## Home Features & Upgrades 1810 – 736 Bay St., Toronto

## <u>Maín Features</u>

- Modern, Fully Renovated, 2 Bedroom, 2 Bath Southeast Corner Suite with a Spacious Layout and City & College Park Views
- Completely Renovated Semi-Ensuite 4 Piece Bathroom with new Vanity, Tiles, Soaker Tub, Custom Storage & Glass Sliding Door (2023)
- New Designer Light Fixtures Throughout (2025)
- New Custom Shoe Shelving in the Primary Bedroom Walk-through Closet (2025)
- Exceptional, Spacious Layout with Two King Sized Bedrooms, Large Closets and an Updated Open Concept, Eat-In Kitchen with Full Sized, Stainless Steel Appliances Dishwasher (2024), Stove (2023), Clothes Washer Dryer (2023)
- New Kitchen Pot Lights (2025)
- New Designer, Black-out Roller Shades in both Bedrooms (2025)
- World Class Location! Walking distance to College Park, The PATH, Subway, Top Rated Schools, U of T, Restaurants Grocery stores, Eaton Centre, Hospitals, Farm Boy, Loblaw's, Yorkville and the Entertainment & Financial Districts
- Two Walk-Outs to a Spacious 40 SF Balcony complete with Composite Decking and Gorgeous City & College Park Views
- Large 3' x 7' Locker for additional Storage (located on P3)
- Well Managed Building with All-Inclusive Maintenance Fees and 2<sup>nd</sup> Floor Amenities Including; indoor pool, hot tub, guest suites, fully-equipped Fitness Centre, Sauna, Party/Meeting rooms and a large common Terrace
- The Perfect Place to Call Home!



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