



# 320 Richmond St E

Suite 1521

Presented by

**Jose Castillo and Claudia Pardo | Sales Representatives**

RE/MAX Hallmark Realty Ltd., Brokerage



## One Bedroom plus Den in the heart of Toronto

Enjoy living in the heart of Toronto in this 1-bedroom plus den suite with floor to ceiling windows that flood the space with natural light. Featuring an open concept living, dining and kitchen with stainless steel appliances, these all blend into a shared spacious layout. This is the perfect home for both relaxing and entertaining.

Wake up bright and early in your light-filled room or pull down the shades and enjoy a few extra snoozes. The bedroom boasts a very large closet for all of your storage needs. Walk back to the den and take advantage of its versatile use as an office, nursery or small kid's room.

Come and explore it and delight in living so close to all the services and amenities the Downtown has to offer.



## Welcome To The Modern

Located at the corner of Richmond St E and Sherbourne, stands 320 Richmond St E with 17 stories and 343 units, boasting a stunning and spacious lobby with high ceilings and inviting lounge, as well as great finishes inside the suites including engineered hardwood floors, contemporary kitchens with stainless steel appliances and mirrored backsplashes.

Enjoy the stunning downtown views while relaxing on the rooftop deck and take advantage of its party room, sauna and games room.



## The St Lawrence Neighbourhood

With something to do in every direction you won't have a dull day living in the St Lawrence Neighbourhood.

Take a cooking class at George Brown, shop at Eaton Centre, browse design stores on King Street or venture down to one-of-a-kind historic sites like the St. Lawrence Market for some of the best local produce and international cuisine, and the charming Distillery District.

Immerse yourself in this historic neighbourhood with easy access to both the east and west end — it's the best of both worlds. Walk, drive or bike to the Financial and Entertainment Districts, and experience first hand the convenience of living minutes away from parks, restaurants, cafés and bars. Close to major streets and avenues, you can jump on the Gardiner or Don Valley Parkway with ease while also having the TTC just a few steps away.



## FEATURES

- 680 sf \*
- Foyer
- 1 Bedroom
- Spacious Den
- 1 Washroom
- Open concept kitchen
- En-suite laundry
- 1 parking space

\*Source: Builder's floor plan

## APPLIANCES & ACCESSORIES

- Refrigerator
- Electric range
- Hood
- Dishwasher
- Built-in microwave oven
- One-body washer and dryer

## FINISHES

- Stainless Steel kitchen appliances
- Engineered hardwood floors
- Broadloom in master bedroom
- Stone countertop in kitchen
- Mirrored backsplash
- Wood accent wall in foyer
- Under-mounted stainless steel sink
- Floor to ceiling windows

**Maintenance : \$471.04\*\***

**Taxes : \$2,294.63 / 2019**

\*\* Includes water and gas.  
Hydro is separately metered.



For more information, visit  
**[www.320richmond.com](http://www.320richmond.com)**



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