

BUY AN AFFORDABLE NEW CONDO IN THE WEST END

Anticipation is building as the construction of a new landmark continues in Winnipeg's West End at 1133 Portage Avenue, on the former site of Winnipeg's legendary Palomino Club.

Foundation walls are now going up and The Icon, a new 60-condo development, will be coming out of the ground in May.

One-, two- and three-bedroom sizes are now for sale starting at \$169,900 and welcoming buyers from all walks of life.

"It's a great place to live whether you're a student, a renter, a first-time home buyer, or if you're local to the area and looking to downsize," says Keith Merkel, president of EdgeCorp Group, Icon developer.

For those with limited mobility, the development has eight accessibility units in two-bedroom layouts with one or two bathrooms — a unique offering in the area.

You'll find high-quality materials and finishes throughout your condo at The Icon. High-quality luxury vinyl tile will provide a durable, attractive surface underfoot.

Quartz countertops and a stainless steel appliance package in the kitchen are your blank slate for culinary experimentation.

Soft-close cabinets, LED under-cabinet lighting and glass-door showers are just some of the little luxuries that come standard.

At The Icon, the energy efficiency is just as progressive as the modern design. The Icon is a PowerSmart building, designed with energy saving features.

The Icon is located in an area of Winnipeg with the lowest average age. That vitality is reflected in the amenities residents will find around The Icon. The West End is a highly livable neighbourhood, with 21 parks, 108 restaurants, recreational facilities and more than 1,000 businesses within easy access from The Icon.

The Icon has an excellent walk score of 83 — "very walkable" — so you'll have lots of access on foot to whatever you need. A transit stop is located within steps of your unit for ventures outside of the immediate area.

And you won't need to leave your furry friend behind — The Icon is a pet-friendly condo environment for your small pet.

To learn more about The Icon, contact David Carr (204-230-6129) or Martin Riazuddin (204-999-3433) at Monopoly Realty.

