



READY, SET, LIV!

WELCOME TO HOME LOT 22 - 45 MCKERNAN AVENUE

INCLUDED FEATURES AND FINISHES

EMPEROR 3 ELEVATION C

4 Bed | 3.5 Bath
3,167 Sq Ft

CLOSE IN
AS SOON AS
30 DAYS

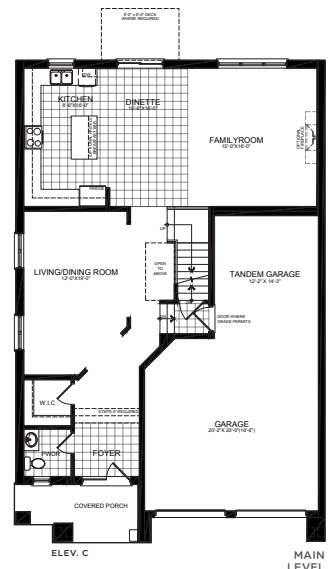
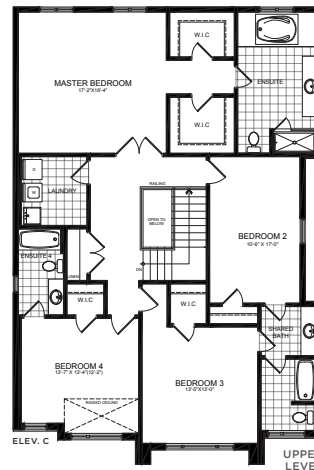
- ✓ Smooth Ceilings on Main Floor
- ✓ All Brick in Lieu of Siding on Sides & Rear
- ✓ Double Sink Vanity in Ensuite
- ✓ Oak Stairs
- ✓ ...and so much more!

PREMIUMS
\$40,000



UPGRADES
\$63,367

PRICE AFTER NEW REBATES
\$994,990



VIEW THIS HOME TODAY

416.736.6500 | naturesgrand@livhere.ca

LIV
COMMUNITIES



*Prices include all applicable HST rebates for qualified buyer. Agreement of purchase and sale price, net of HST. Some Lots Subject to Premiums. Prices, sizes, and specifications are subject to change without notice. All areas and stated room dimensions are approximate. E&OE. August 11, 2026.