

65 ST. MARY STREET, SUITE 2910

TORONTO, ONTARIO



TANYA **CREPULJA** TEAM

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Rarely available studio at U Condos! One of downtown's most sought after condo developments. Distinctly located at Bay & Bloor, adjacent to the lush grounds of U of T's St. Michael's College Campus. An ideal investment property or pied à terre for a medical or business professional. Welcome to 65 St Mary St, Suite 2910.

FEATURES:

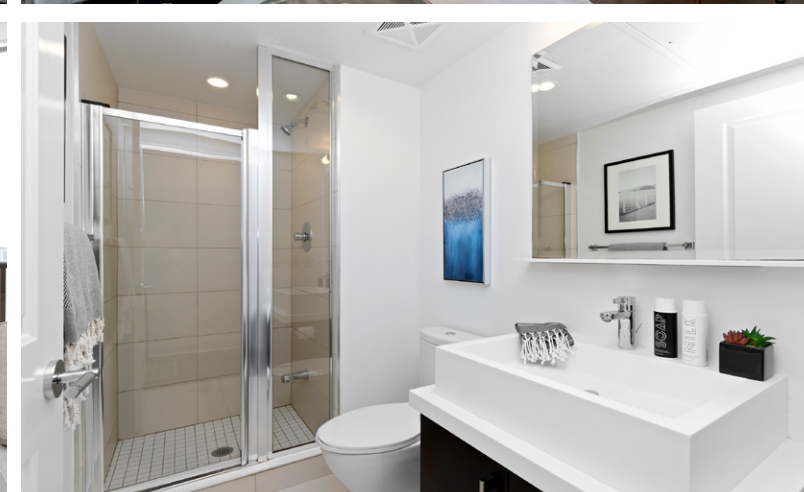
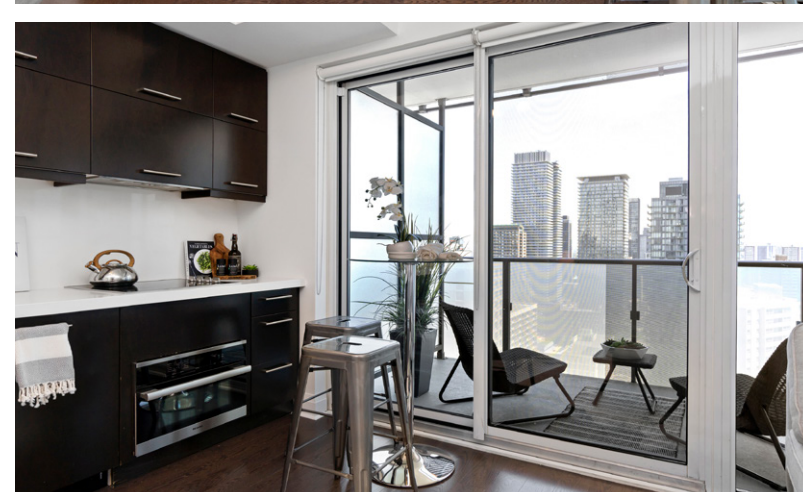
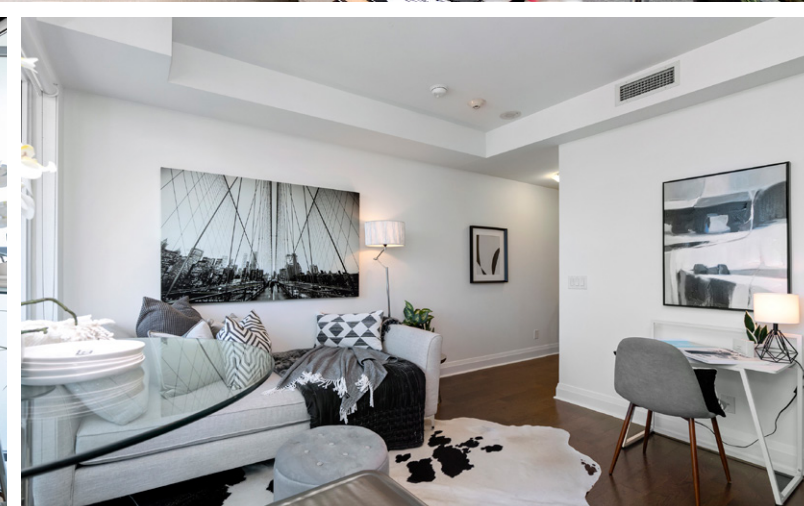
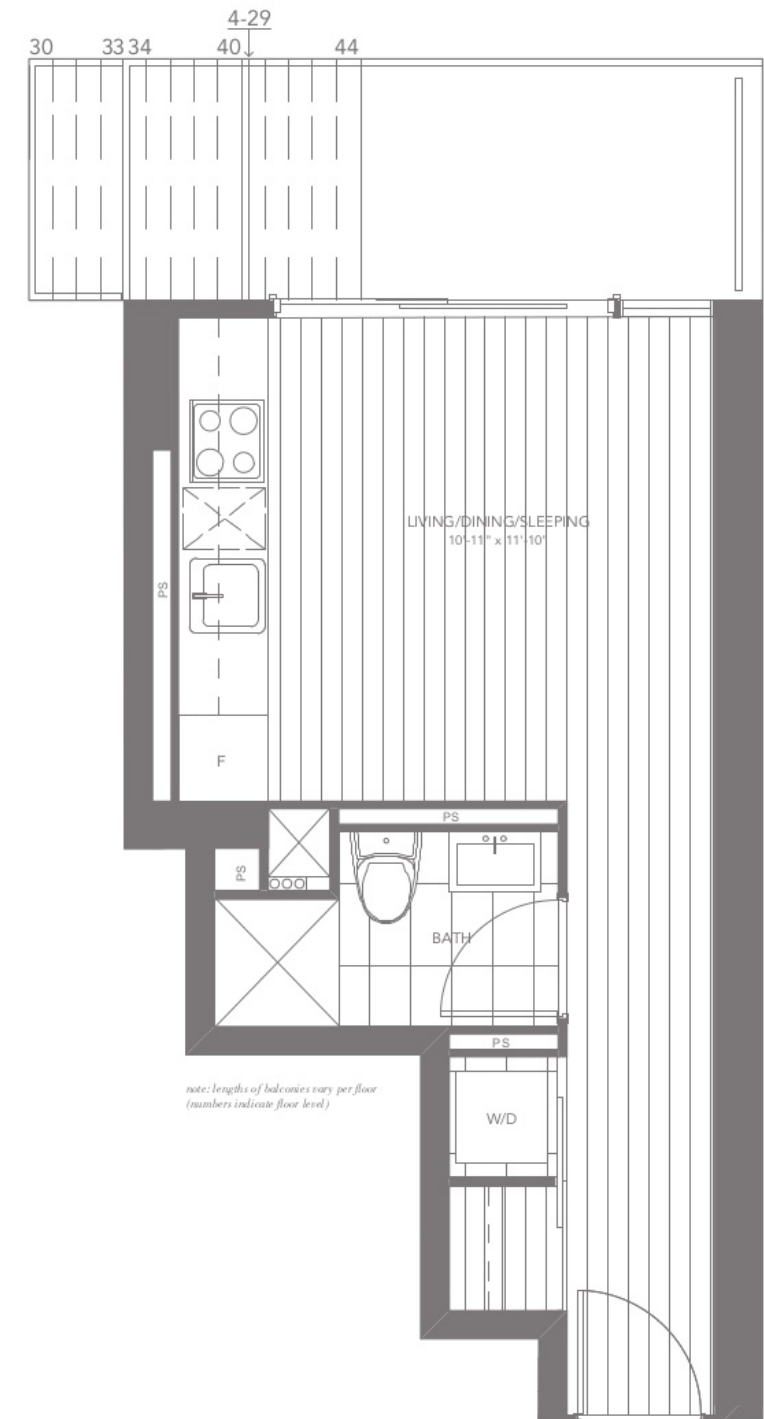
- Functional studio suite 'Urban Design I' plan with 325 sq ft interior and 70 sq ft balcony
- Luxury 55-storey building with striking glass façade, expansive lobby and 5 star amenities
- Built by reputable builder Pemberton Group
- Freshly painted in Benjamin Moore's crisp Oxford White
- Unobstructed east city skyline views
- 9 foot ceilings and engineered hardwood floors throughout
- Open concept living, dining and kitchen with floor to ceiling windows
- Stylish kitchen with espresso toned cabinets, integrated high end appliances, undermount sink, quartz counters and backsplash
- Spacious 3pc bathroom with walk-in shower, pot lights and modern vanity
- Nicely sized balcony for outdoor enjoyment
- Large entry foyer with art gallery style walls and spacious mirrored closets
- Updated light fixtures & roller blinds

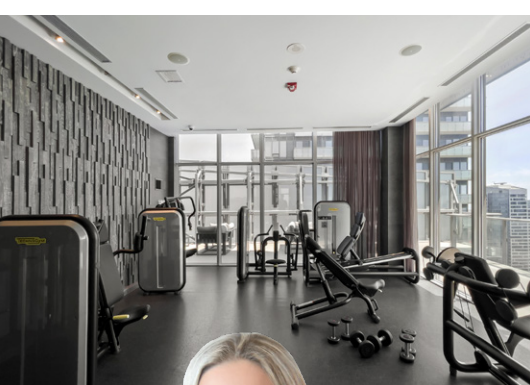
U Condos offers stellar amenities on the recreation level located at the top of the building, offering amazing panoramic views of the city. Enjoy a party room with games and billiards, fully equipped gym with cardio, weights and yoga/stretching room, library lounge, steam room, and a roof-top lounge with seating. There's also a 24 hour concierge and impressive front courtyard and interior lobby.

You're perfectly situated at Bay and Bloor, yet tucked away amidst the lush grounds of University of Toronto's St Michael's College Campus which is quite rare compared to other downtown condo developments. Walk to the best of the city: world class shopping along Bloor, Yorkville and Hazelton Ave, numerous shops, services and grocery options along Bay St, downtown's Hospital Row, the Financial District, Queens Park, Manulife Centre and two subway stations all within immediate proximity.

Low monthly maintenance fee of \$228.95 excludes hydro.

Property taxes \$1712.54/2022





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For additional pictures & property info please visit:
www.65StMarySt2910.com



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