

RINA DIRISIO

REAL ESTATE, BUT BETTER



397 FRONT STREET, WEST, #605

TORONTO, ON



EXPERIENCE THE LUXURY LIFESTYLE AT TORONTO'S APEX CONDOMINIUMS IN CITY PLACE. NESTLED WITHIN THE VIBRANT WATERFRONT COMMUNITIES WEST.

With an enviable Walk Score of 98, everything you need is just steps away—no car required. A convenience store is located right in the building, while Sobey's sits across the street for everyday essentials. Stroll just 2 minutes to Clarence Square or to the chic shops and dining of The Well, enjoy world-class entertainment at the Rogers Centre in 6 minutes, or take a 10-minute walk to live theatre performances, Queen's Quay West, Harbourfront, and the tranquil lakeside parks along Lake Ontario. Effortless commuting is steps away, with rail and bus lines providing seamless access throughout the GTA.

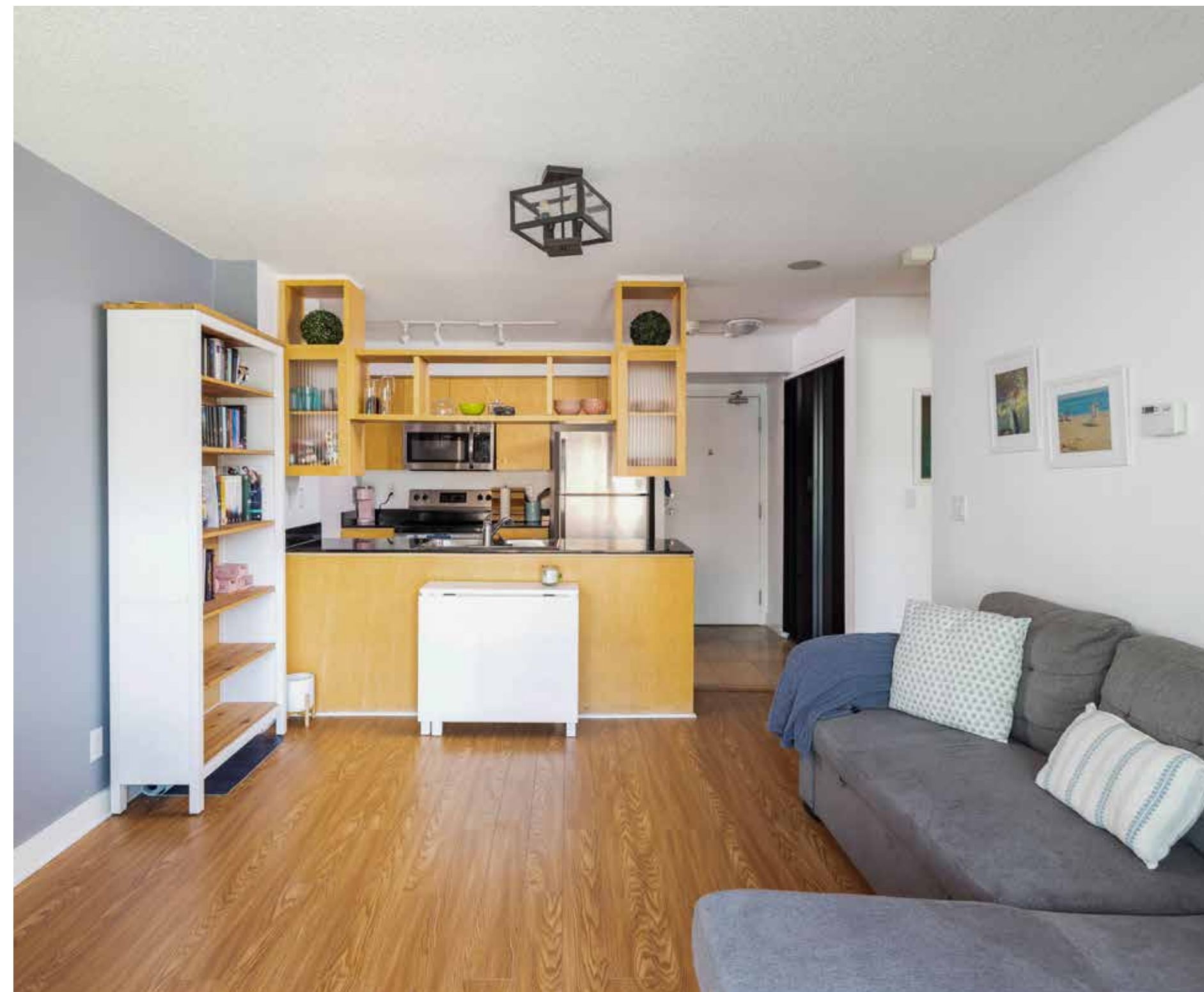
This one-bedroom suite features an inviting living room, enhanced with newer laminate flooring, and wall-to-wall windows with a walkout to a private balcony, creating a natural extension of the living space. The kitchen, with its abundant wood cabinetry, open display shelving, and glass-front china cabinets, is beautifully finished with granite counters. The open-concept design is ideal for staying connected to family and guests while preparing meals. The primary bedroom offers a peaceful retreat with wide-plank laminate flooring and a large sun-filled window, while the well-appointed 4-piece bathroom features a soaker tub/shower combination. Added conveniences include in-suite laundry, a coveted underground parking space located just steps from the elevator and stellar building amenities.

APEX residents enjoy an exceptional array of amenities designed to enhance their daily living experience. With 24/7 concierge and security, a gym/fitness centre, rooftop patio, pool, and hot tub, steam rooms, lounge, billiards, library, wet bar, games room, media room, and pets are welcome (with approval), the lifestyle here is exceptional. Condo fees are remarkably inclusive, covering heat, hydro, and cable, offering both comfort and value in one of Toronto's most dynamic neighbourhoods.



LIVING/DINING ROOM (14'8" X 9'6")

- Wide-plank laminate flooring
- Semi-flush light fixture in the dining area
- Wall-to-wall windows with sliding glass doors to the private balcony



BRIGHT KITCHEN



KITCHEN (8'2" X 8'0")

- Plenty of wood cabinetry
- Island with open display shelves and china cabinets above
- Granite counters
- Track-style lighting
- Neutral floor tiles
- Stainless steel fridge, stove, built-in microwave and built-in dishwasher





PRIMARY BEDROOM (10'8" X 9'6")

- Wide-plank laminate flooring
- Gigantic window
- Double closet with sliding doors



BATHROOM (4-PIECE)

- Ample white cabinetry with glass doors
- Additional wall cabinet
- Neutral floor tiles
- Soaker tub/shower combination with neutral tile surround

LAUNDRY CLOSET

- Folding doors
- Wardrobe hanging space
- Neutral floor tiles
- Stacked washer, dryer combo



TAXES: \$2146 / 2025

CONDO FEE: \$490.24 / Month

INCLUDES: Heat, hydro, water, CAC

INCLUSIONS: Built-in fridge, built-in microwave, stove, washer, dryer, all elfs, all window coverings



FLOOR PLAN





RINA DIRISIO
SALES REPRESENTATIVE
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RINA.CA

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Information in this brochure is deemed accurate but not guaranteed.
School boundaries may change for upcoming school year.