

Sovereign

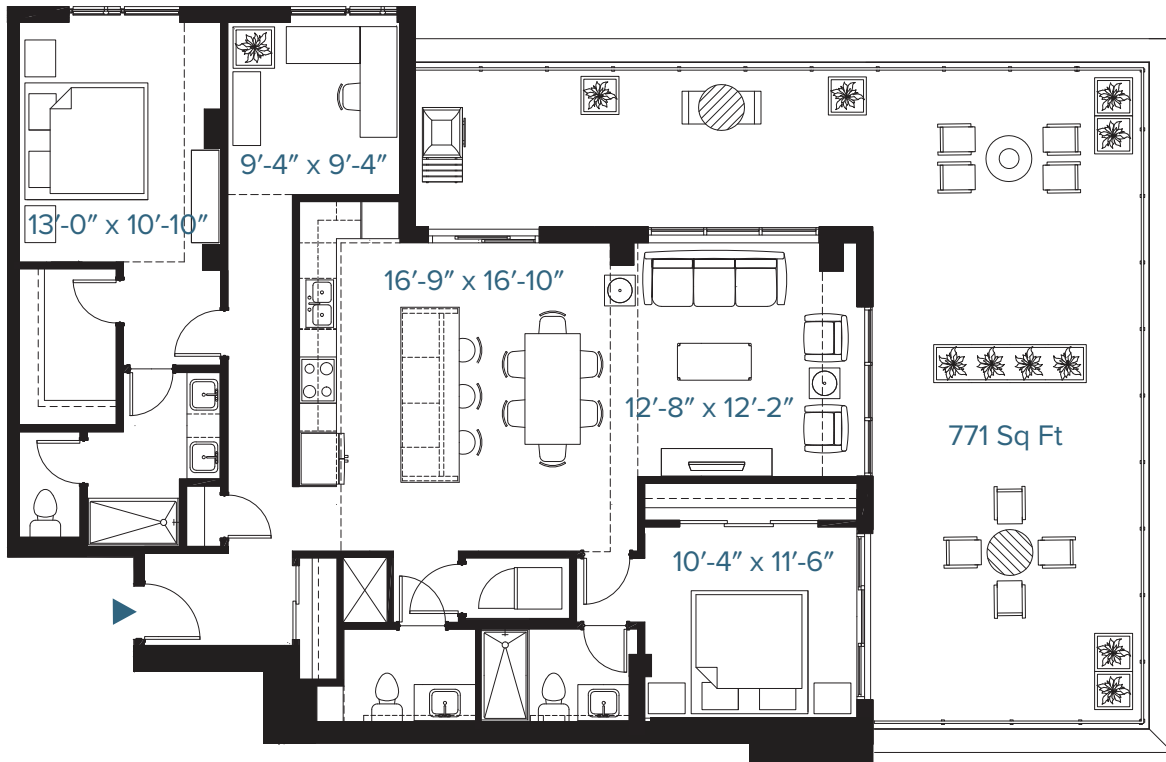
17TH AVENUE

PH A LEVEL 12

1,452 SQ FT | 2 BED + FLEX | 2.5 BATH

Q1 2027 Possession





Palette 2 - Kitchen

Dawn



Palette 1 - Bathroom

Dusk



SUITE FEATURES

- 771 SQ ft NW facing balcony – city skyline views
- Two-Toned soft close Kitchen Cabinets & Modern gray cabinets in the bathroom
- Large custom kitchen island with Coral Clay countertops & built-in drawer Microwave
- Stainless-steel Kitchen Aid Appliance Package
- Master bedroom with large walk-in closet
- Ensuite with dual sinks; heated tile floors & oversized shower
- Flat painted ceilings, floor to ceiling windows & Luxury Vinyl flooring
- Discreet in-suite laundry room
- Den or flex Room
- Blinds included
- Central A/C included
- Includes titled underground parking and 3 storage lockers

Professionally selected colour palette.