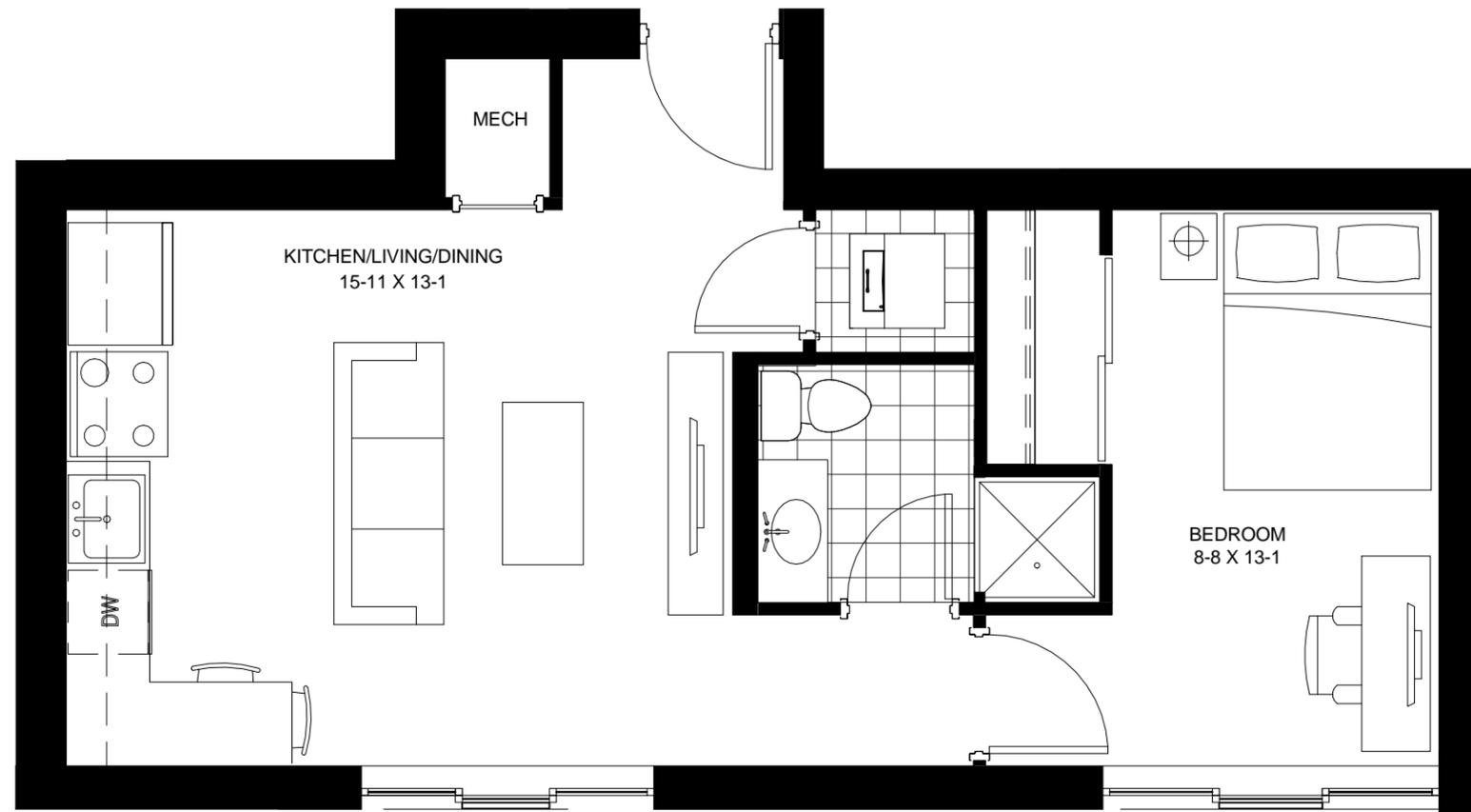
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### Assumptions:

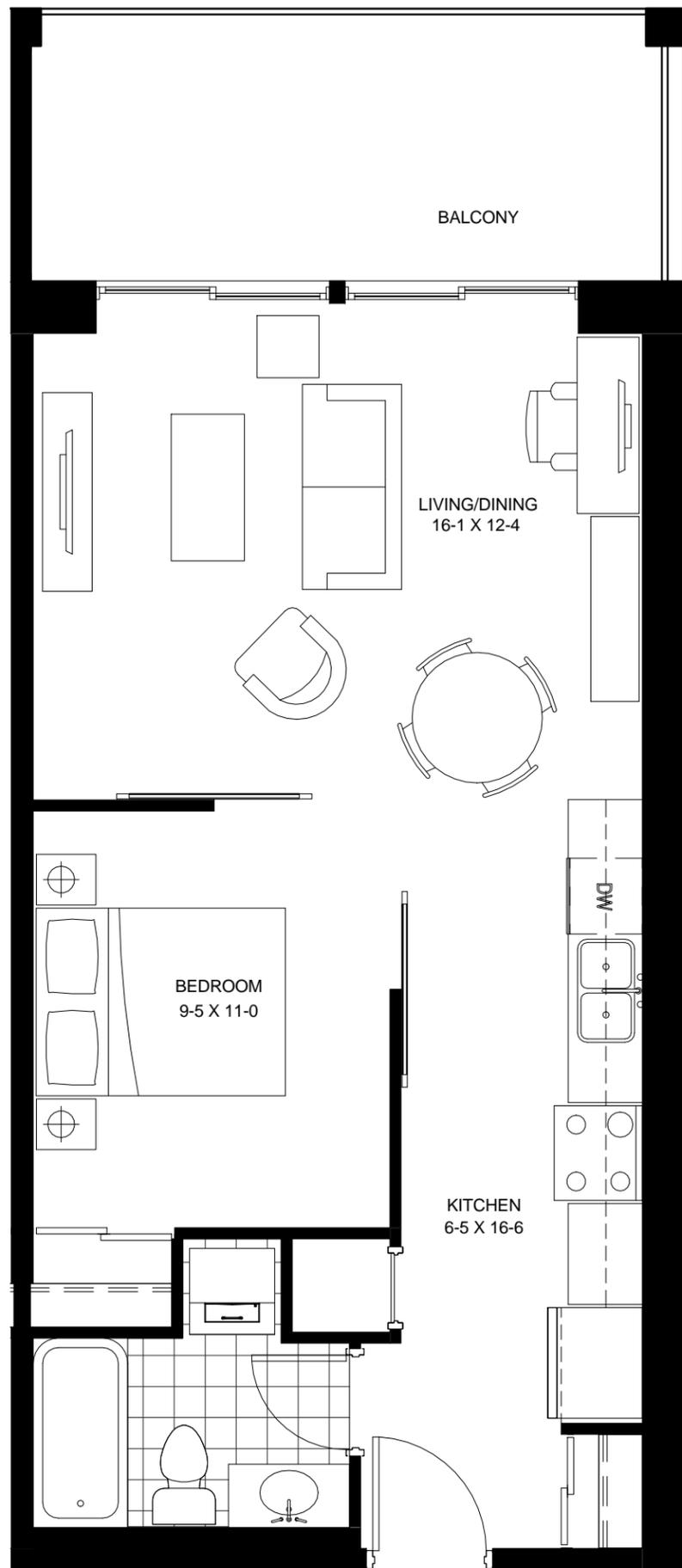
1 year mortgage payment information based on current available 1 year fixed term at 2.30%

projected property taxes are based on 1.34% of the net purchase price less Tax Increment Grants issued by the City of Waterloo



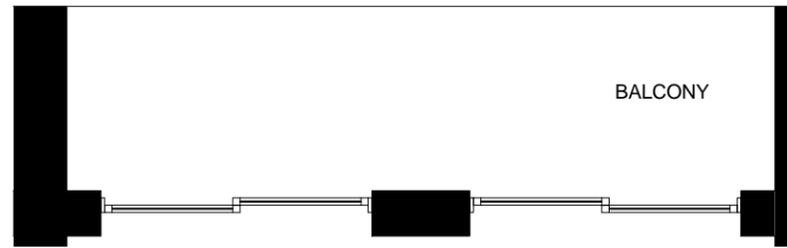
UNITS  
810-1110  
820-1220  
**1B2**  
520 SF

Starting From: \$199,900

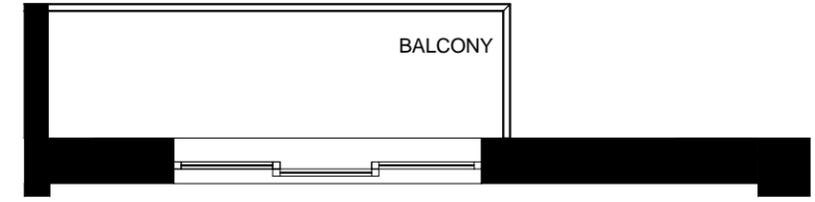


UNITS  
204-1104  
205-1105

**1B1**  
584 SF

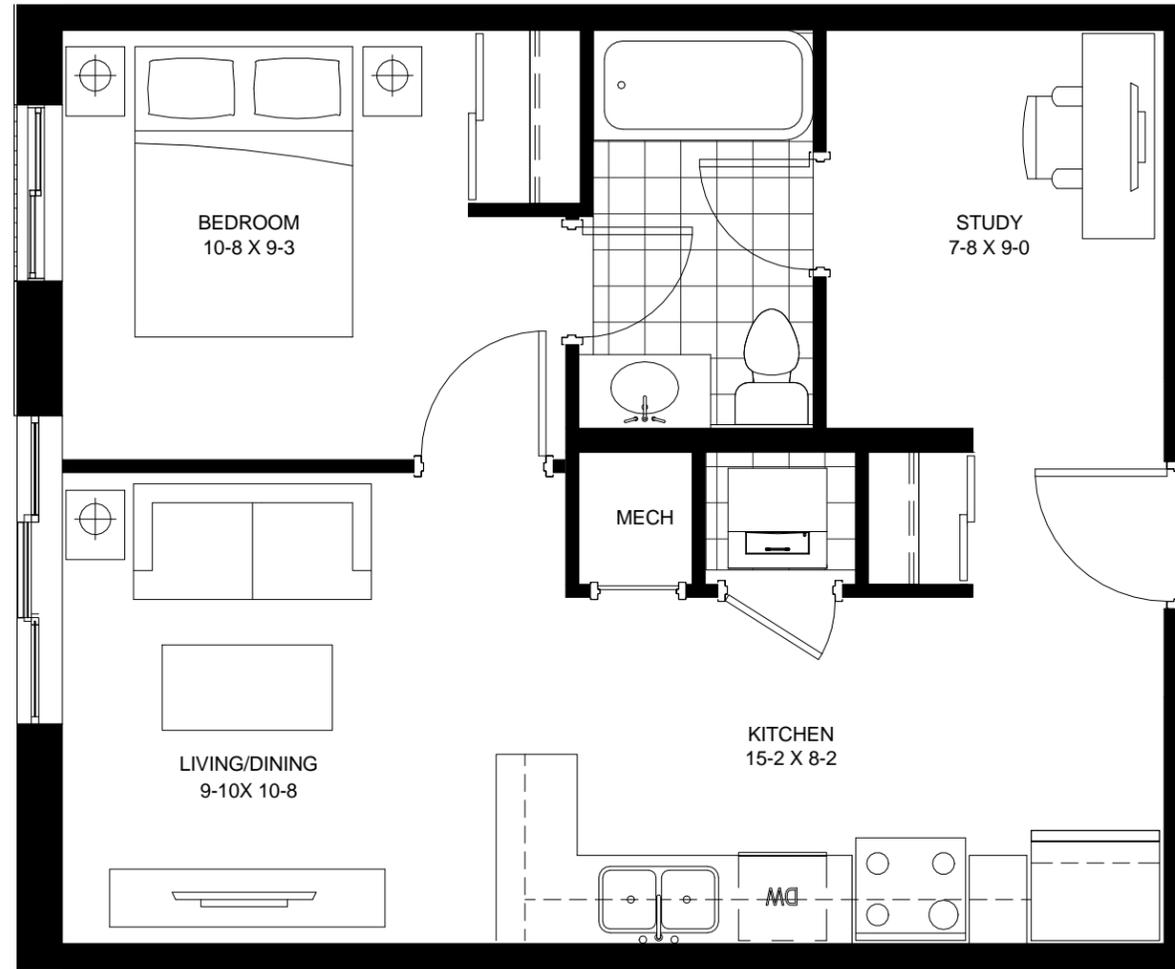


UNITS  
225-525  
226-526  
623,624



UNITS  
714-1214  
715-1215

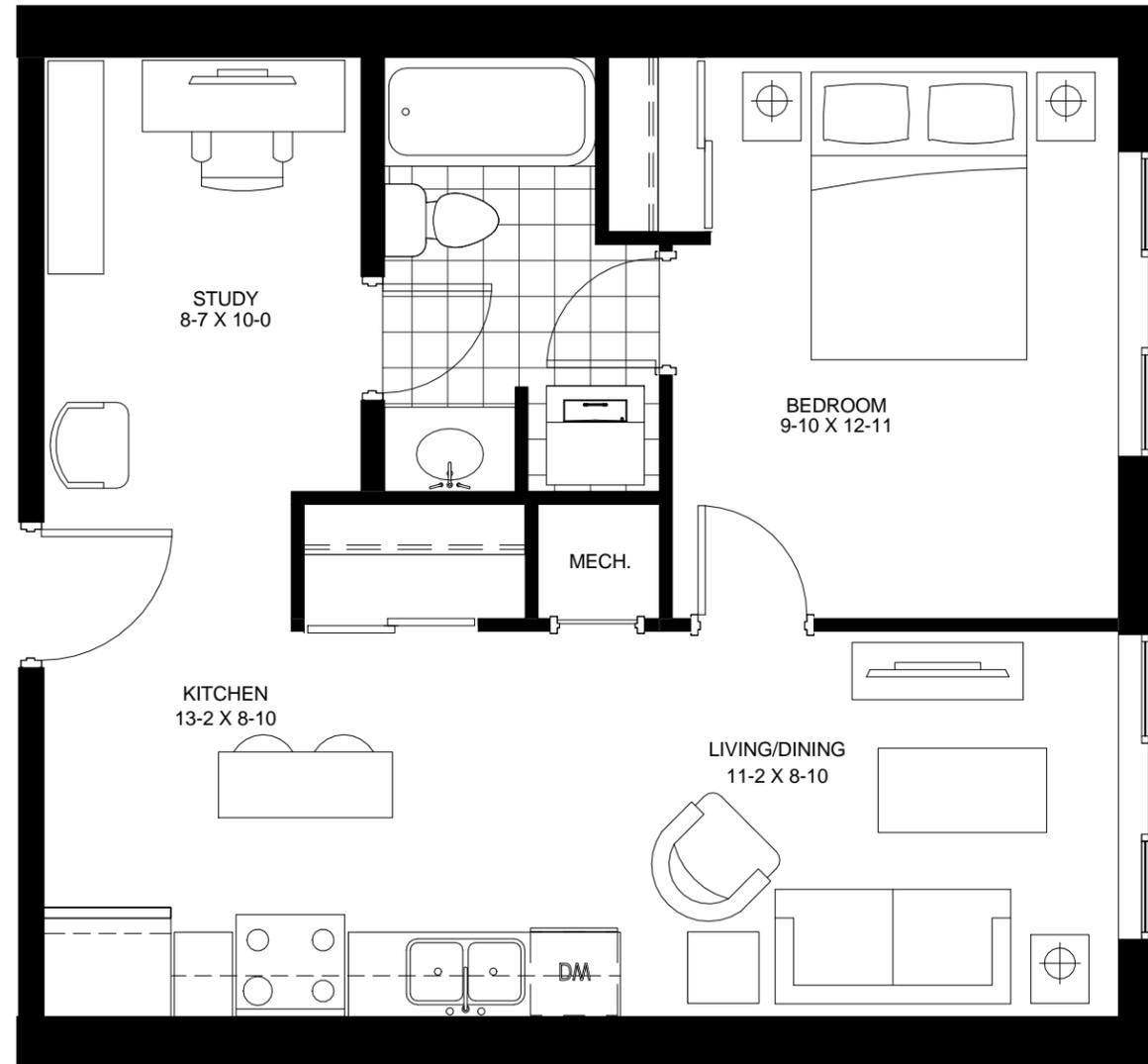
Starting From: \$219,900



UNITS  
218-518  
616

**1B+S2**  
570 SF

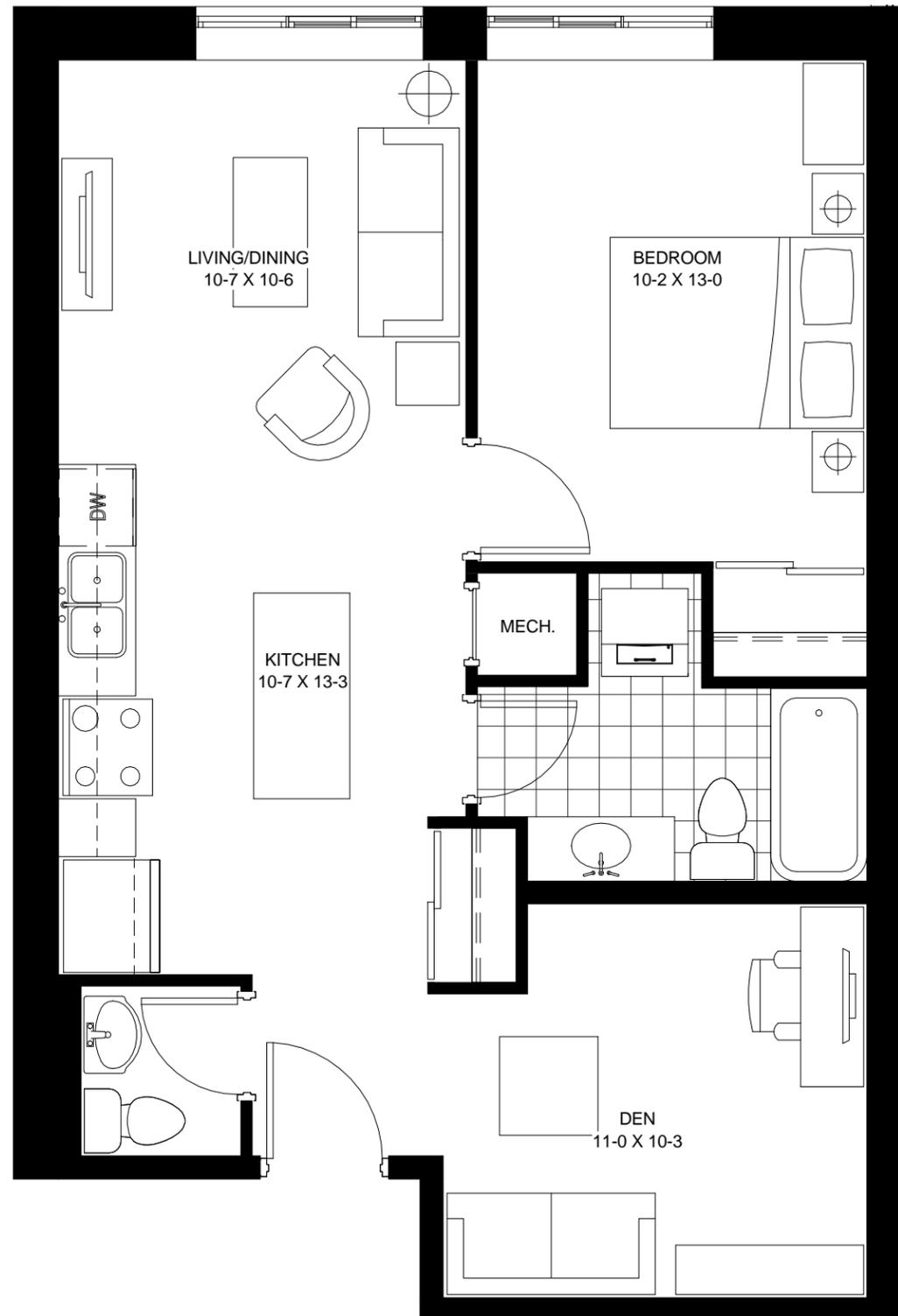
Starting From: \$219,900



UNITS  
602-1102  
618-621  
712-1212

**1B+S3**  
616 SF

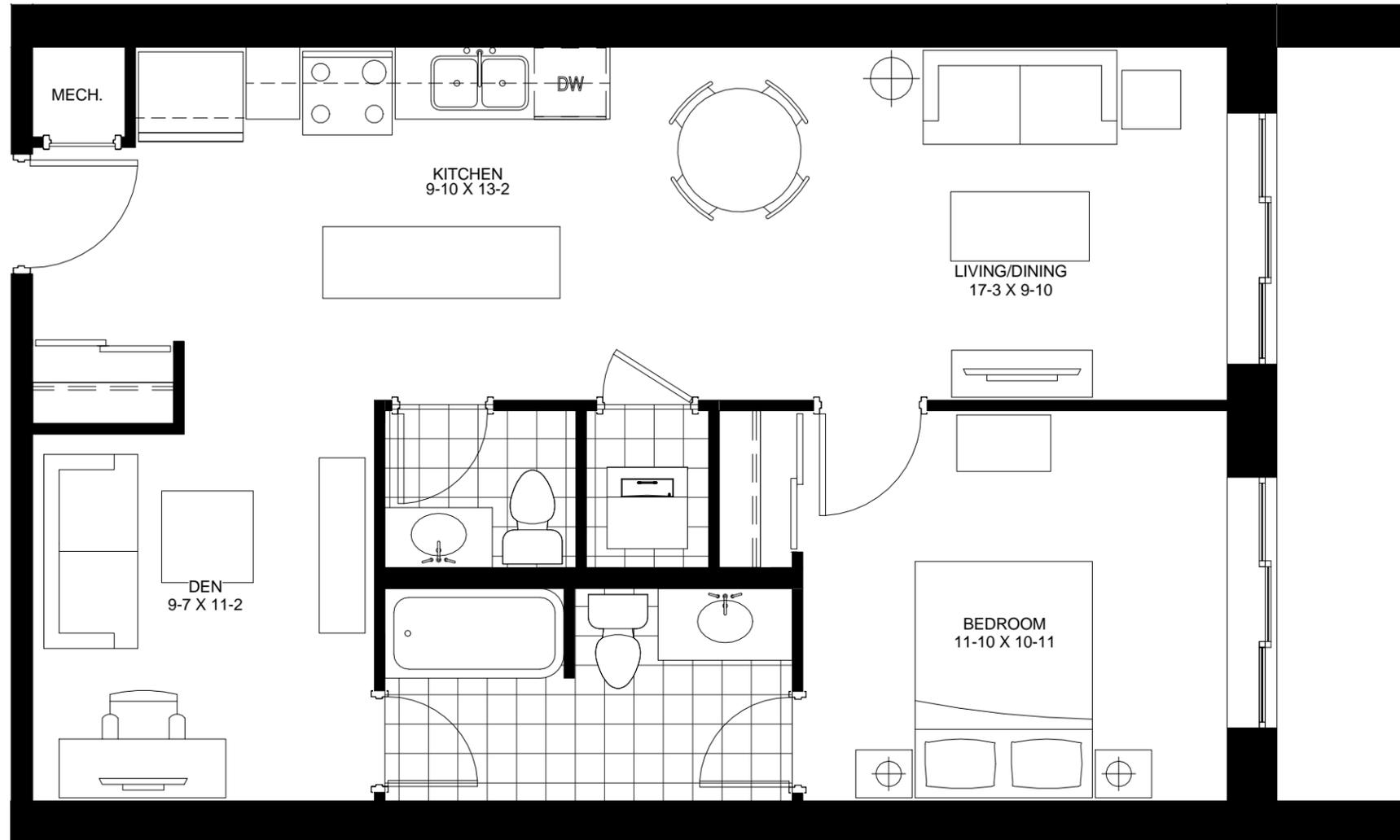
Starting From: \$229,900



UNITS  
606-1106  
809-1109  
716-1216  
719-1219

**1B+D2**  
720 SF

Starting From: \$259,900



UNITS  
227-527  
229-529  
230-530  
625  
627  
628

**1B+D2a**  
775 SF

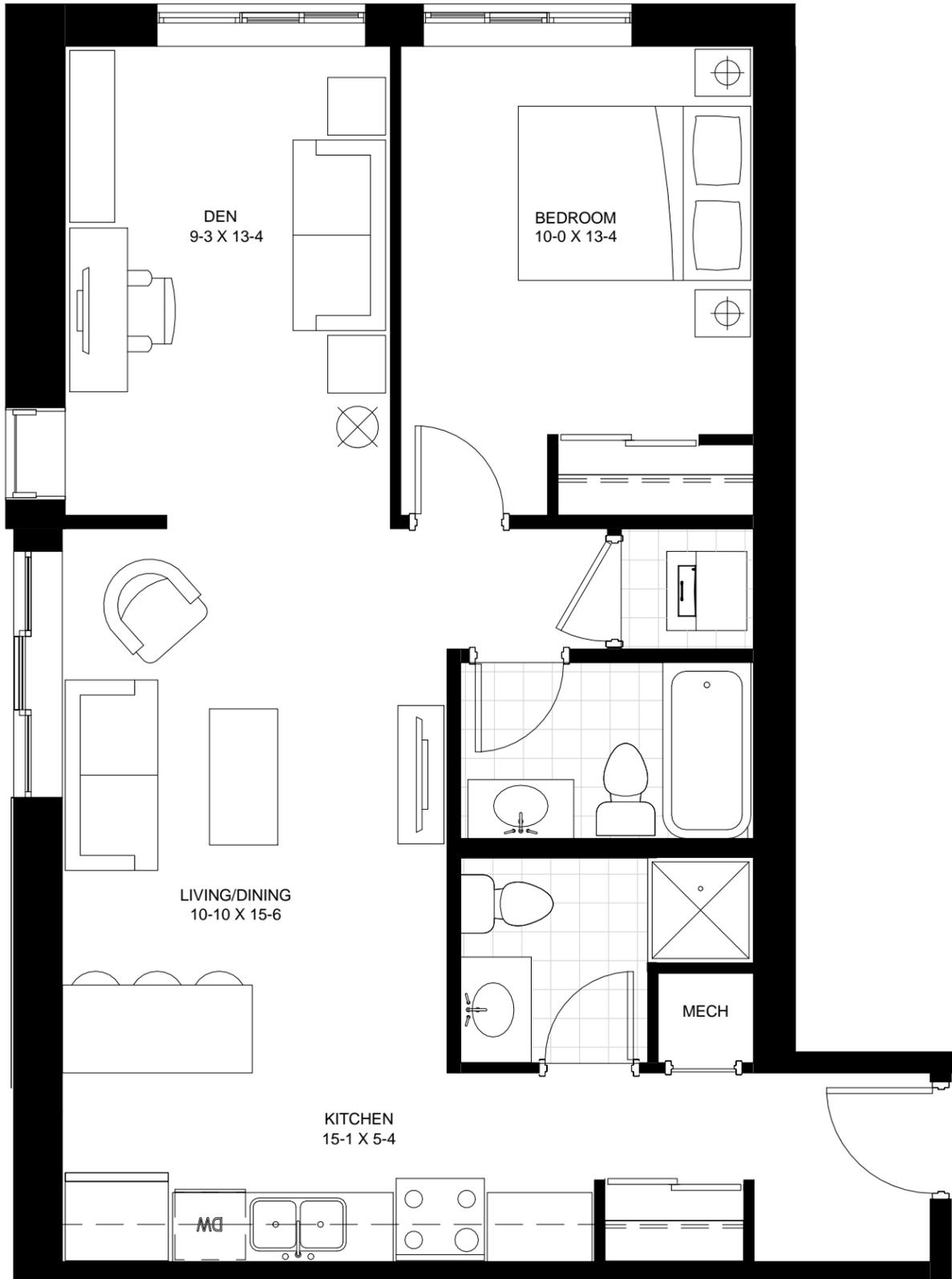
Starting From: \$279,900



UNITS  
601-1101  
603-1103  
711-1211  
713-1213

**1B+DP3**  
752 SF

Starting From: \$289,900



707-1107  
 808-1108  
 717-1217  
 818-1218

**1B+DP4**  
 815 SF

Starting From: \$299,900

**Suite Preference**

(Please choose 3 different Suite Types)

Choice	Suite Type
1	
2	
3	

[IN8 (Sage 6) DEVELOPMENTS INC.][the "VENDOR"] agrees to reserve one of the above mentioned suite choices for a purchasing appointment with: (the "Purchaser") \_\_\_\_\_.

Upon release of SAGE 6 units for sale to priority VIP's (estimated Early June 2013). The Vendor agrees to hold one of the above choices for a period of time (outlined below) whereby the client may schedule an appointment to secure a suite. This reservation is accompanied by a \$500 refundable reservation deposit. Should the client decide not to purchase the Unit, the Vendor will return any and all deposit cheques to the client. In the event that the client does purchase the Unit, the Vendor agrees to credit the client a further \$500.00 of the purchase price, as a credit on closing.

Real Estate Agent Information (if applicable)
<b>Name</b>
<b>Email</b>
<b>Phone Number</b>
<b>Brokerage</b>

(Attach a copy of purchaser's I.D. here)

**Reservation Instructions**

1. Fill out reservation Form and attach photocopy of Client's government issue I.D. (e.g. Driver's Licence) send to reservations@sagecondos.ca
2. Supply a fully refundable deposit cheque of \$500 made out to "The Condo Store Realty Inc. (In Trust)"
3. You will be contacted in Early June 2013 to secure a purchasing appointment.
4. You have (3) three business days from the day you are contacted to secure your appointment to be kept in order of priority.

**Purchaser Information**

Purchaser Name: \_\_\_\_\_

Email Address: \_\_\_\_\_

Street Address: \_\_\_\_\_

City: \_\_\_\_\_ Postal Code: \_\_\_\_\_

DOB: \_\_\_\_\_ SIN: \_\_\_\_\_

Tel No. Bus: \_\_\_\_\_ Res: \_\_\_\_\_

Dated at \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Purchaser

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Purchaser

Please send all completed reservation forms to:

[reservations@sagecondos.ca](mailto:reservations@sagecondos.ca)

The Condo Store Realty Inc. 101-171 East Liberty Street. Toronto, Ontario, M6K 3P6.  
(647)-260-0898

\_\_\_\_\_  
Authorized Signing Officer

\$500.00 cheque received on: \_\_\_\_\_