

352 Front Street West, Suite 1916, Toronto

**Location. Layout. Luxury. Liveability.
Welcome Home.**



Downtown Living, Elevated.

Welcome to Suite 1916 at FLY Condos, a rarely offered Thomson-model corner suite surrounded by floor-to-ceiling windows and an expansive wraparound balcony. Its exceptional positioning captures spectacular CN Tower and city views, along with incredible sunrises and sunsets.

- ✓ **Floor-to-ceiling windows & 9-foot ceilings**
- ✓ **Owned underground parking**
- ✓ **Over 800 sq. ft. combined indoor & outdoor space**
- ✓ **Fully renovated, spa-inspired bathroom**
- ✓ **Extensive custom built-in cabinetry & storage**

Bright, open and exceptionally liveable, Suite 1916 combines the qualities that matter most in downtown living: space, natural light, outdoor living, storage and parking, all within one of FLY's most distinctive 1-bedroom layouts.

Downtown Living with Room to Breathe.



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MLS:

Presented by
George Tremis, Broker



Luxury Meets Liveability

- ✓ **Updated kitchen with quartz countertops**
- ✓ **Built-in stainless steel appliances**
- ✓ **Refaced soft-close kitchen cabinetry**
- ✓ **Custom entry & closet organizers**
- ✓ **New laminate flooring & smooth ceilings**

Step Inside. Look Around. Look Out.

Bright. Open. Remarkably Liveable.

Floor-to-ceiling windows immediately define the experience of Suite 1916, filling the open-concept living space with natural light and connecting the interior to the city beyond. Combined with 9-foot ceilings and the wraparound balcony just outside, the suite feels open, airy and remarkably spacious.

The kitchen is integrated naturally into the living space, with quartz countertops, a custom backsplash, built-in stainless steel appliances and refaced soft-close cabinetry. Additional custom cabinetry adds valuable storage without compromising the clean, contemporary aesthetic.

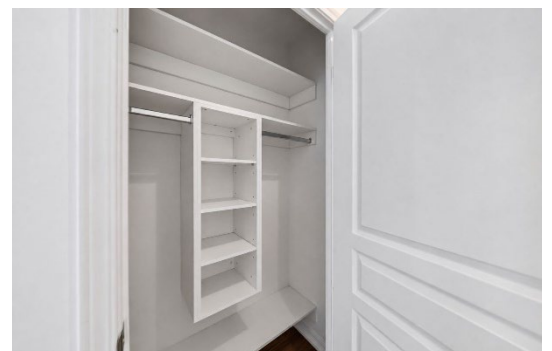
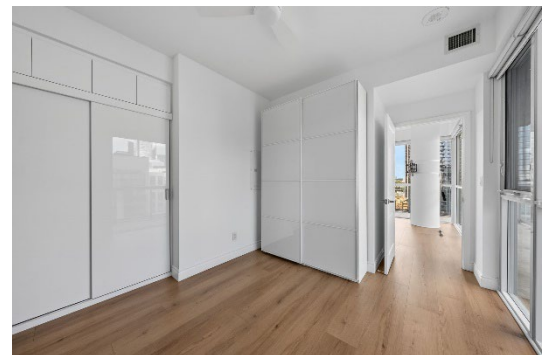
The bedroom continues the suite's emphasis on light and functionality, with floor-to-ceiling windows, a double closet with custom organizer, an IKEA PAX wardrobe and ceiling fan.

Luxury That Works for Everyday Life

Some of the suite's best upgrades aren't simply about how the home looks, but how well it works. Extensive custom cabinetry and storage have been thoughtfully integrated throughout, maximizing functionality while keeping the living spaces clean and uncluttered.

- ✓ Custom entry cabinet for shoes & jackets
- ✓ Custom entrance closet organizer
- ✓ Additional custom kitchen cabinetry
- ✓ Bedroom closet organizer & PAX wardrobe
- ✓ Zebra window coverings throughout
- ✓ Custom TV wall mount on support column

Everything in its place. More room to live.



More Than a Condo.

A View of Your Own.

Your own outdoor space.

The approximately 228 sq. ft. wraparound balcony expands everyday living outdoors, with generous space to relax, entertain and take in the city from above.

From Sunrise to Sunset

Exceptionally positioned, the suite captures incredible sunrises and sunsets, with spectacular CN Tower and city views unfolding through the floor-to-ceiling windows and across the wraparound balcony.

Morning coffee. Evening drinks.

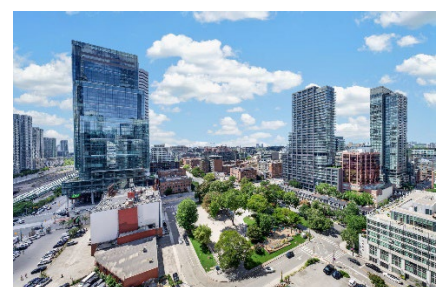
A city at your feet.

Whether you're starting the day outside, entertaining friends or unwinding as the city lights come on, the balcony gives you a rare opportunity to enjoy outdoor living in the heart of downtown.

Connected to Everything.

Step outside FLY Condos and you're in the heart of downtown Toronto, within walking distance of the Financial District, Union Station, PATH, King West, the waterfront, restaurants, shopping, sports and entertainment.

**Walk more. Commute less.
Enjoy more.**



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