



A P A R T M E N T S





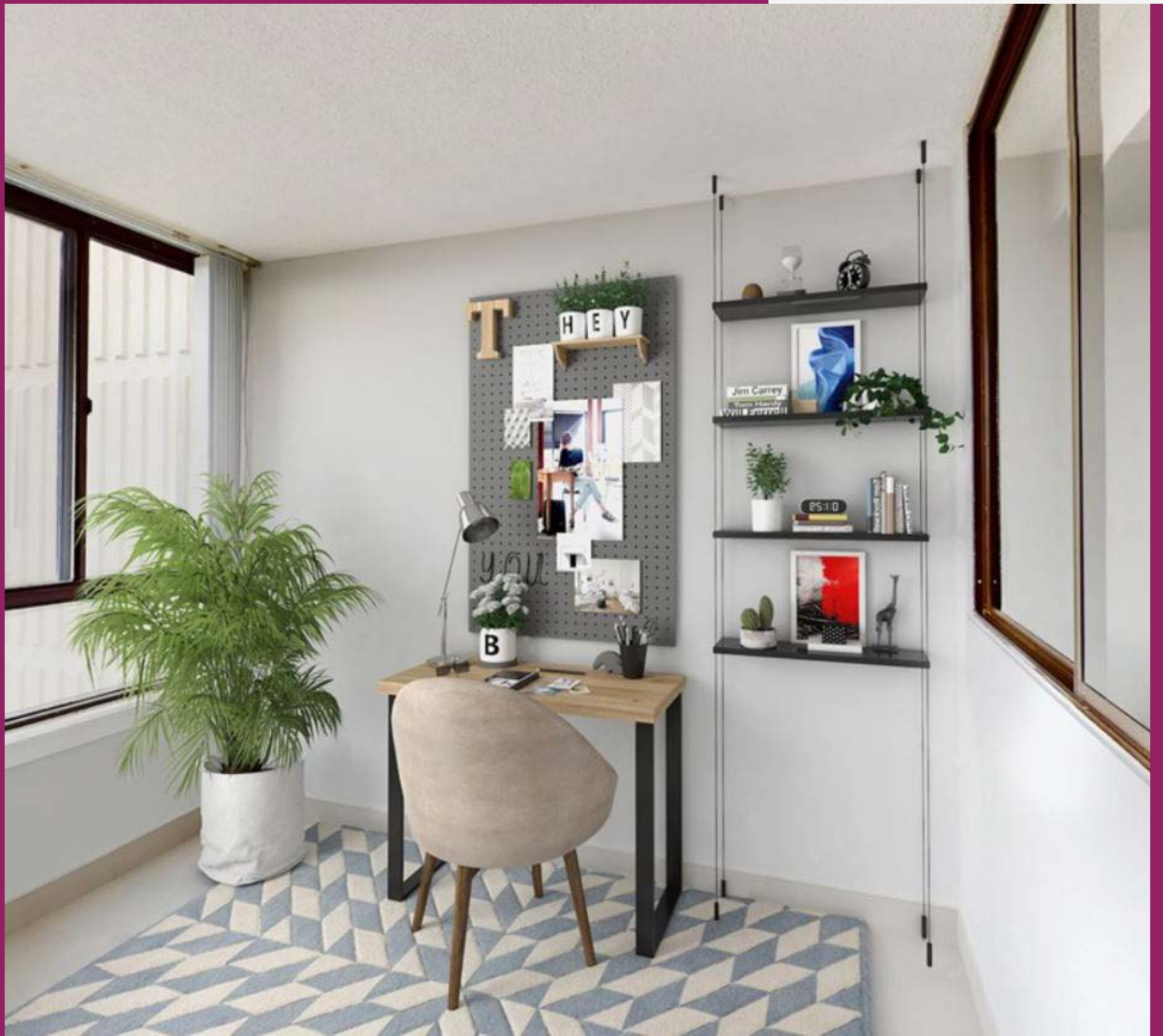
For more detailed information,
please execute a Confidentiality
Agreement ('CA') and submit the
executed CA to the Transaction
Advisors.

[Link to
Confidentiality Agreement](#)



In the heart of Brampton

6 Silver Maple Court is located near the intersection of Queen Street and Dixie Road, steps from Bramalea City Centre Mall and with easy access to schools, shopping, dining options, entertainment, and public transportation.



6 Silver Maple Court presents the opportunity to acquire a 23-storey, high-rise apartment building that could support additional development on a 6+ acre site. The Property is located in Brampton Ontario, one of the fastest growing urban centres in Canada.

Jones Lang LaSalle Real Estate Services Inc. (“JLL” and/or the “Advisor”), has been retained on an exclusive basis by the Vendor to seek proposals for the purchase of a 100% freehold interest in 6 Silver Maple Court (the “Property”).



Spacious Suite Layouts: 1,007 SF Average Size

Family friendly floor plans with hardwood flooring, sunrooms, large windows, in-suite storage and air conditioning



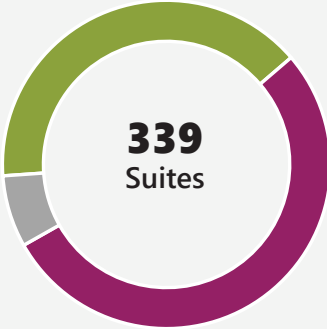
Amenity Spaces

Unique amenity spaces offering a wide range of facilities & features for the comfort & enjoyment of tenants; outdoor pool, fitness room, children’s playground, BBQ area, and basketball courts



Location is Everything

Well located next to services, amenities and transit, everything tenant’s need is right at their door-step in Brampton, Canada’s 9th largest city and one of Ontario’s most diverse communities



Property Details



YEAR BUILT
Circa 1982



PROPERTY TYPE
23-storey high-rise apartment



SITE SIZE
+/- 6.05 acres of land



FRONTAGE
+/- 168 feet along the west side of Silver Maple Court & +/- 740 feet along the south side of Queen Street E



PARKING
538 parking stalls



LAUNDRY
22 washers & 22 dryers



RENTAL RATES
Average rents: \$1,816
Highest achieved rents: \$2,545



01 Investment Highlights

1

Brampton, tracking for explosive growth
Brampton is currently witnessing another significant round of redevelopment.

2

Bramalea City Centre | Suburban Northwest Centre Ice
800m from Bramalea City Centre, the shopping district and transportation hub for the City

3

Large Site with Substantial Development Potential
well positioned to capitalize on the City's vision for the redevelopment of the Bramalea neighbourhood

4

Rental Market Momentum
The GTA rental market is witnessing a shift in demand from central Toronto to the suburbs and the Property is well positioned to take advantage of turnover opportunities.

5

Strong Foundation for Repositioning | Modern Construction & Updated Mechanicals
Asset integrity has long been the keystone of management's philosophy.

Location is everything

Everything you need is right at your doorstep. Bramalea offers numerous parks and greenspace activities, lifestyle and city amenities.



Bramalea City Centre

Residents are steps away (800m) from Bramalea City Centre, the shopping district of the city of Brampton. The Centre is a premier shopping destination with over a million square feet of retail space that includes over 300 retail stores and a selection of fine dining and fast-food restaurants.



Chinguacousy Park

At the heart of the neighbourhood is Donald M. Gordon Chinguacousy Park, a 40-hectare park where residents can enjoy an abundant array of year-round outdoor recreational activities. The park facilities include, Terry Fox Track & Field Stadium, a curling club, skate trail, park pond, boat pavilion, skate park, ski slopes and chalet and a variety of other recreational activities. The Chinguacousy Park is Brampton's weekend destination for families that offers a full day of family entertainment.



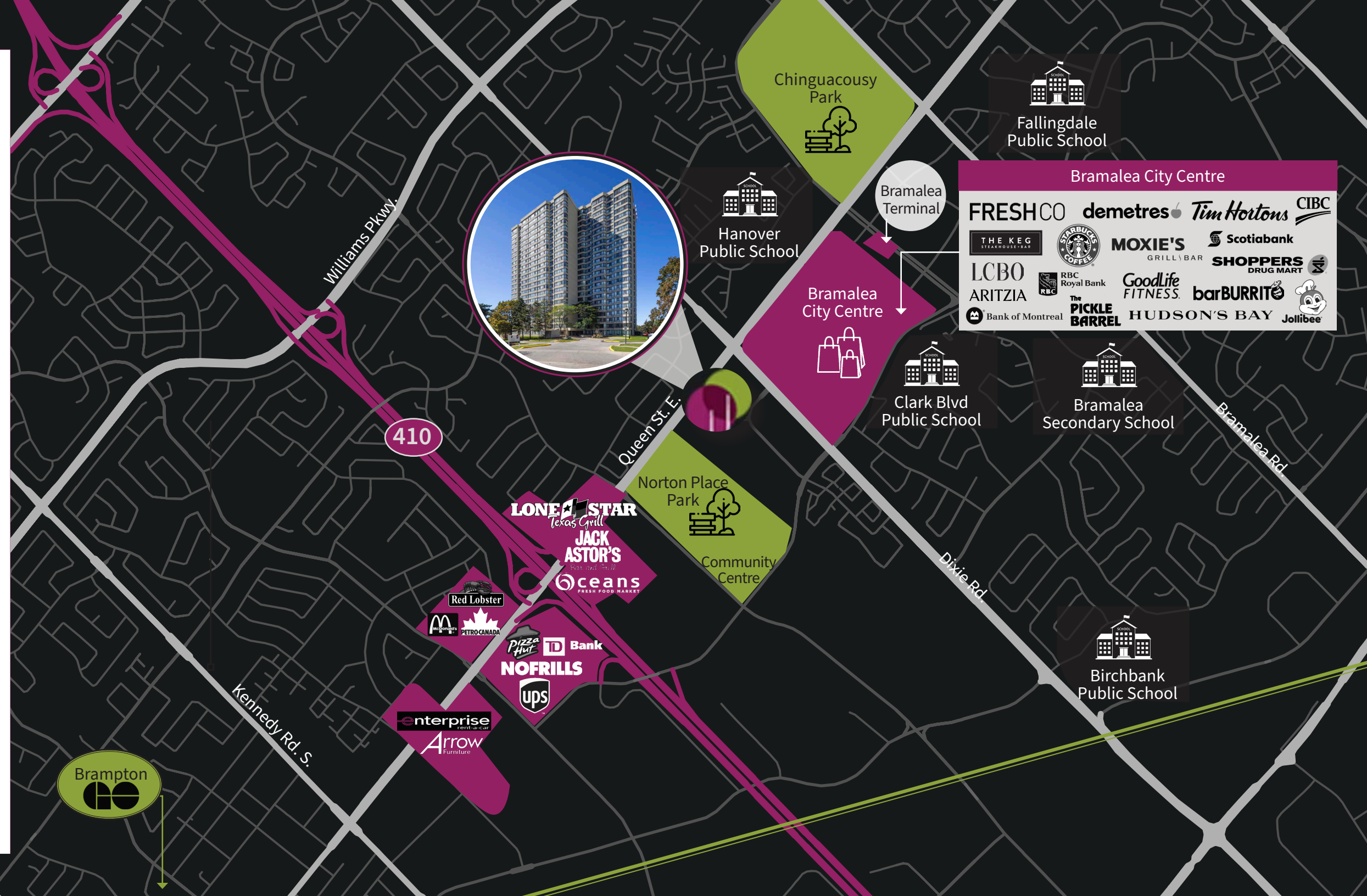
Bramalea (City Centre) Terminal

Adjacent to the Bramalea City Centre is the Brampton Transit bus station at the City Centre Terminal, the transportation hub of the city. The terminal provides transit riders access to Zum Transit, GO Bus, Mississauga's MiWay and is the terminal station for all Brampton Transit bus routes.



Education Facilities

There are over ten schools that serve the neighbourhood with Clark Boulevard and Balmoral Drive Sr. Public School, and St. John Fisher Catholic School all within a kilometer from the Property.



For more information, please contact

Michael Betsalel*

Executive Vice President
T. + 1 647 728 0477
michael.betsalel@jll.com

Earl Kufner*

Executive Vice President
T. +1 647 728 0463
earl.kufner@jll.com



Disclaimer: © 2025 Jones Lang LaSalle IP, Inc. All rights reserved. The information contained in this document is proprietary to Jones Lang LaSalle and shall be used solely for the purposes of evaluating this proposal. All such documentation and information remains the property of Jones Lang LaSalle and shall be kept confidential. Reproduction of any part of this document is authorized only to the extent necessary for its evaluation. It is not to be shown to any third party without the prior written authorization of Jones Lang LaSalle. All information contained herein is from sources deemed reliable; however, no representation or warranty is made as to the accuracy thereof. Visit us at www.jll.ca

*Sales Representative / **Broker