

WELCOME TO 2083
LAKE SHORE BLVD WEST



Waterford features every conceivable amenity, including a security system, with a 24-hour concierge, an amazing sky lounge, with a rooftop deck, a lap pool, an exercise room, a billiards room, guest suites, a business centre, and Wi-Fi access. It is conveniently located, with easy access to major arteries, particularly Lake Shore Boulevard West, the Gardiner Expressway, and the Queen Elizabeth Way. It is approximately a 5-minute drive to downtown Toronto and 15-minutes to the airport. Waterford is just steps to acres of parklands, beaches, trails, and three yacht clubs!

FOR SALE AT: \$445,000

TAXES: \$3,727.17 (2008) MAINTENANCE FEE: \$ 673.11

SPECIAL FEATURES

- Light fixtures
- Custom California shutters
- Crown mouldings & Coffered ceiling in foyer
- Engineered wood flooring
- Granite kitchen breakfast bar, full height, furniture grade kitchen cabinetry, & granite counters & back splash
- Gas hook up for barbecue on balcony
- Jacuzzi
- Locker & Parking (One spot available for purchase)
- Washer and dryer
- Stainless steel appliances: fridge, stove, built-in dishwasher, & built-in microwave



EXCEEDING EXPECTATIONS

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Suite 1611 "Waterford"



Magnificent is the word that best describes Waterford, 2083 Lake Shore Boulevard West, which is a first-class, state-of-the-art luxury condominium residence consisting of three buildings. Suite 1611 is a breathtaking condominium residence, with approximately 1,144 square feet of living space and an unobstructed view of the city and Lake Ontario from every window and balcony.



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From the moment you step in, you will appreciate the uncompromising attention to detail in every room. Natural light floods the whole unit, which features 2-bedrooms, plus a den, which could be a third bedroom, two luxurious baths, and a stunning open concept kitchen, with a breakfast bar. This is an ideal home for professional couples, who want the convenient and carefree lifestyle that a luxury condominium offers.

