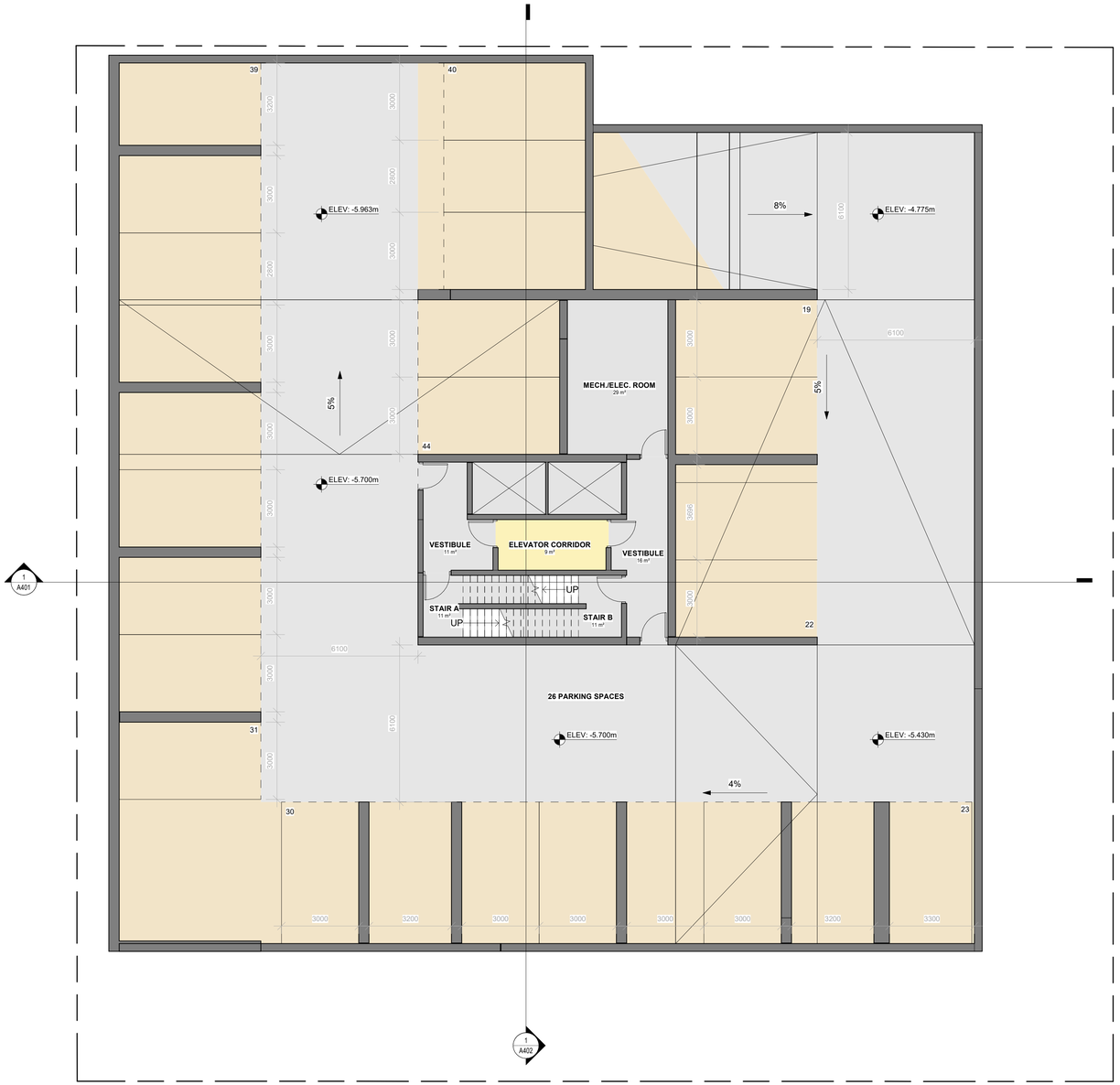


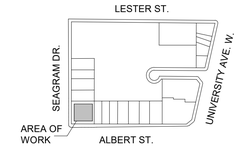
PROGRAM LEGEND

- 1 BEDROOM
- 2 BEDROOM
- AMENITY
- OFFICE
- CORRIDOR
- BUILDING SERVICES
- PARKING
- COMMERCIAL

TOTAL AREA BASEMENT LEVEL B2

Name	Area m2	Area SF
ELEVATOR A	7 m²	79 SF
ELEVATOR B	7 m²	76 SF
ELEVATOR CORRIDOR	9 m²	102 SF
MECH./ELEC. ROOM	29 m²	314 SF
PARKING GARAGE	1035 m²	11,141 SF
STAIR A	11 m²	124 SF
STAIR B	11 m²	118 SF
VESTIBULE	27 m²	293 SF
TOTAL	1138 m²	12,246 SF

KEYPLAN



TRUE NORTH

PROJECT NORTH

No.	ISSUANCE	DATE
1	ISSUED FOR OPA / ZBA	2023-11-20

CLIENT

14688210 CANADA INC.

CLIENT ADDRESS

PROJECT

177-179 ALBERT STREET DEVELOPMENT

177-179 Albert Street, Waterloo, ON N2L 3T4

TITLE

LEVEL B2 UNDERGROUND PARKING

WALTERFEDY

KITCHENER | HAMILTON | TORONTO | CALGARY

A PART OF WF GROUP

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6907
Nov. 20, 2023

ONTARIO ASSOCIATION OF ARCHITECTS
2023.11.20
BENJAMIN D. GREGORY
LICENCE
8312

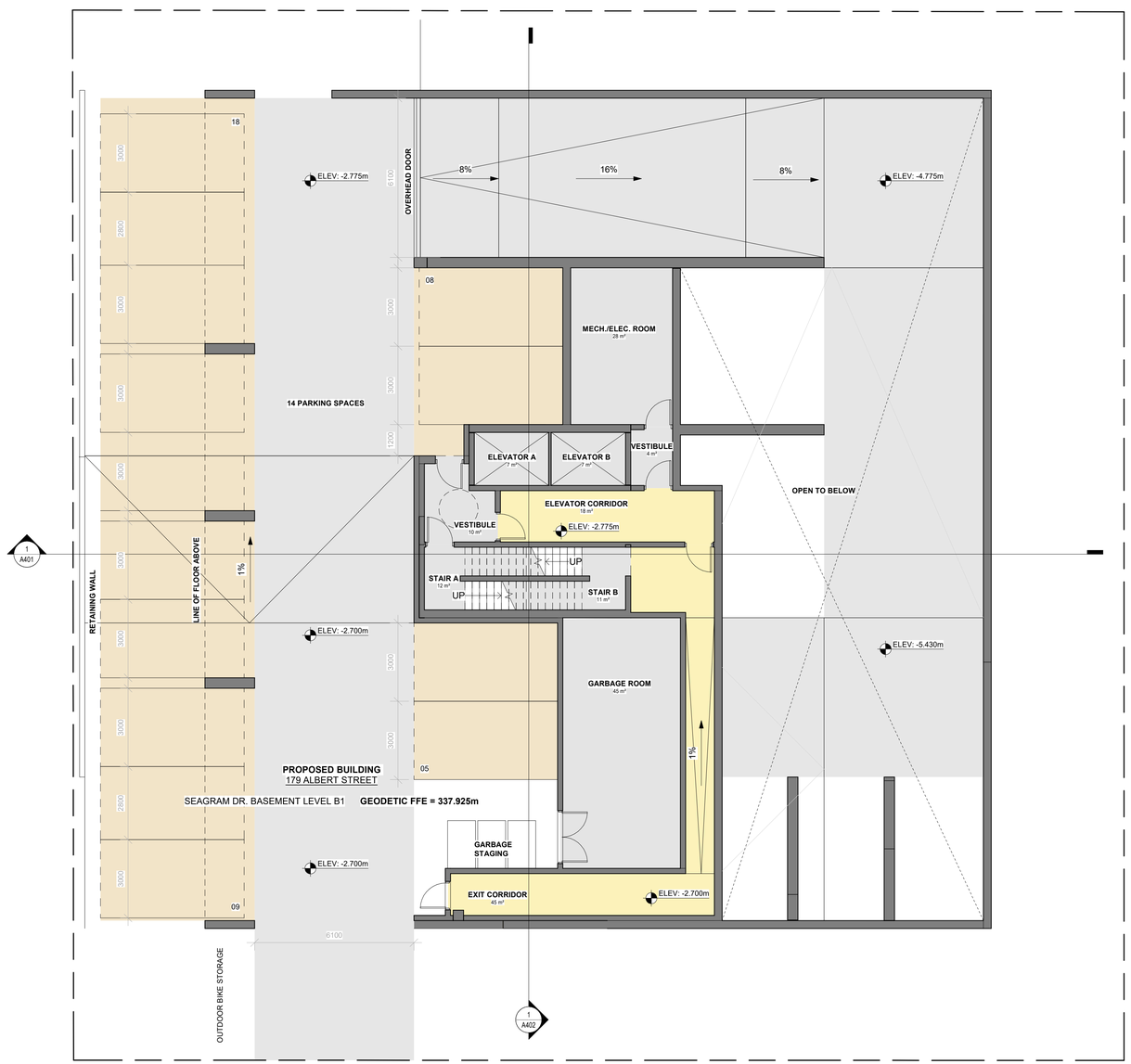
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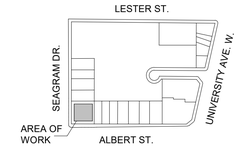
PROGRAM LEGEND

- 1 BEDROOM
- 2 BEDROOM
- AMENITY
- OFFICE
- CORRIDOR
- BUILDING SERVICES
- PARKING
- COMMERCIAL

TOTAL AREA BASEMENT LEVEL B1 @ SEAGRAM DRIVE

Name	Area m2	Area SF
ELEVATOR A	7 m²	74 SF
ELEVATOR B	7 m²	74 SF
ELEVATOR CORRIDOR	18 m²	197 SF
EXIT CORRIDOR	45 m²	484 SF
GARBAGE ROOM	45 m²	487 SF
MECH./ELEC. ROOM	28 m²	296 SF
STAIR A	12 m²	127 SF
STAIR B	11 m²	117 SF
SURFACE PARKING	0 m²	0 SF
VESTIBULE	14 m²	149 SF
TOTAL	186 m²	2,006 SF

KEYPLAN



TRUE NORTH

PROJECT NORTH

No.	ISSUANCE	DATE
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CLIENT

14688210 CANADA INC.

CLIENT ADDRESS

PROJECT

177-179 ALBERT STREET DEVELOPMENT

177-179 Albert Street, Waterloo, ON N2L 3T4

TITLE

LEVEL B1 @ SEAGRAM DRIVE

WALTERFEDY

KITCHENER | HAMILTON | TORONTO | CALGARY

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BENJAMIN D. GREGORY
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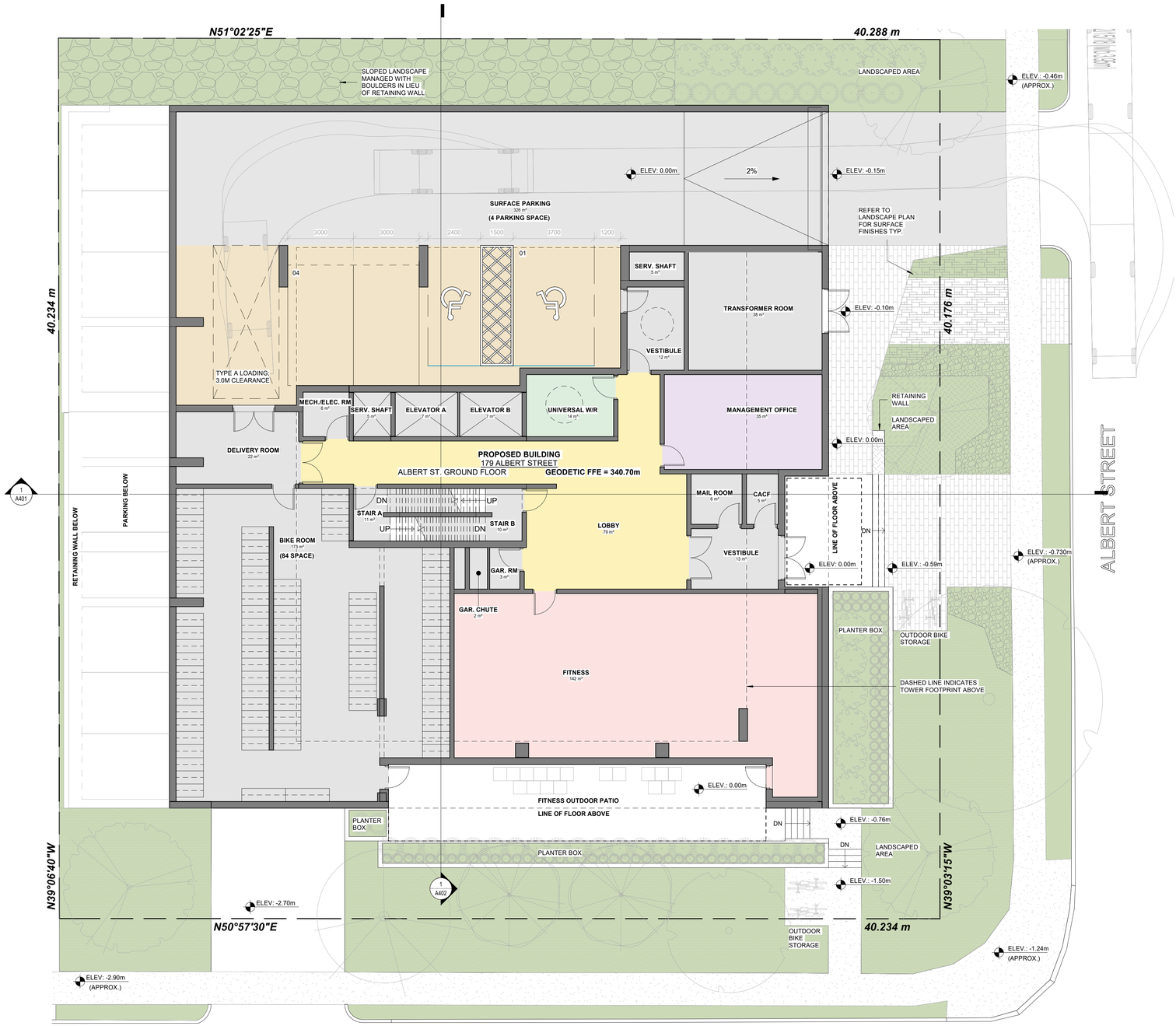
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PROGRAM LEGEND

- 1 BEDROOM
- 2 BEDROOM
- AMENITY
- OFFICE
- CORRIDOR
- BUILDING SERVICES
- PARKING
- COMMERCIAL

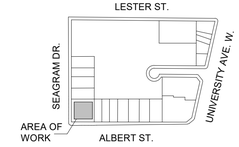
TOTAL PARKING COUNT:

44 PARKING SPACES

TOTAL AREA GROUND FLOOR @ ALBERT STREET

Name	Area m2	Area SF
BIKE ROOM	173 m²	1,861 SF
CACF	5 m²	50 SF
DELIVERY ROOM	22 m²	239 SF
ELEVATOR A	7 m²	79 SF
ELEVATOR B	7 m²	78 SF
FITNESS	142 m²	1,525 SF
GAR. CHUTE	2 m²	22 SF
GAR. RM	3 m²	35 SF
LOBBY	79 m²	853 SF
MAIL ROOM	6 m²	68 SF
MANAGEMENT OFFICE	35 m²	375 SF
MECH./ELEC. RM	6 m²	63 SF
SERV. SHAFT	10 m²	106 SF
STAIR A	11 m²	114 SF
STAIR B	10 m²	111 SF
SURFACE PARKING	326 m²	3,509 SF
TRANSFORMER ROOM	38 m²	406 SF
UNIVERSAL W/R	14 m²	148 SF
VESTIBULE	25 m²	271 SF
TOTAL	921 m²	9,913 SF

KEYPLAN



TRUE NORTH

PROJECT NORTH

No.	ISSUANCE	DATE
1	ISSUED FOR OPA / ZBA	2023-11-20

CLIENT

14688210 CANADA INC.

CLIENT ADDRESS

PROJECT

177-179 ALBERT STREET DEVELOPMENT

177-179 Albert Street, Waterloo, ON N2L 3T4

TITLE

GROUND FLOOR PLAN @ ALBERT STREET

WALTERFEDY

KITCHENER | HAMILTON | TORONTO | CALGARY

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BENJAMIN D. GREGORY
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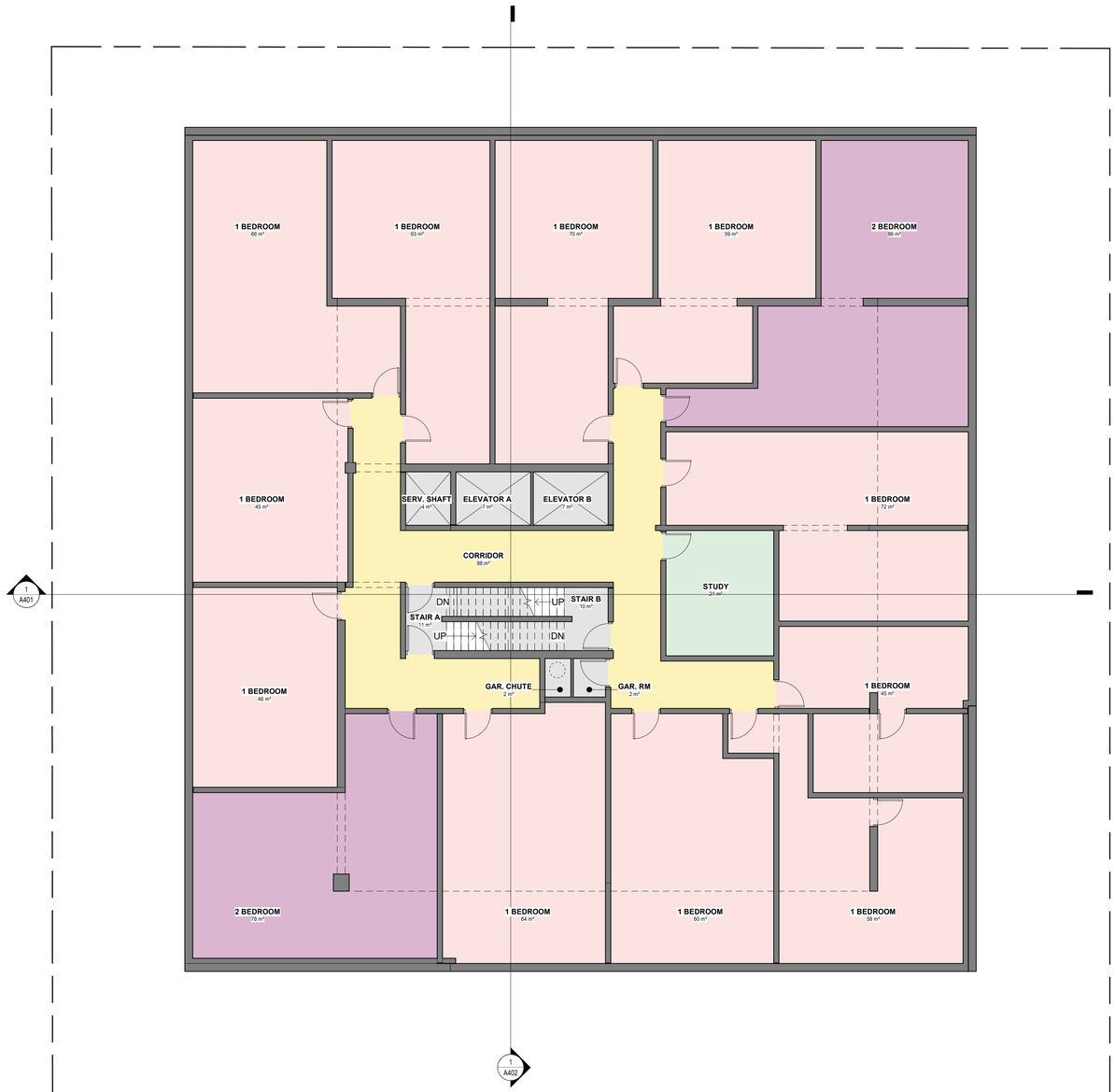
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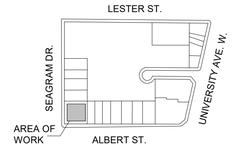
PROGRAM LEGEND

- 1 BEDROOM
- 2 BEDROOM
- AMENITY
- OFFICE
- CORRIDOR
- BUILDING SERVICES
- PARKING
- COMMERCIAL

TOTAL AREA LEVEL 02

Name	Area m2	Area SF
1 BEDROOM	649 m²	6,990 SF
2 BEDROOM	164 m²	1,770 SF
CORRIDOR	88 m²	944 SF
ELEVATOR A	7 m²	74 SF
ELEVATOR B	7 m²	74 SF
GAR. CHUTE	2 m²	21 SF
GAR. RM	2 m²	25 SF
SERV. SHAFT	4 m²	47 SF
STAIR A	11 m²	114 SF
STAIR B	10 m²	111 SF
STUDY	21 m²	230 SF
TOTAL	966 m²	10,400 SF

KEYPLAN



TRUE NORTH

PROJECT NORTH

No.	ISSUANCE	DATE
1	ISSUED FOR OPA / ZBA	2023-11-20

CLIENT

14688210 CANADA INC.

CLIENT ADDRESS

PROJECT

177-179 ALBERT STREET DEVELOPMENT

177-179 Albert Street, Waterloo, ON N2L 3T4

TITLE

LEVEL 02 FLOOR PLAN (TYPICAL LEVEL 02-05)

WALTERFEDY

KITCHENER | HAMILTON | TORONTO | CALGARY

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BENJAMIN D. GREGORY
LICENCE
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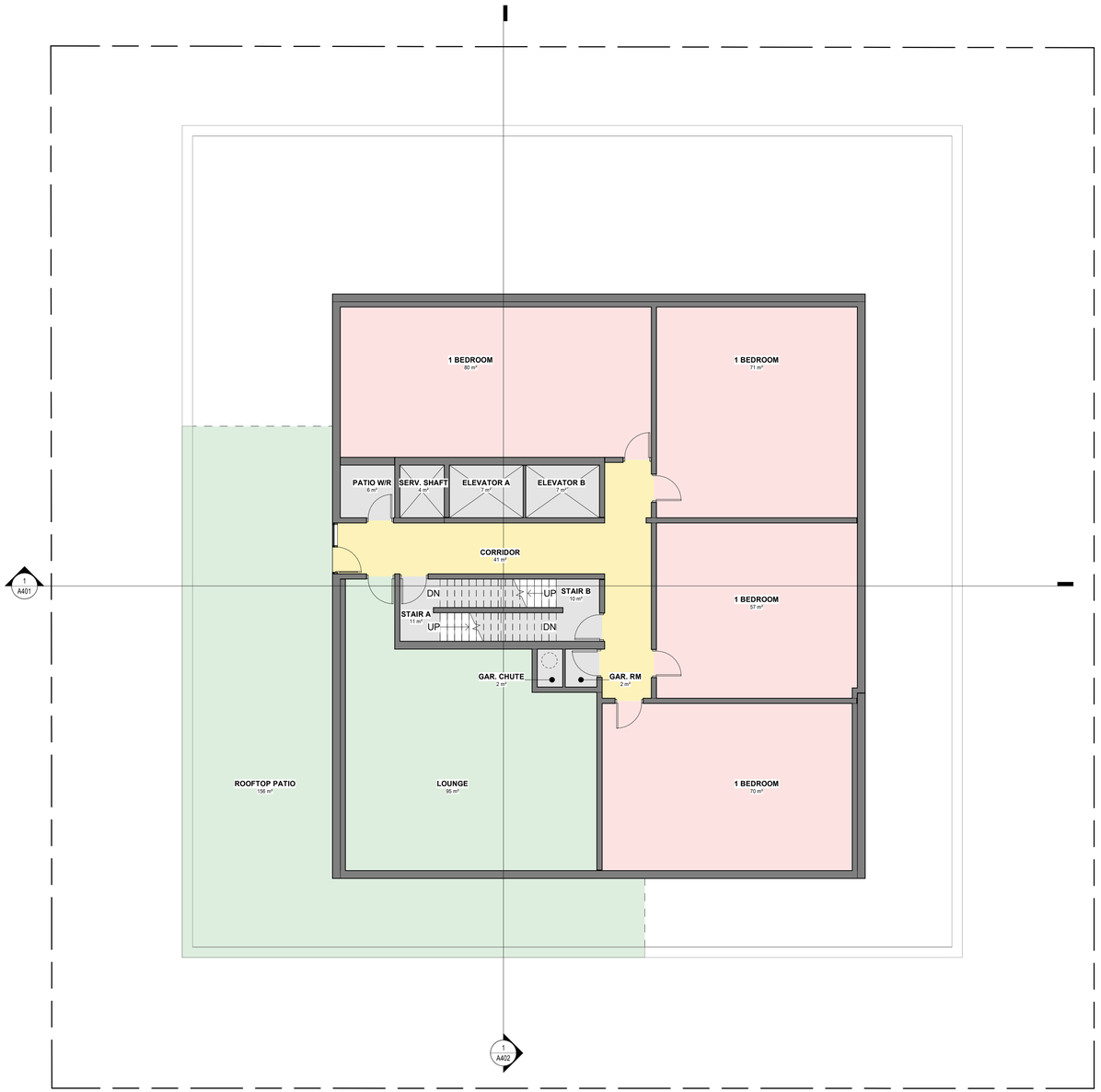
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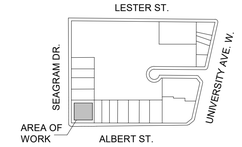
PROGRAM LEGEND

- 1 BEDROOM
- 2 BEDROOM
- AMENITY
- OFFICE
- CORRIDOR
- BUILDING SERVICES
- PARKING
- COMMERCIAL

TOTAL AREA LEVEL 06

Name	Area m2	Area SF
1 BEDROOM	278 m²	2,993 SF
CORRIDOR	41 m²	445 SF
ELEVATOR A	7 m²	74 SF
ELEVATOR B	7 m²	74 SF
GAR. CHUTE	2 m²	21 SF
GAR. RM	2 m²	25 SF
LOUNGE	95 m²	1,023 SF
PATIO W/R	6 m²	62 SF
ROOFTOP PATIO	156 m²	1,675 SF
SERV. SHAFT	4 m²	47 SF
STAIR A	11 m²	114 SF
STAIR B	10 m²	111 SF
TOTAL	619 m²	6,663 SF

KEYPLAN





No.	ISSUANCE	DATE
1	ISSUED FOR OPA / ZBA	2023-11-20

CLIENT

14688210 CANADA INC.

CLIENT ADDRESS

PROJECT

177-179 ALBERT STREET DEVELOPMENT

177-179 Albert Street, Waterloo, ON N2L 3T4

TITLE

LEVEL 06 FLOOR PLAN

WALTERFEDY

KITCHENER | HAMILTON | TORONTO | CALGARY

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Nov. 20, 2023

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BENJAMIN D. GREGORY
LICENCE
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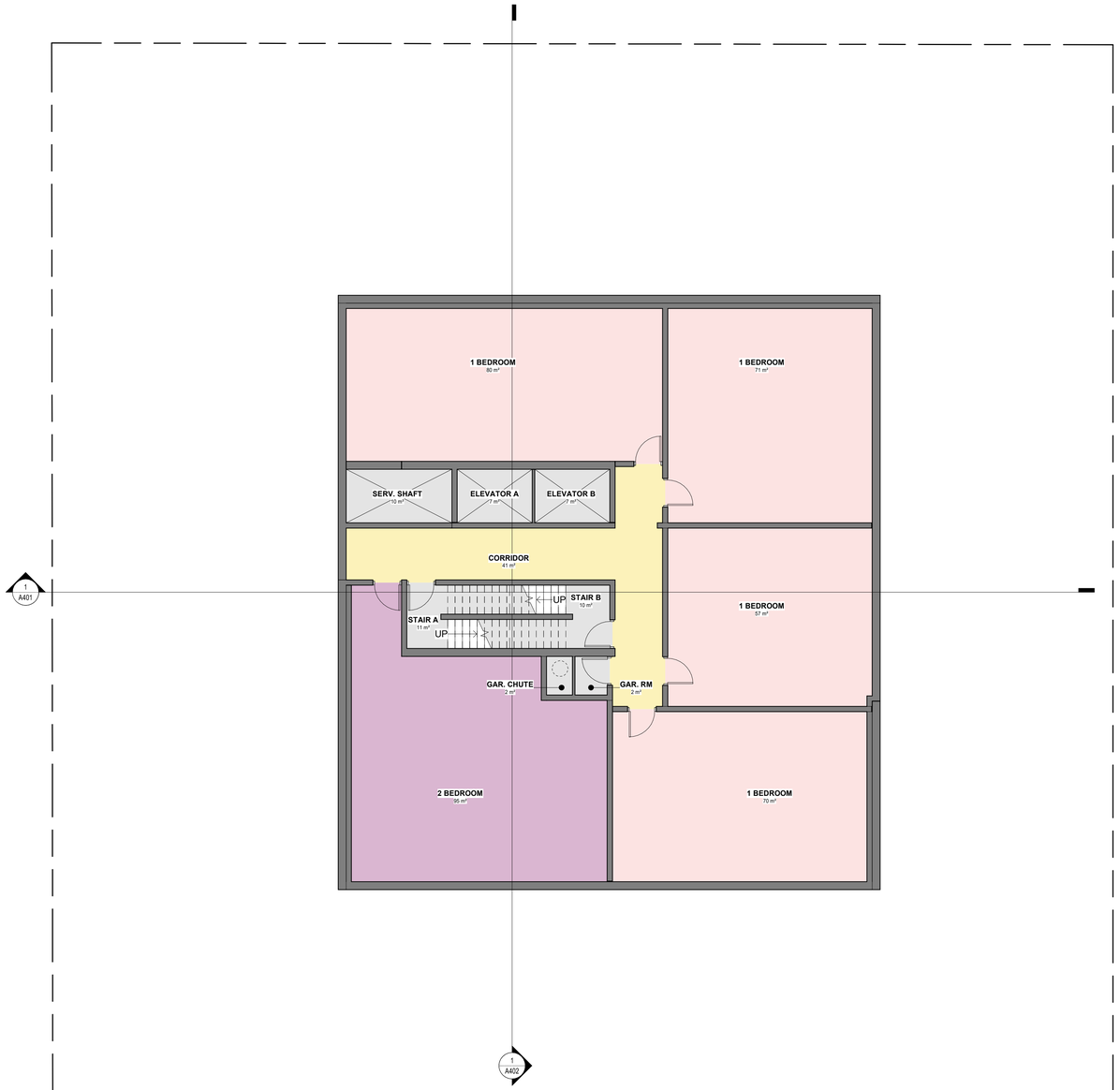
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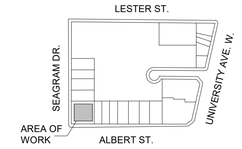
PROGRAM LEGEND

- 1 BEDROOM
- 2 BEDROOM
- AMENITY
- OFFICE
- CORRIDOR
- BUILDING SERVICES
- PARKING
- COMMERCIAL

TOTAL AREA LEVEL 07

Name	Area m2	Area SF
1 BEDROOM	278 m²	2,993 SF
2 BEDROOM	95 m²	1,023 SF
CORRIDOR	41 m²	445 SF
ELEVATOR A	7 m²	74 SF
ELEVATOR B	7 m²	74 SF
GAR. CHUTE	2 m²	21 SF
GAR. RM	2 m²	25 SF
SERV. SHAFT	10 m²	109 SF
STAIR A	11 m²	114 SF
STAIR B	10 m²	111 SF
TOTAL	463 m²	4,988 SF

KEYPLAN



TRUE NORTH

PROJECT NORTH

No.	ISSUANCE	DATE
1	ISSUED FOR OPA / ZBA	2023-11-20

CLIENT

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PROJECT

177-179 ALBERT STREET DEVELOPMENT

177-179 Albert Street, Waterloo, ON N2L 3T4

TITLE

LEVEL 07 FLOOR PLAN (TYPICAL LEVEL 07-24)

WALTERFEDY

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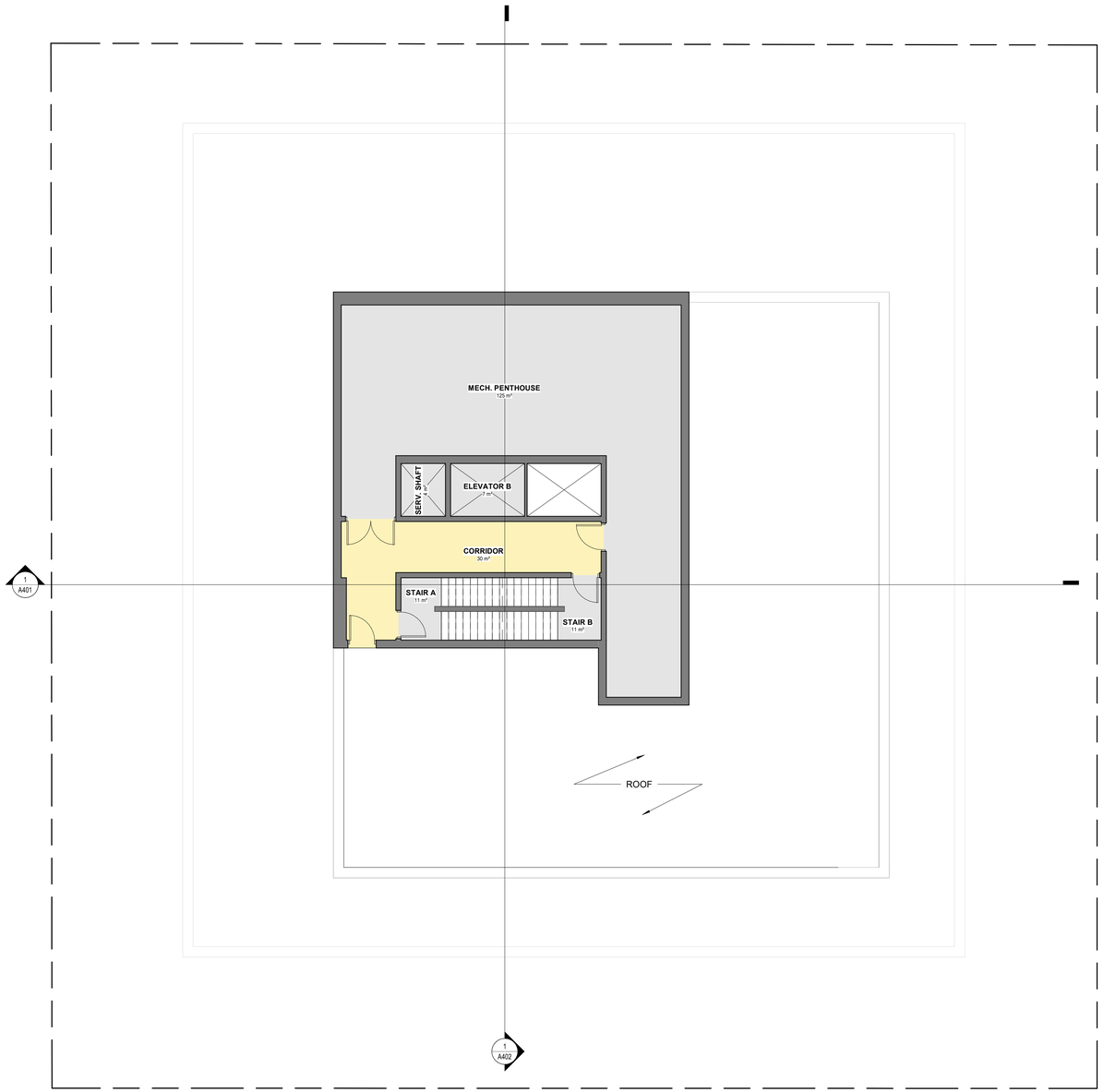
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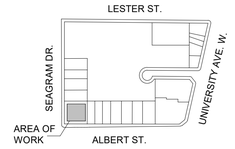
PROGRAM LEGEND

- 1 BEDROOM
- 2 BEDROOM
- AMENITY
- OFFICE
- CORRIDOR
- BUILDING SERVICES
- PARKING
- COMMERCIAL

TOTAL AREA LEVEL 26

Name	Area m2	Area SF
CORRIDOR	30 m²	318 SF
ELEVATOR B	7 m²	74 SF
MECH. PENTHOUSE	125 m²	1,350 SF
SERV. SHAFT	4 m²	47 SF
STAIR A	11 m²	121 SF
STAIR B	11 m²	117 SF
TOTAL	188 m²	2,026 SF

KEYPLAN



TRUE NORTH

PROJECT NORTH

No.	ISSUANCE	DATE
1	ISSUED FOR OPA / ZBA	2023-11-20

CLIENT

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CLIENT ADDRESS

PROJECT

177-179 ALBERT STREET DEVELOPMENT

177-179 Albert Street, Waterloo, ON N2L 3T4

TITLE

LEVEL 25 FLOOR PLAN (ROOF PLAN & MECH. PENTHOUSE)

WALTERFEDY

KITCHENER | HAMILTON | TORONTO | CALGARY

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Nov. 20, 2023

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