



Iqbal Singh  
Mortgage Broker  
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### Mortgage Approval Letter

Dear Talia Gorgeas Loka & Emad Henein,

I am pleased to inform you that you have been approved for a first mortgage with Mortgage Alliance as of December 30, 2021. This approval is valid until February 02, 2026 with applicable conditions.

You have been approved for the following:

- ✓ Property: VOYA – BUILDING A Lot/Suite: 905 – 4116 Parkside Village Drive, Phase/Tower Voya A Block 1 Plan No. 43M2082 (the “Land”), Unit 5 Level 09, City of Mississauga  
Vendor: AMACON DEVELOPMENT (CITY CENTRE) CORP.  
Project: VOYA
- ✓ Purchase Price: \$862,750.00
- ✓ Product/Rate: Variable for 5 years term @1.45% with Scotiabank (subject to change)
- ✓ Mortgage Approval Amount: \$690,200.00  
Property Taxes: \$8,627.50 per year approx.  
First Tentative Occupancy Date: February 02, 2026

Your approval is positioned as a **conventional mortgage at 80% LTV** with the down payment of approx. \$172,550.00. The Purchaser is responsible to meet the bank guidelines before the closing of this mortgage. There may be additional fees attached to the mortgage. Your approval rate hold will expire or may vary when the lender decides to change the rate.

I hope that I have made this approval process easy and stress-free for you. If you know of anyone who is looking to purchase or is considering refinance, I would most certainly appreciate you passing along my information to them. You have my assurance that all referrals receive the same professional and honest service that was provided to you.

If you have any questions, please do not hesitate to contact me.

Thank you,

*Iqbal Singh*

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