



大唐金融

BFG GLOBAL FIT FINANCIAL

MORTGAGE PRE-APPROVAL

September 12, 2021

Dear Xin Xu
2413 Robin Dr
Mississauga, ON
L5K 1S8

I am pleased to advise you that the following loan, to be secured by a FIRST mortgage on the property noted below, has been pre-approved providing that all the information supplied is correct and subject to the conditions outlined. This commitment is not transferable, and the benefit may not be assigned.

APPLICANT:	Xin Xu
VENDOR:	AMACON DEVELOPMENT (CITY CENTRE) CORP.
PROPERTY NAME:	VOYA-BUILDING A Suite: 719, 4116 Parkside Village Dr. Unit 19, Level 7, 0 Parking Unit, and 1 Storage Locker
✓ PURCHASE PRICE:	\$592,900.00
✓ MORTGAGE APPROVAL AMOUNT:	\$474,320.00
INTEREST RATE:	3.25%
PAYMENT AMOUNT:	\$2,064.36
TERM:	5 YEAR FIX
✓ AMORTIZATION:	30 YEARS
LENDING INSTITUTION:	SCOTIABANK
CLOSING DATE:	FEBRUARY 02, 2026

Please refer to the Schedule A for a complete outlines of terms and conditions for this mortgage.

Scotiabank has guaranteed the mortgage amount of \$474,320.00 for Xin Xu. This Pre-approval is valid until February 02, 2026.

Please call me at 416-271-9525 or email at cecilychen20002000@yahoo.ca should you have any question.

Yours truly,

Cecily Jun Yun Chen
Mortgage Agent (Lic # M13000477)

**Schedule A
Approval Conditions**

1. Confirmation credit is in good standing;
2. Confirmation down payment plus closing cost
3. Confirmation appraisal of the property satisfactory to the bank

BFG Global Fit Financial, Lic # 12860
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