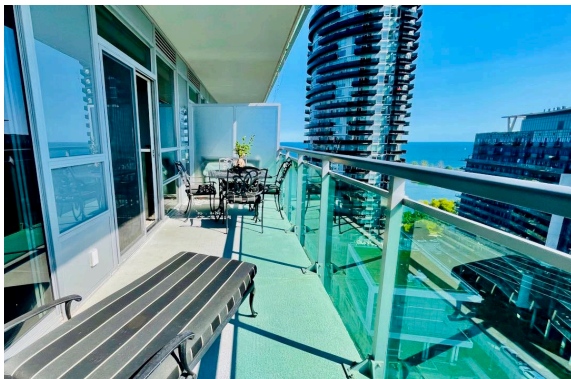


# 1710-16 BROOKERS LANE



## QUICK FACTS

- Modern One bedroom One Bath
- Reovated kitchen and suite [2023]
- W/O to a large balcony
- Building and area amenities
- Parking & Locker

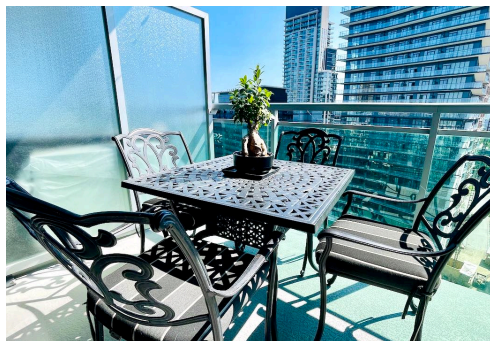
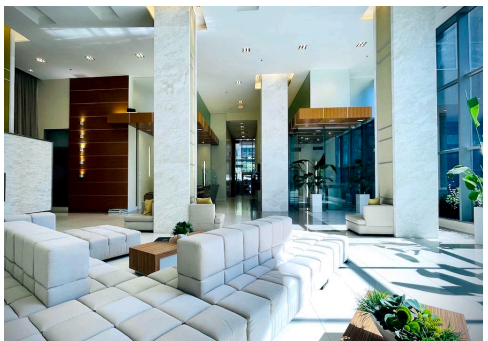
Visit: [www.16brookers-lane.com](http://www.16brookers-lane.com)





# 5 Coolest things about this condo

1. Parklawn-Lakeshore Beach front
2. New Kitchen
3. New SS Appliances
4. Custom closet built-ins
5. South-west exposure





# Urban 1 bedroom, 1 bathroom suite in the Parklawn-Lakeshore Mimico District

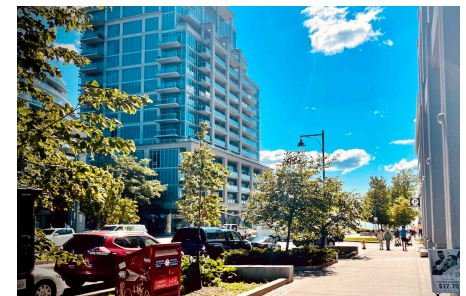
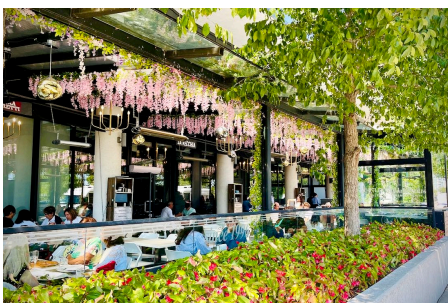
This urban **one bedroom, one-bathroom**, south west-facing suite is a opportunity to live by the water. With a walk-out to a entertaining balcony facing a peaceful setting, this relaxing layout is perfect for a young couple or professional. Open-concept living area is accented with new engineered flooring throughout. The 2023 fully renovated kitchen, with new stainless steel appliances, **stone counters**, tile backsplash, is perfect. Custom built-ins in the bedroom closet. Parking & locker included. Steps from the waterfront, dining, shops, transit line ... make this condo suite a "GEM".

## Inclusions:

New Stainless Steel fridge, stove, dishwasher, microwave. front-end washer and dryer, electric light fixtures, window coverings, custom closet built-in's in the primary bedroom.

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**The Parklawn-Lakeshore west District** has a urban feel that allows for a mix of restaurants, retail, in the heart of the city. This suite, has excellent access to parks, lakefront, dining, highways, transit and grocery stores, that the city has to offer!



# The Neighbour Vibe

# Parklawn-Lakeshore

**8.0**  
walk score

**Schools**  
**8.5**

- Park Lawn Jr.
- Lakeshore Collegiate
- Karen Kain Arts
- Étienne Brûlé
- St. Mark Catholic
- Phoenix Montessori

**7.7**  
public transit

**7.5**  
safety

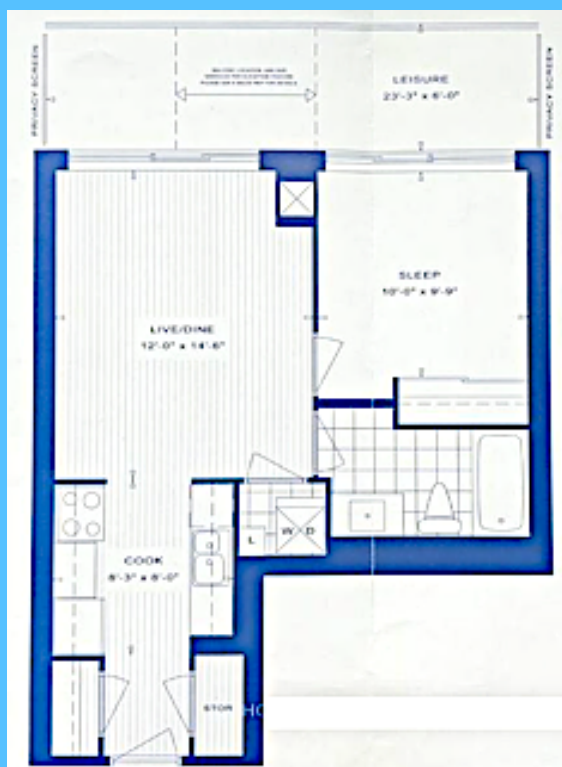
**7.7**  
parks

**8.0**  
convenience

**10**  
restaurants

**8.5**  
high schools

## Floorplan



## Tony Azzopardi

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