Sections

WITHOUT PREJUDICE
Without prejudice

Dufferin Plaza

Quadrangle Architects Limited
North York, Ontario
Project No. 15020
18 June 2018

Block 1
GFA: 3912 sm
per level

Block 2
GFA: 1435 sm
per level

LEVEL 1 - GFA Area

LEVEL 1 MEZ - GFA Area

Legend:
- Residential Units
- Guest Live/ Work
- Townhouse
- Retail
- Outdoor Amenities
- Garbage & Loading
- Exit Stairs & Corridors
- Core Elevators

Note:
Deductions as per Toronto By-law 569-2013
**LEVEL 2**

**GFA Area**

Block 1
- GFA: 3266 sqm per level

Block 2
- GFA: 1594 sqm per level

**LEVEL 3-4**

**GFA Area**

Block 1
- GFA: 3464 sqm per level

Block 2
- GFA: 1710 sqm per level

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**Residential Units**

**Guest Live/ Work**

**Townhouse**

**Retail**

**LEGEND**

- Indoor Amenities
- Outdoor Amenities
- Garbage & Loading
- Exit Stairs & Corridors
- Core Elevators

**NOTE:** Deductions as per Toronto By-law 569-2013

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**Quadrangle Architects Limited**

901 King Street West, Suite 701
Toronto, ON M5V 3H5

**Project No. 15020**

18 June 2018

**Dufferin Plaza**

North York, Ontario

**Floor Plans**

1:1000 5 10 30m

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**WITHOUT PREJUDICE**
### BLOCK 1

<table>
<thead>
<tr>
<th>Floor</th>
<th>GBA/Typ. Floor (sm)</th>
<th>No. Typ. Floors</th>
<th>GBA Gross Building Area (no exclusions)</th>
<th>GFA Exclusions (sm)</th>
<th>GFA Residential Commercial</th>
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**Floor Area**
- **Retail**: 3,000 sm
- **Residential**: 25,164 sm

**Floor Area by Use Breakdown**
- Retail: 3,000 sm
- Residential: 25,164 sm

### BLOCK 2

<table>
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<th>Floor</th>
<th>GBA/Typ. Floor (sm)</th>
<th>No. Typ. Floors</th>
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<th>GFA Exclusions (sm)</th>
<th>GFA Residential Commercial</th>
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</table>

**Floor Area**
- **Retail**: 0 sm
- **Residential**: 14,606 sm

**Floor Area by Use Breakdown**
- Retail: 0 sm
- Residential: 14,606 sm

**Area Totals & FSIs**
- Block 1 Gross Floor Area * Totals: 31,430
- Block 2 Gross Floor Area * Totals: 14,556
- Floor Space Index (FSI): 2.99

**Total**
- **Site Area**: 15,385.6 sm