

70 ROEHAMPTON AVE #321

2 BED + 2 BATH

1064 SQ FT + 87 SQ FT BALCONY

1 PARKING + LOCKER

CONDO

Listed by
Brendan Powell & Melanie Piché, Brokers





WELCOME TO THE NEIGHBOURHOOD AT YONGE AND EG.

Sometimes you love the 'hood. Sometimes you love the home. And sometimes it's the community. With this condo, it's all three! This spacious 2 bedroom condo has over 1000 feet of living space, including the little details that make a big difference, like a spacious pantry in kitchen, and plenty of room for a formal dining area in the open concept living area. It has high-end finishes you expect--like stone counters, hardwood and stainless steel appliances--along with a sizable balcony, parking and a locker. LEED certified, Tridel-built with high-quality construction, you'll see the attention to detail within your unit and across the high-end amenities. But most of all, residents feel part of a community at The Republic--one that's hard to leave.

OUR TOP FIVE MUST LOVE LIST

- 1. Location:** You're just a block from everything Yonge & Eg has to offer: shopping, transit and some of the city's best restaurants (North 44 anyone?)
- 2. Spacious:** At over 1000 square feet, this is a far cry from those claustrophobic tiny condos
- 3. High-quality construction:** This is **not** a building you'll be complaining about 2 years from now
- 4. All Class:** Comprehensive amenities. Excellent, professional management and concierge.
- 5. Solid financial foundation:** Very well-managed building with involved residents and a strong reserve fund.

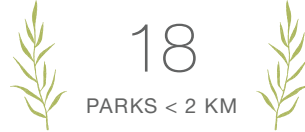
70RoehamptonAve-321.com

YONGE/EGLINTION

NEIGHBOURHOOD AT A GLANCE



WALK SCORE



PARKS < 2 KM

GREEN SCENE



RAIL LINES < 0.5 KM



BUS LINES < 0.5 KM

COMMUTE



LOCATIONS < 1.5 KM

CAR SHARE



FIDO FACTOR

2 < 1 KM

GROCERY STORE



35+

CAFÉS < 1 KM



JAVA JOLT

4

STARBUCKS < 1 KM



MAKING THE GRADE

EGLINTON JR PS

HODGSON MS

NORTH TORONTO CI

NORTHERN SS



110+



RESTAURANTS & PUBS < 1 KM

WHAT'S ON THE MENU

the
BRELteam | SAGE

SAGE REAL ESTATE LTD, BROKERAGE

No BS. No Fridge Magnets. No Broken Promises

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