

Living in Markham

The Real Estate Market Watch

Summer 2015

Rain Fails to Dampen Spirits at 2015 North Markham Fun Fair

MARKHAM – Even with rainfall on the forecast, neighbourhood families came out in droves once again for the third annual Cachet & Cathedral Community Fun Fair.

Held in its usual venue at the north-west corner of Major Mackenzie Drive and Woodbine Avenue, this year's event featured several new attractions, including an EMS ambulance and a mobile truck sponsored by TD.

In addition to reviving its ever-popular face-painting and balloon tent, Living Realty's North Markham branch also added an indoor food station serving up Japanese-style pancakes at the branch.

"Even with the rain, we've still had a lot of people coming in," North Markham branch manager Chris Tam said of the turnout. "Actually, we've also met a lot of new people who have

moved into the community, and it's their first time coming to this event. It's amazing that we can bring people together, and help them get to know their neighbourhood."

The event's lead organizer, Mr. Yusuf from Kumon Math and Reading Centre, expressed satisfaction not only with the fair's attendance, but with a number of new businesses pitching in to help out.

"We had a basketball company that came; we had a fitness company that came. There's an EMS team as well, and we definitely got a lot more involvement from the City of Markham," Yusuf said. "It's definitely a great event here in its third year, and we'll see you next year."

Other businesses that helped out with the event included RBC bank, York Regional Police, and Sugar Tiers Cake



and Sugar Artistry. Fair volunteers were on hand from 1 PM to 5 PM to help out at the booths, supervise kids' activities, and ensure the day's festivities ran smoothly despite pockets of inclement weather.

Lily Li, a manager at TD bank, said she enjoyed being one of the fun fair's first-time volunteers.

"It really brings the community together, and we've actually seen a lot of customers here," Li said. "We're planning to participate again next year."



With the fair's offerings continuing to grow in number, the fourth annual edition of the fair promises to be even bigger and more exciting than the third - especially if the weather cooperates.

If you are thinking about buying or selling a home in North Markham, or simply curious to meet the team and see what we're all about, we invite you to drop by our branch office at 735 Markland St or give them a call at (905) 888-8188.

Article by Christopher Cooper.

Web Content Developer, Living Realty Inc., Brokerage



Chris Tam*
(416) 505-6625

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For more information, contact:

Chris Tam* - Manager
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Ting Sun Ng*
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Annie Ip*
(416) 561-7838



Flora Lau*
(416) 727-5524



Shirley Leung*
(416) 318-8844



Ruby Lau*
(647) 818-8181



Michael Leung*
(416) 564-1180

*sales representative **broker



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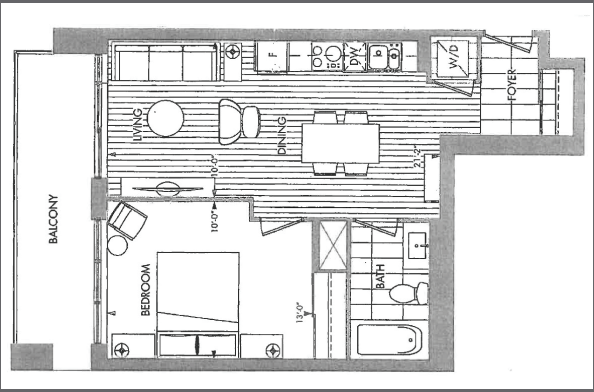


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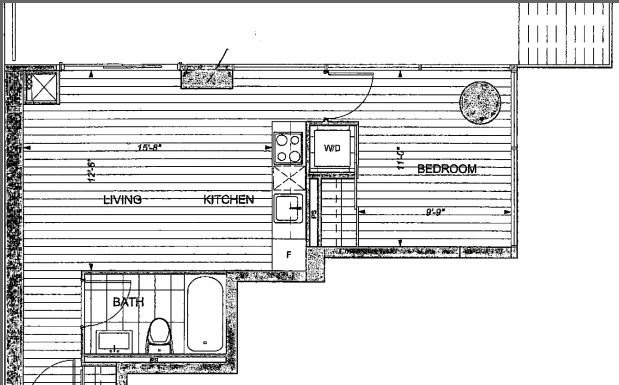
Woodbine/Elgin Mills
4 Bedrooms + 2 Ensuities Freehold Townhouse With 17' Ceiling Family Room; Double Driveway; Walk To Park; Easy Access To Hwy 404. \$\$\$ Upgraded Property; Pride Of Ownership.

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HwY 7/Birchmount - Assignment
Lower PH One Bedroom 541 Sq. Ft. With Parking & Locker. Unobstructed City View; Occupancy Nov 2015

\$295,000



Bay/Bloor - For Lease
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York/Front - Assignment & Lease
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Sally Kwok Sales Rep.
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Warden/Major Mackenzie
Prestigious Custom Built Home in Cachet Estates. Grand Foyer With Approx. 21' Cathedral Ceiling at foyer; Main Fl, 9' ceiling on 2nd Fl. Designer Gourmet Kitchen: Granite Counter, Solid Maple Stair With Wrought Iron Pickets. Finished Basement With Spacious Multi-Function Recreation Room.

\$2,398,000



Finch/Midland
Skycity Shopping Centre, Units are Fully Renovated, Move-in condition, Great Exposure with Busy Traffic. Two Connected Units with Wide Store Front.

\$25/sq.ft.



Ruby Lau Sales Rep.
(647) 818-8181
rubylau@livingrealty.com



@realtor.rubylau



@ruby_laukayan



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Burnhamthorpe/Confederation - Mississauga
Bright & Gorgeous Large Corner Unit!! Excellent Central Located In The Heart of Mississauga. Walking distance To Square One, Central Library & YMCA; Min. Away to 3 Main Hwy.

\$1,680/Month



Kennedy/Sheppard - Toronto
1st Floor 9 ft. Ceiling Commercial/Office + 2nd Floor 1 + Den Residential Unit; Walk to Agincourt Mall & Walmart, TTC & GO Station. Practical Layout; Newly Renovated. Underground Parking + 2 Lockers. Perfect For Investors Or First Time Buyers.

\$248,800



Kennedy/14th - Markham
5000+ Sq.Ft. Truly Remarkable Master Piece in South Unionville with 3 car garage. Luxurious Amenities (Granite, Marble & Quartz), Designer Built-In Appliances, Multiple Fireplaces & Crystal Chandeliers. Indoor Saltwater Pool (Solar Powered Water Heater), Hot Tub & Sauna. Seeing Is Believing!

\$2,575,000



Leslie/Finch - Toronto
4+1 bedrooms, Double-car Garage, Premier Lot On Quiet Street. Renovated Kitchen With Granite Counter Top; Remodeled Breakfast Area Walkout To South-facing Deck; A Modern Decorating Living & Dining Rooms; Finished Basement + Ensuite; Rare Offer!

\$968,800



735 Markland Street Unit 12, Markham, Ontario L6C 0G6 (905) 888-8188

This is not intended to solicit any listing currently under contract



Adrienne Kong Sales Rep.
(647) 972-8785
adriennekong111@gmail.com



Bayview/16th - Prestigious Bayview hill community, totally breathtaking with finishes of incredible taste & style, Grand foyer with spectacular skylight, 5" hardwood thru out, 2 master rooms w/superior quality custom closet, heated flr and heated toilet seat in all washrooms, Gourmet kit, garburator, Grohe faucets, Coffe ceiling, Miele washer/dryer at 2nd flr. A house that you'd love to entertain your guest be it at the oversized kitchen/ breakfast or b'ment w/100" Projector screen, too many to list, come & see it yourself.

\$1,800,000



Helen Lee
Sales Representative
(641) 712-1282
helenlee@livingrealty.com

Leslie/Sheppard
1+Den South Facing Penthouse. 9' ceiling & Floor-to-ceiling Windows With Extra Large Balcony. S/S Appliances, Granite Countertop & Laminate Throughout. 1 Parking & 1 Locker Included. Investor First Choice, Currently Tenanted At \$1900/month.

\$338,000



Maggie He Sales Rep.
(416) 843-5181
miaomaggie2003@hotmail.com



Kennedy/Major Mackenzie
Beautiful Private Loft Style Townhouse; 9' Ceiling, Upgraded Kitchen W/ Backsplash. Steps To Top Ranking Pierre Elliot Trudeau H.S. Well Maintained & New Hardwood Floors On Levels. Walk To Plaza, Restaurants, Bank, Parks & Playground.

\$588,000



Kennedy/Major Mackenzie
Bright & Lovely Townhouse in Desired Berczy Park. Steps to top ranking Pierre Elliott Trudeau H. S. Well Maintained and New Roof (2014). Walk to plaza, restaurants, banks, parks, and playground.

\$558,000



Don Mills/Finch
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Don Mills/McNicoll
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McCowan /Hwy 401
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Peter Poon Broker
(416) 616-7160
peterpoon@livingrealty.com

Call for details!



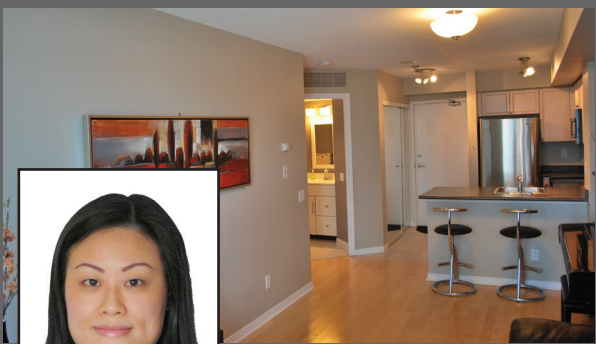
A remarkable and unprecedented masterpiece has arrived in South Richvale, one of the most luxurious neighbourhoods of the Greater Toronto Area.

From the moment you walk through the 9 foot double mahogany entrance you will feel like royalty. Ultra high-end finishes, carefully thought-out design elements, and a beautiful aura complete a home too exquisite for words. Think large outdoor soirees, or entertaining in style in your own movie theatre. The open concept main floor is perfect for a cocktail party or an intimate family evening alike.

Live the dream in over 12,500sq.ft. of beautifully crafted living space completed with a one-of-a-kind south facing backyard. A cascading, resort style pool and gazebo are the perfect addition to the outdoors. Prestige, privacy, and opulence were

kept in mind when designing the home. If you are looking for a home that feels just like you've set foot in heaven, look no further. The final finishing touches and the designer furniture package create an atmosphere in the home that you will instantly fall in love with. THIS is the crown jewel of South Richvale.





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Use; Now Tenanted Using As Industrial
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Or User.

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1 Yr. New 3 Bedrms End Unit Townhouse;
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Sold For 101.2% Over Asking Price in A
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Angus Glen

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* User or Investment 自用及投資

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* Attached, 3 Stoery, Located in the heart of Chinatown
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* Hardwood, Laminated & Ceramic flooring through out
* Excellent opportunity for investment
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* ~5000 sq ft & 1300 sq ft. Units, Lots of Parkings; Great Exposure
* Suitable for Restaurant & Many Other Retail & Professionals
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* Suitable for Office, Professionals

萬錦市, 烈治文山 旺舖寫字樓出租

* 寫字樓 400 呎起。旺舖 1300 至 5000 呎; 有大量泊車位

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*** Bloor St W & Ossington (Little Italy)**

* Ground Floor Commercial; 2 One Bedroom Apt Upstairs
* ~1600 sq ft. Fully Tenanted
* Over 5% Return plus Appreciation
* Great Investment with Steady Income
* Priced for Quick Sale 促銷價, 穩陣回報

\$1,200,000

North York 北約克商業舖位投資



*** York Mills & Don Mills**

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* 3778 sq ft., Superb Tenant with Long Lease
* Seven (7) Parkings included
* Excellent Investment ; over 6% return
* 有長約租客 ; 6% 穩定回報

LISTED & SOLD

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* Very Profitable Chinese/Thai Takeout Restaurant
* Same Business for 9 Years; Low Rent; Seller Retire
* Get Your Investment Back in One Year
* Please Call for Details

奧沙華外賣餐館平讓

* 奧沙華 Stevenson Rd 夾 Annapolis

\$48,000



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