



TEAM PRECON-BY-DAVE

   realtor_dave_chowdhury

 Signature Realty
IND. OWNED & OPERATED BROKERAGE



**ONE YEAR OF FREE PROPERTY
MANAGEMENT BY TEAM
PRECON-BY-DAVE
OR GIFTS IPADS, IPHONE,
APPLE WATCH**



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Signature Realty
IND. OWNED & OPERATED BROKERAGE

*Not intended to solicit those under contract with another Brokerage. Terms and conditions apply.

**Milton Master Planned Community For
Under \$1000 Per Square Foot!**



Mile & Creek



Discover Urban Living & All That Milton Has to Offer

Part connection & part calm. Home & all the urban happenings. A place steeped in history & spurring innovation. Milton is the land of “ands”, not “if onlys”. At the centre of this coming together is Mile & Creek – a urban mid-rise condo-community comprised of everything you need & even more than you imagined. Close to amenity & tucked away from congestion.

Room to grow & a space to call your own. Set against protected trails & set storeys high above expectation, Mile & Creek merges you with modern living, comprised of spacious suite designs and ample urban amenities. Spend your days at the Amenity Pavilion, a 3-storey interactive space where neighbours become friends, workouts turn into hangouts, spaces develop into sanctuaries, and family nights turn into starry nights at the rooftop terrace.

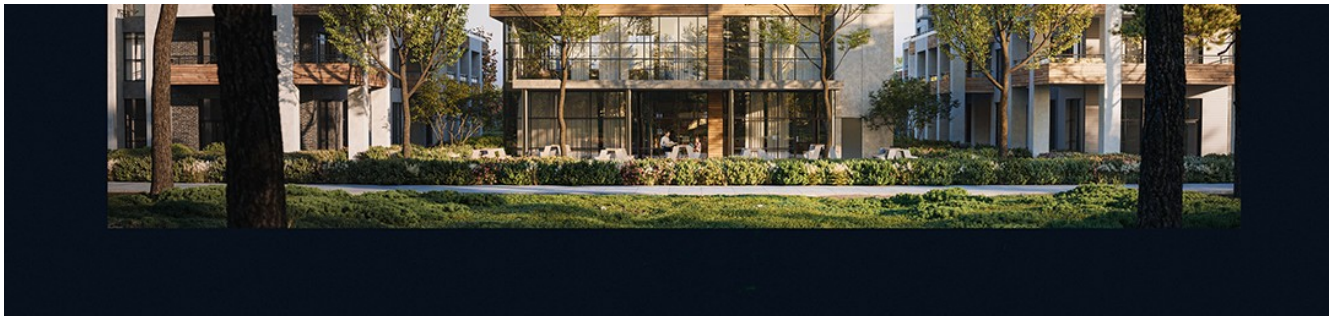
- ✓ Mins Milton GO Station
 - ✓ Prices Starting from the 500's
 - ✓ Free Assignment
 - ✓ Phase 1 of a 6 Phase Development
 - ✓ AAA Builder - MATTAMY HOMES
 - ✓ MILTON Ranked #6 on Canada's Top 25 Best Places to Live By Moneysense!
 - ✓ Milton sits in the middle of the Toronto-Waterloo innovation corridor - 2nd largest technology cluster in North America!
 - ✓ Milton is on the fastest growing municipalities in Canada- expected to increase by 62% from 2021 to 2031!
-



700

Mile &





What You Need To Know

Developer: Mattamy Homes

Location: [770 & 760 Whitlock Ave, Milton](#) (Thompson Rd S & Louis St. Laurent Ave)

Architect: KNYMH

Total of 6 buildings in the Master Planned Community

Phase 1: Building 1 & Building 2

Building 1: 133 units

Building 2: 93 units

Suite Type: Mix of 1Bed, 1B+Den, 2Bed, 2B+Den, 3Bed, 3B+Den

Suite Size Range: 503 sqft. - 1039 sqft.

9 - 12ft ceiling heights

Geo-Thermal Heating & Cooling

SIX

TOTAL NUMBER
OF BUILDINGS



BUILDING 6

BUILDING 4

BUILDING 1

BUILDING 5

BUILDING 3 AMENITY

BUILDING 2

MASTER-PLANNED COMMUNITY INFO

770 & 760
WHITLOCK AVE.
MILTON, ONT.



REASONS TO INVEST

MATTAMY-MADE.COMMUNITY APPROVED.

For over four decades, Mattamy Homes has honed its skills and refined its craft. The company has had the privilege of building homes for over 100,000 families, while quietly growing its world-class condominium portfolio.

WHERE HIGH DEMAND MEETS LOW SUPPLY.

Mile & Creek is perfectly situated in the GTA's fastest growing and selling community, making it an enduring investment opportunity.

ACCOMODATES THE GROWING POPULATION.

Mile & Creek is a sensible investment opportunity, with an estimated 60% population growth in Milton by 2031*.

A GOOD FINANCIAL FIT.

Purchase price vs rental rates are highly attractive in comparison to other high-demand GTA locations.

LOCATED IN THE MIDDLE OF IT ALL.

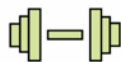
Milton offers an exceptional balance of live, work, and play with some of the province's premiere urban amenities, innovation hubs, and natural recreation in close proximity.

The Clubhouse Amenity Pavilion

Part community centre, part immersive experience, The Clubhouse amenity pavilion is where residents, family & friends can relax & unwind, connect & disconnect, & take in all Mile & Creek has to offer. Discover 3 floors of amenity-rich spaces, including a media room, co-working space, fitness centre, concierge, social lounge, entertainment area, and an expansive rooftop terrace with BBQ's, dining area and fireside lounge overlooking protected greenspace



3 FLOORS OF AMENITY
RICH SPACE



FITNESS CENTRE WITH
YOGA STUDIO



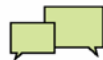
EXPANSIVE ROOFTOP
TERRACE OVERLOOKING
PROTECTED GREEN SPACE



STATE-OF-THE-ART
MEDIA ROOM



CONCIERGE



ENTERTAINMENT AREA &
SOCIAL LOUNGE



PET SPA



CO-WORKING
LOUNGE



Clubhouse Amenity Pavilion

-  3 Floors of incredible amenities
-  State Of The Art Media Room
-  Fitness Centre with Yoga Studio
-  Entertainment Area & Social Lounge
-  Co-Working Lounge
-  Rooftop Terrace
-  Concierge
-  Pet Spa

TRANSPORTATION

Conveniently located just 5 Minutes from the Milton GO Station, featuring both GO Train & GO Bus Services, and just 6 Minutes from Highway 401 & 8 Minutes from Highway 407 -- travelling throughout the GTA will be a breeze!

10 minutes to Highway 401 & 407

10 minutes to Milton GO Station

20 minutes to Bruce Trail

15 minutes to Rattlesnake Point Conservation Area

25 minutes to University of Toronto Mississauga

9 minutes to Milton Common Shopping Mall

11 minutes to Milton's Farmers Market

10 minutes to Milton Sports Centre

Minutes to an abundance of local dining, shops, retail, cafes, parks, schools, recreation and more that Milton has to offer.

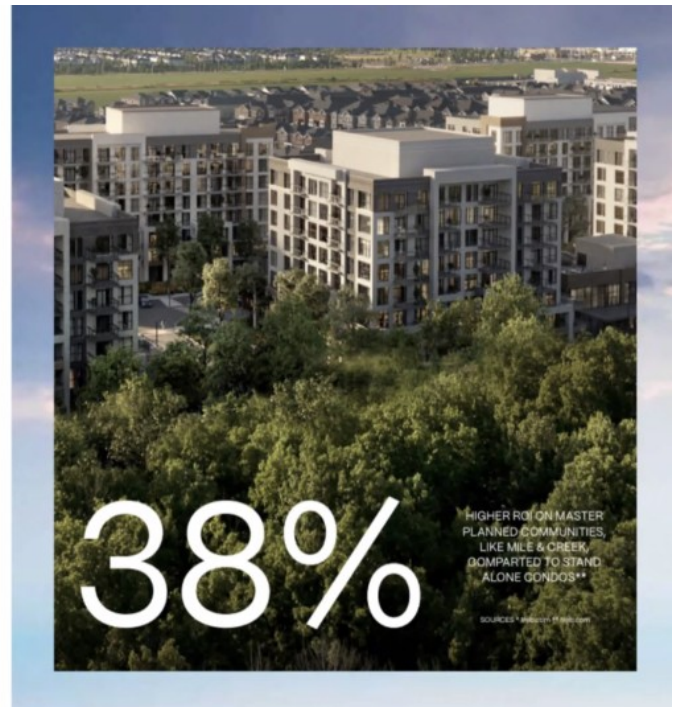
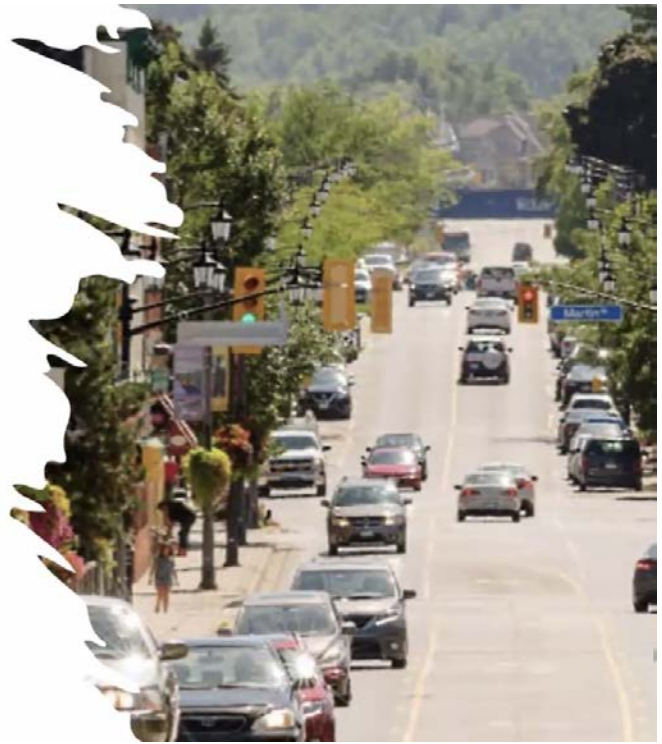
SHOPPING

Less than 20 Minutes from all of your shopping needs at Toronto Premium Outlets which is expanding with an additional 140,000 sq ft of retail space and over 40 new retailers & Erin Mills Town Centre which features 200+ stores & services



Milton Quick Facts

- **Technical Innovation** - Second largest tech cluster in North America
- **#6** Ranking on Canadas best places to live
- One of Halton's **most ethnically diverse** populations
- One of the youngest and most vibrant communities in the GTA with a Median age of **35.3**
- **5.6% unemployment rate** is lower then the provincial and Canadian avg
- Public Schools - (7% higher test scores than National Avg of 67.5)
- One of the **fastest growing municipalities** in Canada



Rapidly Growing City

- **Population Growth** - 60% growth over the next 10 years
- **Job Growth** - Ranked #1 in employment growth in the Halton Region
- **Educational Growth** - New Wilfred Laurier campus in Milton that will be able to accommodate approximately 6,700 students
- **Industrial & Commercial Growth** - 9.4 million sq ft of commercial/industrial

development coming

- **Downtown Milton** - One of 25 Urban Growth Centres. 200 people and jobs per hectare by 2031.
-

Stay Connected To Urban Conveniences.

AMENITIES

- First Ontario Arts Center
 - Milton Public Library
 - Milton District Hospital
 - Milton Farmers Market
- Elements Casino Mohawk
- Toronto Premium Outlet Mall
 - Milton Mall
- Milton Smart Centerdos!

SCHOOLS

- Wilfred Laurier
- Conestoga College
- 8 Secondary Schools*
- Multiple public school

Rental Rates have increased from \$1,820 in March 2021 to \$2,145 in March 2022.

That is a 15% increase in 1 year!

LIFE IS COMING TOGETHER IN MILTON.

400 ACRES

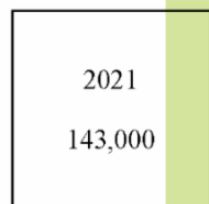
LAND DEDICATED TO NEW WILFRED LAURIER MILTON CAMPUS*

9.4 SQUARE MILES

OF COMMERCIAL/INDUSTRIAL DEVELOPMENT PLANNED**

60%

INCREASE IN POPULATION IN THE NEXT 10 YEARS***



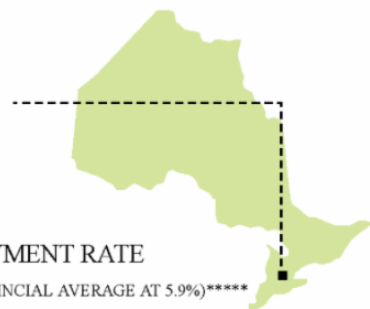
2021
228,000

MILTON POPULATION

TOP 5

HOUSEHOLD INCOMES IN ONTARIO****

5.6% MILTON'S UNEMPLOYMENT RATE (LOWER THAN THE CANADIAN & PROVINCIAL AVERAGE AT 5.9%)*****



#ONE

RANKING IN EMPLOYMENT GROWTH IN ALL OF HALTON REGION*****

DEPOSIT STRUCTURE

Best Ever Inaugural Incentives 

For A Limited Time Only - Up to \$80,000++ in Incentives**!

0 Development Levies**

10% - 5% Deposit before closing

One Year Free Maintenance

Locker Included**

Up to 2 Parking's Included**

Free Assignment**

Free Right to Lease**

Exclusive Platinum Incentives

Guaranteed First Access
Preferred Floor Plans
Best First Round Pricing
Capped Development Charges
Free Assignment
Right to Lease During Occupancy
Extended Deposit Structure

ABOUT THE DEVELOPER



Mattamy Homes is a Canadian home builder, founded in Toronto by Peter Gilgan in 1978. One of the largest privately owned builders in North America, Mattamy Homes is Canada's largest residential home builder and top-25 builder in the United States

REGISTER FOR EARLY ACCESS TO PRICE LIST AND FLOOR PLANS

CLICK FOR SUBMITTING WORKSHEET



For submitting the worksheets you can also text/email the below details to : 437-288-6477/ preconbydave@gmail.com

1. Full Name of Purchaser(s)
2. Contact Phone #(s)
3. Contact Email(s)
4. Occupation and Name of company
5. Copy of Driver's Licence(s) - (you can send via text or email)
6. Unit(s) of interest in order of preference

ROYAL LEPAGE
PRESIDENT'S GOLD
AWARD 2021

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