

Mile & Creek

750 Whitlock Ave, Milton



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*Images are for illustrative purposes only. Photos of actual unit not yet available.

Assignment Sale – Stunning 1+1 Condo in Prime Location | \$639,900

Welcome to this incredible assignment opportunity – a modern 1+1 bedroom, 1 bathroom condo with a private balcony and 1 parking spot, perfectly designed for stylish urban living. With 577 sq. ft. of well-utilized space, this open-concept layout offers comfort, flexibility, and a touch of luxury. Estimated occupancy is set for **Fall 2025**, giving you time to plan and invest in your future.

Enjoy a wealth of upscale amenities including:

- Concierge service for added convenience
- State-of-the-art Fitness Centre with Yoga Studio
- Co-Working Lounge ideal for remote professionals
- Entertainment Area & Social Lounge to host or relax
- High-tech Media Room for immersive experiences
- Pet Spa for your furry companions
- Expansive Rooftop Terrace with BBQs and stunning views

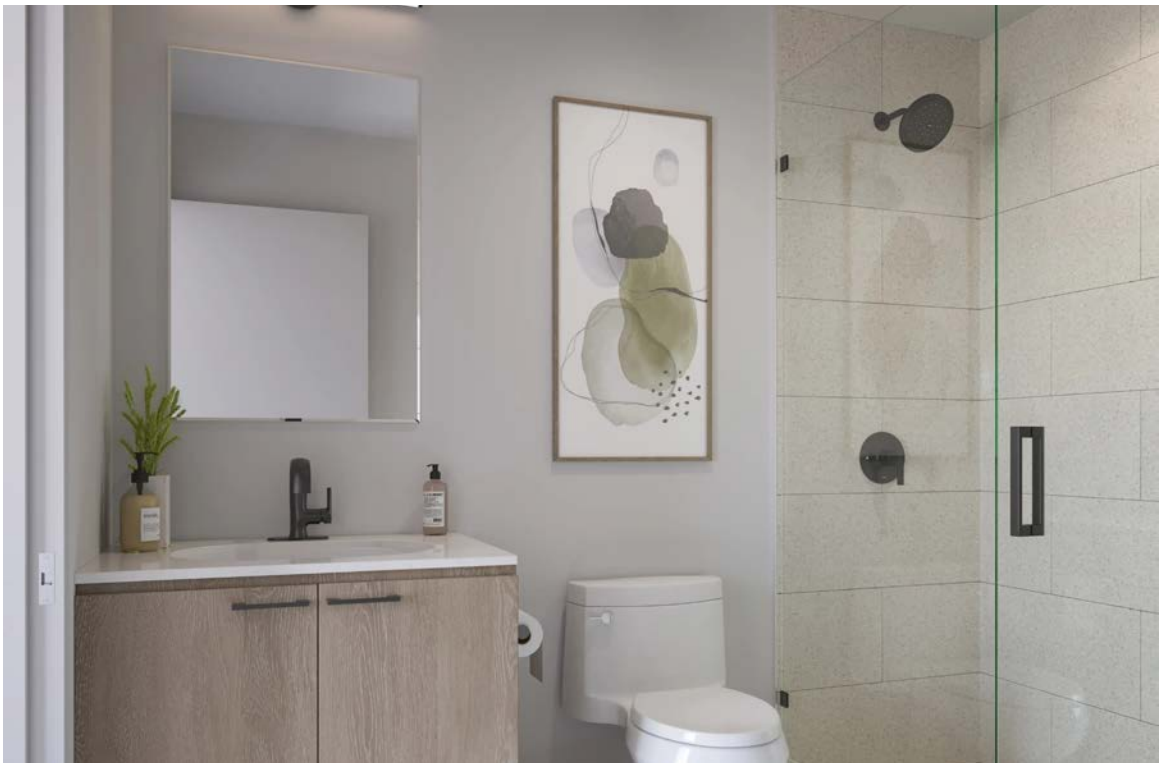
Perfect for first-time buyers, investors, or anyone seeking the ideal blend of lifestyle and location. Don't miss your chance to secure this assignment at today's price!



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Amenities



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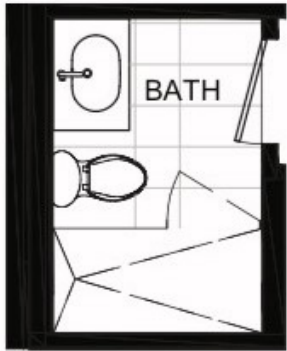
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FLOOR PLAN

1+1 bedroom
1 bathroom + balcony
577 sq ft



OPTIONAL GLASS SHOWER



FEATURES & FINISHES

Standard Suite Finishes

- Balconies/terraces*
- Sliding doors with screens* or swing doors* to outside balcony or terrace*
- High efficiency windows with screens on operable windows
- Individually controlled in-suite HVAC system
- Custom designed solid core suite entry door with contemporary hardware
- 6’ 8” interior swing doors with contemporary hardware. Framed mirrored sliders at foyer closet and whiteboard bedroom closet sliders as per plan
- Ceiling height of approximately 9’ on floors 2-7, 12’ on ground level suites and approximately 10’ on the 8th floor (excluding bulkheads, as per plan)
- Smooth painted ceilings throughout
- White paint throughout entire suite
- All trim and doors painted in white
- Single plank laminate flooring in foyer/entry, hallways, living/dining areas, bedroom(s), den, and walk-in closets*
- Contemporary 4” baseboards with coordinating door casing
- Closets include plastic coated wire shelving
- White Decora style receptacles and switches
- In-suite fire sprinkler system*
- For Standard Selections Purchasers to choose from one of three Vendor selected standard colour packages as shown in the Design Studio at time of Design appointment

Laundry

- In-suite laundry facilities include stacked washer and dryer
- Vendor’s pre-selected white floor tile in finished laundry area

Electrical

- Individual 100-amp service panel within suite
- Pre-wired for one Ethernet outlet
- Ceiling light fixtures in foyer, hallway(s), kitchen, bedroom(s), den, and walk-in closets*
- All balconies or terraces include electrical outlet(s)*
- All appliances connected and ready to use

Bathroom (Primary and/or Ensuite)

- Custom designed cabinetry and quartz countertop with square edge
- Decorative lighting in all bathrooms
- Bevelled mirrors approx. 36” high in all bathrooms
- 12”x24” porcelain/ceramic floor tile
- 5’ bathtub* complete with full height wall tile
- Chrome bathroom fixtures
- Exterior vented exhaust fan in all bathrooms
- Privacy lock on all bathroom doors
- Water efficient toilets, showerheads, and faucets

Kitchen

- Custom designed kitchen cabinetry and quartz countertop with square edge
- Single stainless steel under mounted sink
- Polished chrome, single lever, pull out kitchen faucet
- Ceramic tile kitchen backsplash
- LED track light fixture with adjustable light heads
- “30” stainless steel appliance packages, including refrigerator, slide-in range, and microwave/hood fan with 24” dishwasher, as per plan

Bedroom

- Bedroom entry door(s) feature contemporary styled interior swing door(s) with lever handles* or sliding door(s)* and bedroom closet swing door(s) or sliders*
- Ceiling light in bedroom area(s) and walk-in closet(s)*

Additional Features

- ONE (1) Smart thermostat will be provided per suite on the main fan coil or equivalent model and ONE (1 Smart thermostat for secondary fan coil unit or equivalent model*
- Individual hydro and water suite consumption metering
- Protected under Tarion Warranty Corporation (formerly The Ontario New Home Warranty Program)
- Smart home technology with Resident App

*Purchasers understand that the texture and smoothness of the finish on surfaces will be to industry standards. The Vendor shall have the right to substitute other products and materials for those listed in this schedule or provided for in the plans and specifications provided that the substituted materials are of a quality equal to, or better than, the products and materials so listed or so provided. Colours and specific finishes will depend on Vendor’s package as selected. All specifications, dimensions and materials are subject to change without notice. E.& O.E. // *In applicable suites as per Vendor’s plan.*

Site Plan



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AREA



When you choose Team McDadi, **you help**

Team McDadi is a proud supporter of numerous charitable organizations, sports programs and community events

- ▶ Clarkson Christmas in the Village
- ▶ Clarkson Halloween in the Village
- ▶ Erindale Little League Tennis Canada
- ▶ Family Jingle and Mingle
- ▶ Heartland Dragons Minor Hockey Association
- ▶ Hoops for Her
- ▶ Mississauga Girls Hockey League
- ▶ Mississauga Santa Claus Parade
- ▶ Port Credit Buskerfest
- ▶ Princess Margaret Hospital Association
- ▶ Port Credit Skating Club
- ▶ Sick Kids
- ▶ Rouge Valley Health System Foundation and Club
- ▶ The Art of Giving
- ▶ Schizophrenia Society of Ontario
- ▶ Tennis Canada
- ▶ The Compass Food Bank
- ▶ The Mississauga Food Bank
- ▶ The Mississauga Tigers



Sam McDadi Real Estate Brokerage **is proud to donate a portion of each sale to the**

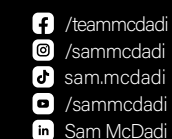


In 2018, Team McDadi donated \$250,000 to Trillium Health Partners Foundation.
In 2020, we increased our pledge to donate \$1,000,000.



**Official Real Estate Brokerage
of the Toronto Raptors**

Sam McDadi BSc., M.B.A. Sales Representative.



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Milton 1264 Main St E.	905 876 1300
Oakville 78 Lakeshore Rd W.	905 845 1500
Toronto 3311 Yonge St	416 544 1500
Burlington 3-4130 Fairview Street	905 333 1100
Hamilton 110-442 Millen Rd	905 664 5100