

Sale Prospectus for #70 Cottage Drive West

All offers or expressions of interest will be accepted until 30 April 2023, at which time all offers will be opened and ranked according to the amount offered and any conditions or contingencies were that were stipulated. Simple cash offers with no conditions or contingencies will be preferred.

Contact information will not be shared with anyone, and all personal information be deleted after the property is sold or upon request. All interested parties will receive any new information regardless of their offer; and may respond with an amended offer if they wish. Initial offers and amended offers are not binding. Offers can be increased, reduced, amended, or withdrawn at any time during negotiations.

Final (binding) offers will employ a formal legal document such as the Ontario Real Estate Association (OREA) "Offer to Purchase" form (www.orea.com/standard-forms-clauses).

Until the Offer to Purchase is signed by both parties and the agreed "earnest money" has been deposited in the agreed escrow account; the sale shall be considered "tentative" and the property shall remain on the market and open to new offers. The property is offered "as is"; and the sale is not subject to HST. Interested parties are welcome to view the property by appointment and during any scheduled open-house events. Inspectors and agents are welcome, but compensation for these services shall be the sole responsibility of the buyer.

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