

COMPARE

NEW BUILD *versus* RESALE MARKET

NEW BUILD	RESALE CONDO
UPGRADED SUITE FINISHES – ABILITY TO PERSONALIZE THE SUITE DETAILS YOUR WAY	Suite is already built, with finishes pre-selected. No opportunity is presented to customize the space.
BRAND NEW BUILDING BUILT WITH BEST CURRENT PRACTICES	An older building could pose concerns as it ages and requires updating to current building standards.
FULL TARION WARRANTY ON YOUR SUITE AND BUILDING	No warranty available on your suite and building. Any issues are your problem.
ENERGY EFFICIENT WINDOWS	The efficiency of the windows is an unknown and a function of when the building was built.
HEAT PUMPS - INDIVIDUALLY CONTROLLED HEATING/COOLING	Higher maintenance fees since heating and cooling are included in your fees.
NO BUILDING REPAIRS NEEDED	Building Reserve Funds may be required to maintain the building. This may require Special Assessment to be paid by you.
BRAND NEW APPLIANCES	Used appliances may not be energy efficient.
SMALL DEPOSIT HOLDS SUITE AND PRICE WITHOUT FULL FINANCIAL COMMITMENT FOR 24-36 MONTHS	Funds and acquiring a mortgage would be required immediately to close on the property.
VALUE OF SUITE TO APPRECIATE DURING CONSTRUCTION	You would be paying current prices with no immediate property appreciation.

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PRESENTATION CENTRE 784 ST. CLAIR AVE WEST (west of Arlington Avenue)
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