



PINEMANSIONS III



PINE MANSIONS III • 5837 DUNN STREET NIAGARA FALLS • 905-262-2222 • pinemansions.ca



Main Entrance

Apartment Building
6 Storey - 56 Suites

Artist concept and design, subject to change without notice.

Sidewalk

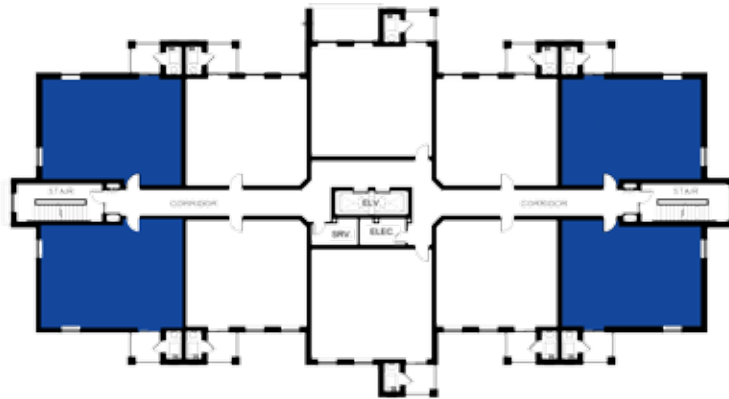
Dunn Street



SUNSHINE

1070 Sq. Ft.

First Floor	Second Floor	Third Floor	Fourth Floor	Fifth Floor	Sixth Floor
101	201	301	401	501	601
102	202	302	402	502	602
109	209	309	409	509	609
110	210	310	410	510	610



All dimensions are approximate and subject to normal construction variances and tolerances.

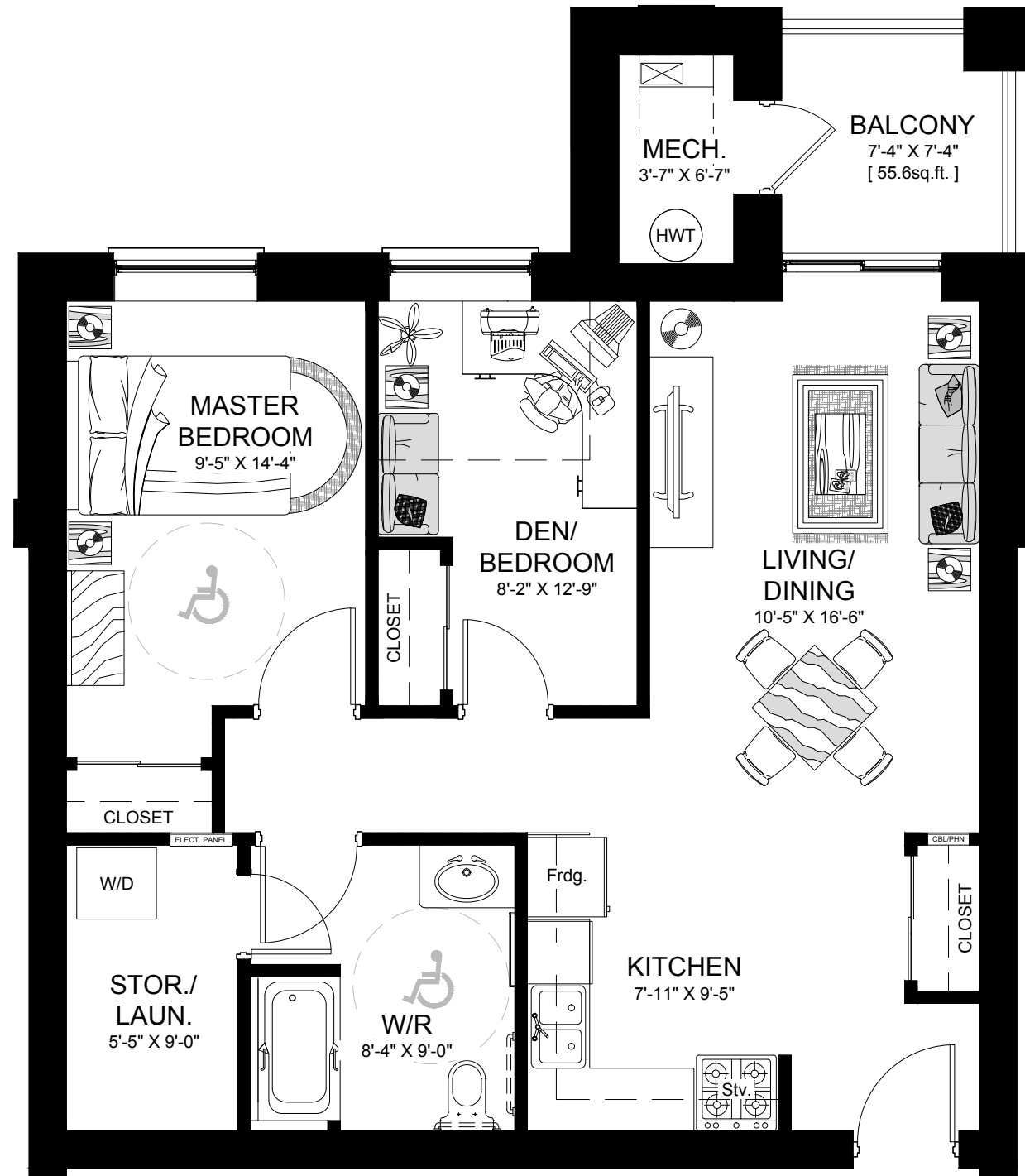
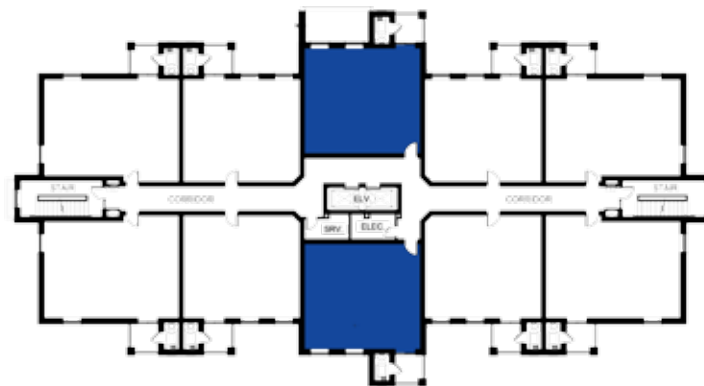




STARDUST

990 Sq. Ft.

Second Floor	Third Floor	Fourth Floor	Fifth Floor	Sixth Floor
205	305	405	505	605
206	306	406	506	606



All dimensions are approximate and subject to normal construction variances and tolerances.

RENTAL FEES



First Floor:

101	Sunshine	\$1,500.00
102	Sunshine	\$1,500.00
103	Moonlight	N/A
104	Moonlight	\$1,500.00
105	Stardust	N/A
106	Stardust	N/A
107	Moonlight	N/A
108	Moonlight	\$1,500.00
109	Sunshine	\$1,500.00
110	Sunshine	\$1,500.00

Second Floor:

201	Sunshine	\$1,600.00
202	Sunshine	\$1,600.00
203	Moonlight	\$1,500.00
204	Moonlight	\$1,500.00
205	Stardust	\$1,500.00
206	Stardust	\$1,500.00
207	Moonlight	\$1,500.00
208	Moonlight	\$1,500.00
209	Sunshine	\$1,600.00
210	Sunshine	\$1,600.00

Third Floor:

301	Sunshine	\$1,600.00
302	Sunshine	\$1,600.00
303	Moonlight	\$1,500.00
304	Moonlight	\$1,500.00
305	Stardust	\$1,500.00
306	Stardust	\$1,500.00
307	Moonlight	\$1,500.00
308	Moonlight	\$1,500.00
309	Sunshine	\$1,600.00
310	Sunshine	\$1,600.00

Fourth Floor:

401	Sunshine	\$1,600.00
402	Sunshine	\$1,600.00
403	Moonlight	\$1,500.00
404	Moonlight	\$1,500.00
405	Stardust	\$1,500.00
406	Stardust	\$1,500.00
407	Moonlight	\$1,500.00
408	Moonlight	\$1,500.00
409	Sunshine	\$1,600.00
410	Sunshine	\$1,600.00

Fifth Floor:

501	Sunshine	\$1,600.00
502	Sunshine	\$1,600.00
503	Moonlight	\$1,500.00
504	Moonlight	\$1,500.00
505	Stardust	\$1,500.00
506	Stardust	\$1,500.00
507	Moonlight	\$1,500.00
508	Moonlight	\$1,500.00
509	Sunshine	\$1,600.00
510	Sunshine	\$1,600.00

Sixth Floor:

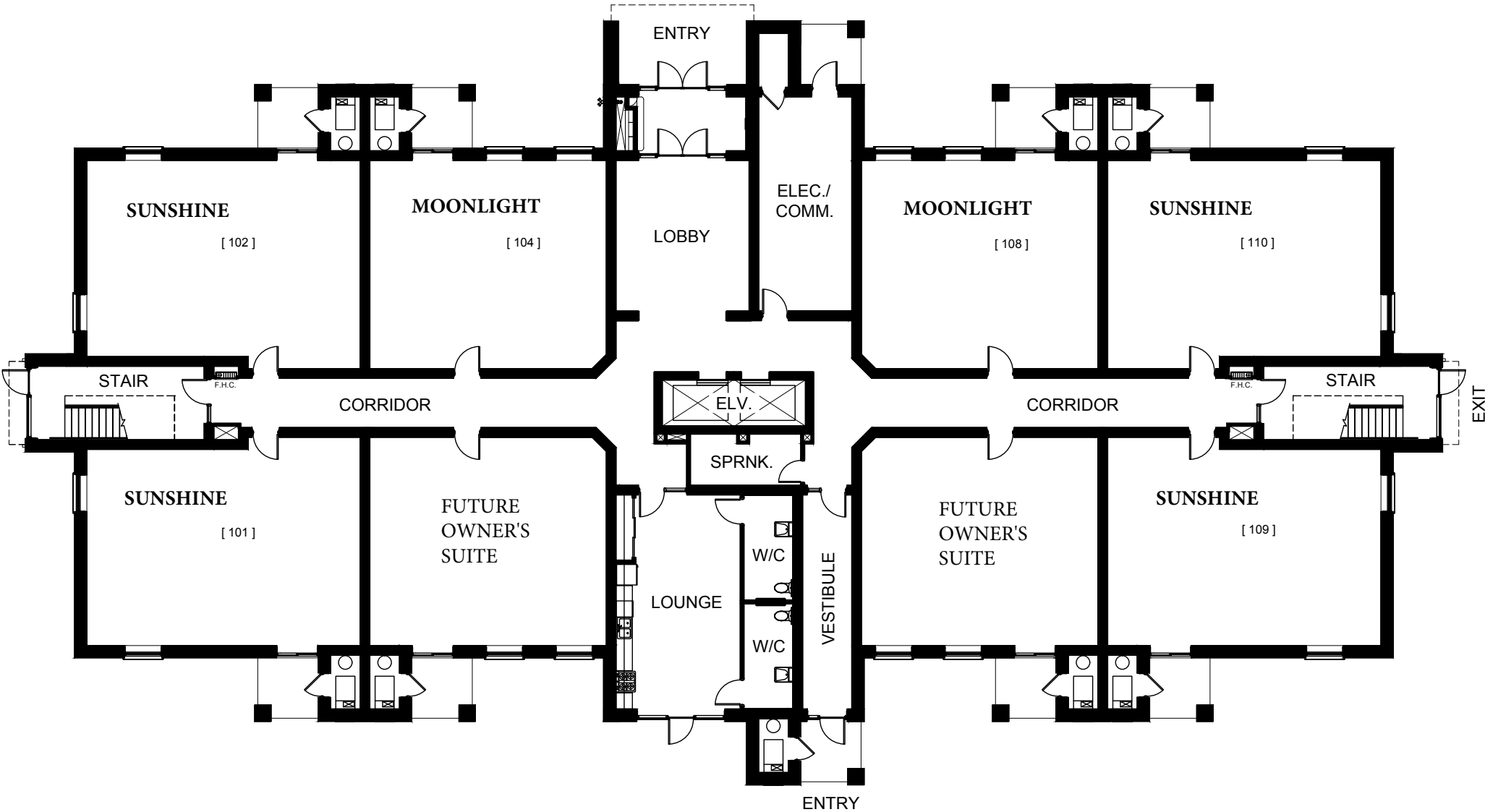
601	Sunshine	\$1,700.00
602	Sunshine	\$1,700.00
603	Moonlight	\$1,600.00
604	Moonlight	\$1,600.00
605	Stardust	\$1,600.00
606	Stardust	\$1,600.00
607	Moonlight	\$1,600.00
608	Moonlight	\$1,600.00
609	Sunshine	\$1,700.00
610	Sunshine	\$1,700.00

All prices are subject to change and are based on a monthly charge and include water and taxes.

CAVENDISH MANOR



**FLOOR
PLAN**
1st Floor



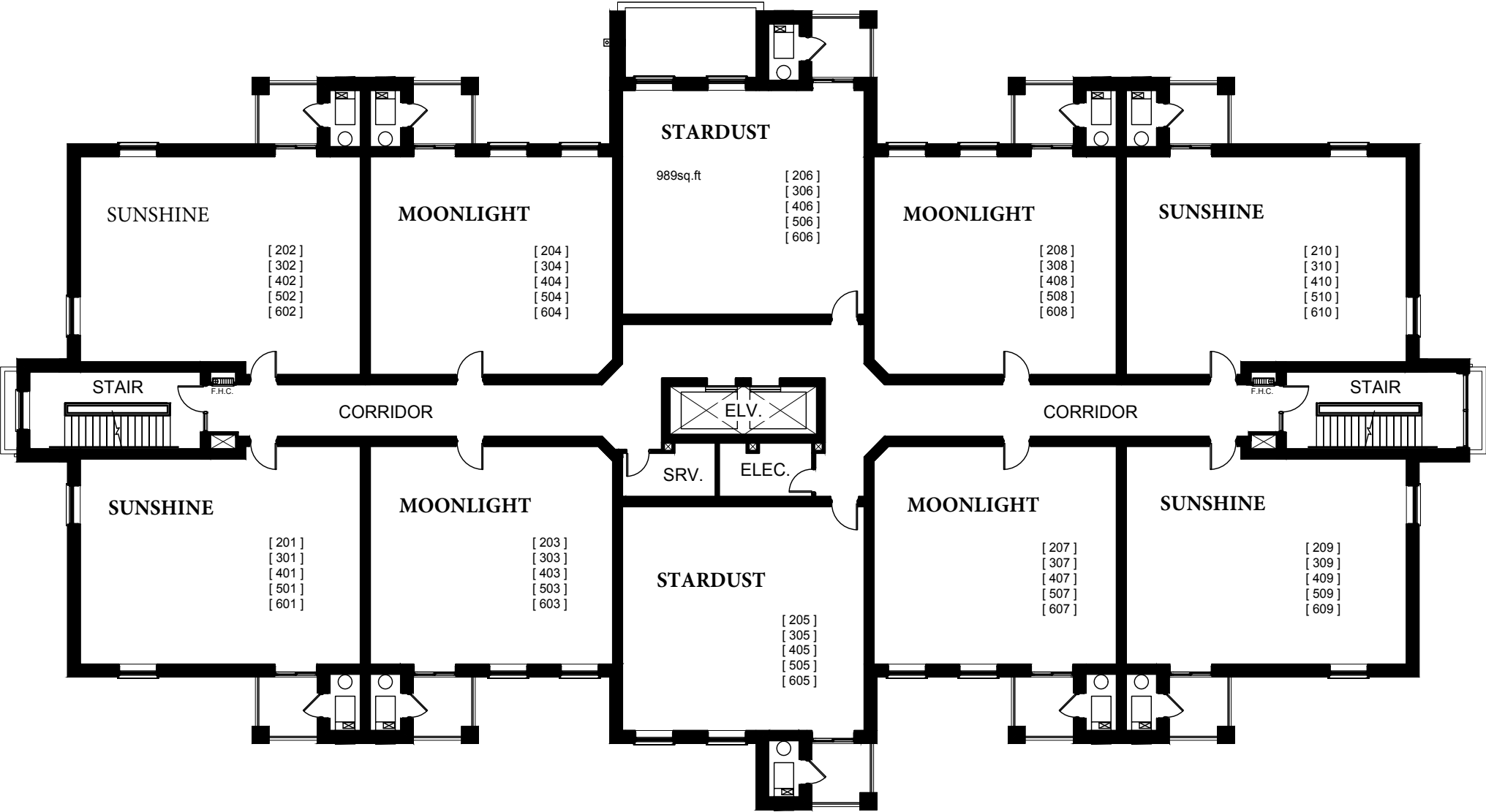
NIAGARA COLLEGE

CAVENDISH MANOR



FLOOR
PLAN

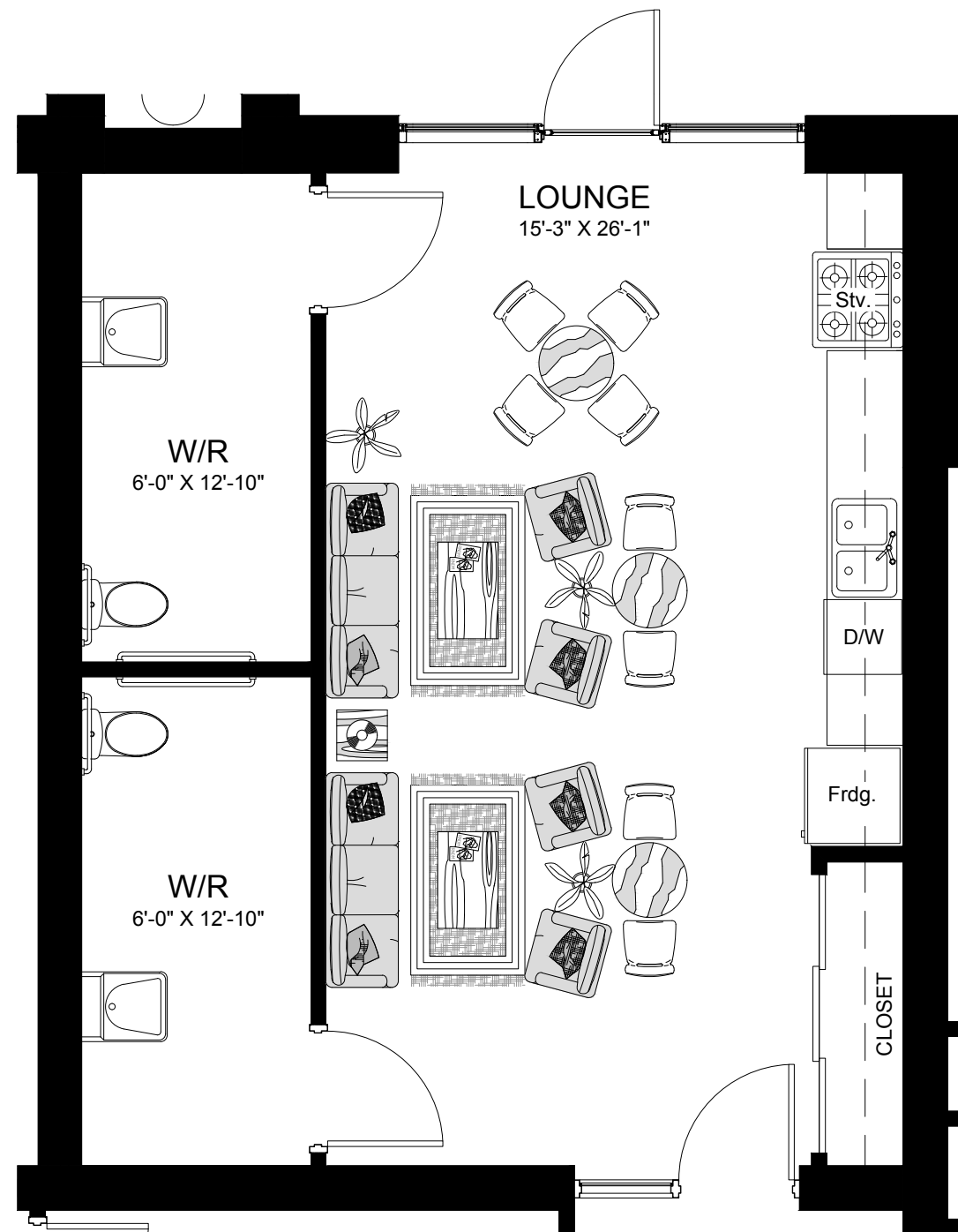
2nd - 6th Floor



NIAGARA COLLEGE



LOUNGE



All dimensions are approximate and subject to normal construction variances and tolerances.

AMENITIES



- Be part of the excitement at the nearby Fallsview Casino Entertainment facility and the Niagara Falls Casino.
- Easily access cross border shopping in Niagara Falls, NY via the Rainbow Bridge just minutes away.
- Enjoy the variety of tourist attractions including the infamous Niagara Falls, Botanical Gardens, the Bird Sanctuary, and Dufferin Islands; all within close proximity.
- Take a short drive along the beautiful Niagara Parkway to many award-winning wineries and the quaint town of Niagara on the Lake.
- Savour international culinary delights when dining at the many restaurants, bistros, and patios located within walking distance .
- Celebrate diversity by attending the many parades and cultural festivals.
- Travel with ease on the WEGO Visitor Transportation system or the Niagara Falls Transit system.
- Stay fit by joining the YMCA, LA fitness, World Gym, Goodlife Fitness and others located a short bus or car ride away.
- Walk to a variety of places of worship.
- Greater Niagara Hospital, several medical centres, dentists, and veterinary clinics can all be found close by.
- 2 km from the QEW and within an hour drive to either the Buffalo, Hamilton or Toronto International Airport.

Pine Mansions 3—located in the heart of one of the most sought after rental locations in Niagara Falls



SUITE FEATURES:

- Open concept living spaces
- Central Air conditioning
- Upgraded cabinetry & flooring
- All units are two bedrooms with one 3 piece bath
- Appliances included
- Upgraded flooring
- Insuite laundry area with storage
- Large closets
- Professionally decorated

BUILDING FEATURES:

- Beautiful Landscaping
- Elegant foyer
- ICF (Insulated Concrete Formations) allows for energy efficiencies not usual in all apartment buildings
- Low E windows for maximum warmth in cold weather
- Unit divider walls are sound effective and fireproof rated
- Each unit maintains its own temperature controls
- Balconies on all upper floors
- Walk out on main levels
- Parking for each homeowner with visitor parking as designated; Handicap parking available upon request