

FEATURES & UPGRADES



1208-550 RIDEAU ST



THE CHARLOTTE



MARLAND TEAM | ROB MARLAND - BROKER OF RECORD

1208-560 RIDEAU ST

'THE CHARLOTTE'

SANDY HILL

2023 Property Tax Amount: \$7,375.02

2023 Approximate Monthly Utilities: HYDRO: \$105/M

Monthly Condo Fee: \$681.78

Included in Condo Fee: Amenities, Sewer, Rogers Wifi Ignite, Common Area Maintenance, Reserve Fund Allocation

UPGRADES/RENOVATIONS

INCLUSIONS:

- Dishwasher
- Washer
- Dryer
- Refrigerator
- Stove

AMENITIES:

- Fitness Centre
- Yoga Room
- Party Room
- Dining Room
- Kitchen
- Bar
- Games Room
- Outdoor Pool and Terrace
 - Offering places to lounge, BBQ, dine, and enjoy a gas fire pit.

UPGRADES:

- Custom professional built-in units in all closets
- Custom, built-in cabinetry/bar/buffet in the kitchen/living area
- High gloss kitchen cabinet doors that are push to open with pot-lights
- Custom glass sliding doors in den
- Two custom built-in bookshelves in den

ADDITIONAL BUILDING BONUS':

- Bike Maintenance Area
- Pet Washing Station
- Lockers to Store Ski Equipment
- Fob system & Facial Recognition
- Concierge
- Guest Suite

