

8 Mercer Street

Unit 1604



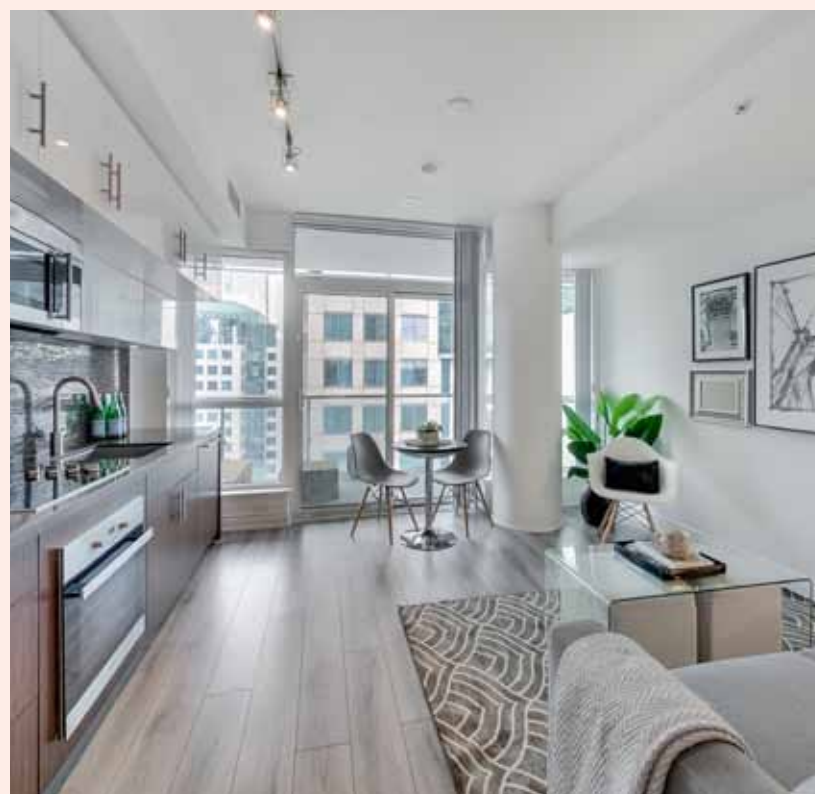
QUICK FACTS

- 1 bed + 1 bath
- Spacious balcony with east facing exposure
- Modern building with New York feel
- 10,000 sq. ft rooftop terrace

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5 Things we love, love, love about this house

- 1. Sociability:** The Mercer is a great place to mingle with other young professionals while enjoying everything this building offers - especially in the summer on the rooftop deck.
- 2. Flexibility:** The glass sliding doors to the bedroom add versatility to the space, easily make the unit feel more spacious with open doors or create a sense of privacy with closed doors.
- 3. Livability:** This unit uses every inch. Hello queen-sized bed.
- 4. Affordability:** If you're just getting into the real estate market, the price is right here. And who needs a car when you're at the center of everything?
- 5. Visibility:** This unit is bright! The East facing wall is windows from floor to ceiling + you can enjoy the city views from the generous balcony.



PSSST, WANT MORE DETAILS + PHOTOS?
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Upgrade to the downtown condo with an exceptional social life.

Swipe right on the one bedroom condo that offers the perfect balance of live, work and play in the heart of downtown. Entertain friends and enjoy quiet nights in this exceptionally well designed layout that maximizes both space and natural light.

Chic modern kitchen finishes like engineered quartz counters and chic glass backsplash set the tone for the space, complemented by the new grey laminate flooring.

Sliding bedroom doors offer flexibility and privacy – with enough space for

a queen-sized bed. And there are no sacrifices in the bathroom either. The luxurious soaker tub and floating vanity offer quiet tranquility after a busy day. Of course, with a Scandinavian-inspired sauna and spa right in the building, you might find you don't spend much time at home.

The Mercer also features a fitness center with hot tub, screening room, 10,000 square foot terrace with private lounges, games area, BBQ, kitchen and dining area, with green space and a reflective pool.

The Mercer, completed in 2015, has 412 units. It's nestled in the heart of the Entertainment District, on a quiet street, just south of King. Noted to be an example of "Romantic Modern" design, the brick, stone and glass building makes you think of New York in the most Toronto way.

Inside you'll find contemporary finishes, high nine to ten-foot ceilings, striking stone countertops and

exceptional city views from private terraces and balconies.

The building is rich with amenities, the most striking being the 10,000 sq ft rooftop terrace that boasts private lounges, BBQ, kitchen, dining area and games room. Lazy summer days surrounded by greenery, taking in views around the reflective pool will be well spent.

The Local Vibe. Entertainment District

99
/100
walk score

9
/10
fido factor

SCHOOLS

- Ogden JR Public School
- Ryerson CS
- Harbord CI
- Central Technical School

6

rail lines
< 0.5km

4

grocery stores
< 1 km

180+

cafés + Starbucks
< 1 km

100
transit score

34
parks
< 2 km

400+
restaurants
< 1 km

Floorplan



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