

	<b>5001 Finch Ave E 1501</b>		<b>Leased: \$2,950</b>	<b>1</b>
	<b>Toronto Ontario M1S5J9</b>		<b>List: \$3,000</b>	
	Toronto E07 Agincourt North Toronto 105-33-C			
SPIS: N		For: Lease	% Dif: 98	
Last Status: Lsd		DOM: 18		
Condo Apt	Locker#:	Rms: 6		
Apartment	Locker Lev Unit: A	Bedrooms: 2		
Corp#: MTCC / 1134	Locker Unit#: 271	Washrooms: 3		
Portion for Lease: Entire	Level: 12	1x4xFlat, 2x4xFlat		
Property	Unit#: 1			
<b>Portion Lease Comments:</b>				
Dir/Cross St: Mccowan Rd/Finch Ave E				
Prop Mgmt: Ace Condominium Management Inc. (416) - 628-9768				

MLS#: E5939371 Sellers: Kanthasamy Sinnathamby & Parvathi Kanthasamy Contact After Exp: N  
 Holdover: 90 Possession: Immediate Occup: Vacant Status Cert:  
 Bldg Name: PIN#: 121340251 ARN#: 190112323203329

<b>Kitchens:</b> 1	<b>Pets Perm:</b> Restrict	<b>Balcony:</b> Open
<b>Fam Rm:</b> N	<b>Locker:</b> Owned	<b>Exterior:</b> Concrete
<b>Basement:</b> None	<b>Maintenance:</b>	<b>Gar/Gar spcs:</b> Undergrnd / 0.0
<b>Fireplace/Stv:</b> N	<b>A/C:</b> Central Air	<b>Park/Drive:</b> Undergrnd
<b>Heat:</b> Forced Air / Gas	<b>Central Vac:</b>	<b>Park Type:</b> Owned
<b>Apx Age:</b>	<b>UFFI:</b>	<b>Pk/Drv Spcs:</b> 2
<b>Apx Sqft:</b> 900-999	<b>Elev/Lift:</b>	<b>Pk Spot#:</b> 20
<b>Sqft Source:</b> Previous Seller	<b>All Incl:</b> N Water Incl: Y	<b>Pk Spot#:</b> 21
<b>Exposure:</b> S	<b>Heat Incl:</b> Y Hydro Incl: Y	<b>Tot Prk Spcs:</b> 2.0
<b>Spec Desig:</b> Unknown	<b>Cable TV Incl:</b> N CAC Incl: Y	<b>Park \$/Mo:</b>
<b>Lndry Acc:</b> Ensuite	<b>Bldg Ins Incl:</b> Y Prkg Incl: Y	<b>Prk Lvl/Unit:</b> A / A
<b>Lndry Lev:</b> Main	<b>ComElem Inc:</b> Y Energy Cert: N	<b>Bldg Amen:</b> Concierge, Guest Suites, Gym, Recreation Room, Security Guard, Visitor Parking
	<b>Pvt Ent:</b> Y Furnished: N	<b>Prop Feat:</b> Clear View, Park, Public Transit, School

#	Room	Level	Length (m)	Width (m)	Description		
1	Living	Flat	4.57	x 3.05	Laminate	W/O To Balcony	South View
2	Dining	Flat	3.00	x 2.84	Laminate	Open Concept	Combined W/Living
3	Kitchen	Flat	2.89	x 2.69	Ceramic Floor	Ceramic Back Splash	Eat-In Kitchen
4	Prim Bdrm	Flat	5.18	x 3.05	W/O To Balcony	4 Pc Ensuite	W/I Closet
5	2nd Br	Flat	3.65	x 2.74	Laminate	Double Closet	Window
6	Foyer	Flat	2.74	x 1.22	Ceramic Floor		
7	Laundry	Flat			4 Pc Bath	Dead End	

**Client Remks:** Very Spacious 2 Bedrooms & 2 Full Washrooms In Monarch's Chartwell Place I. Unobstructed South View, Abundance Of Natural Sunlight, Excellent Floorplan, Good Size Prim B-Rooms W/Plenty Of Storage, Full Size Laundry. Amazing Location - Ttc Right At Your Door Step, Mall, Banks, Restaurants, Lcbo, Shoppers. Both E/ H Schools Just Walk Away. All-Inclusive, 24-Hr Concierge, Indoor Pool, Guest Suites, Gym, Rec Room & A Beautifully Maintained Park. Beautifully Maintained Park.

**Extras:** Existing Stainless Steel Fridge, Stove, Range Hood; Dishwasher, Washer/Dryer, All Electric Light Fixtures & All Window Coverings & Dring Water Filter & Underground Two (2) Parking Spaces.

**Inclusions:**

**Exclusions:**

**Rental Items:**

**Brkage Remks:** Email Offer, If Any, To Vkanapat@gmail.Com With 24Hrs Irr, Rental App, Credit Report, Photo Id, Employment Letter. Tenant Pays Tenant Insurance. \$500 Keys Deposit. Thanks For Showing. Lockbox For Easy Showing.

<b>Lease Term:</b> 1 Year	<b>App Req:</b> Y	<b>Emplymt Ltr:</b> Y	<b>Buy Option:</b> N
<b>Pymt Freq:</b> Monthly	<b>Dep Req:</b> Y	<b>Lease Agreemt:</b> Y	
<b>Pymt Method:</b> Cheque	<b>Credit Ck:</b> Y	<b>Ref Reqd:</b> Y	

List: BRIGHT VISION REALTY INC., BROKERAGE Ph: 416-335-3000 Fax: 416-298-9877

VARNA KANAPATHIPPILLAI, Broker of Record 416-844-7390

Co-Op: HOMELIFE GALAXY REAL ESTATE LTD., BROKERAGE

Sasitharan Kulasegaram, Broker

**Contract Date:** 3/01/2023 **Leased Date:** 3/20/2023 **CB Comm:** Half (1/2) Month + Hst

**Expiry Date:** 5/31/2023 **Closing Date:** 4/01/2023 **Leased Terms:** Year

**Last Update:** 3/21/2023 **Original:** \$3 300