

WOW

WEST QUEEN WEST CONDOMINIUMS



URBANCORP.COM



QUEEN, OSSINGTON & YOU



QUEEN ST. WEST'S HOTTEST LOCATION

West Queen West is one of downtown Toronto's trendiest neighbourhoods – whether you're in search of designer boutiques, gourmet restaurants or a pleasant afternoon in the park, you can find it in this unique hotspot for stylish city living. West Queen West is the neighbourhood where Toronto's young urbanites come to mix and mingle, and enjoy all the pleasures of life in the heart of the city. In the heart of West Queen West, UrbanCorp is proud to announce a new luxury boutique condominium that embodies all of the best qualities of this distinctive neighbourhood: its style, its attitude, its classic-yet-contemporary appeal. You can find it all at WQW.



QUEEN, OSSINGTON & YOU



Located right on the Queen West strip, just steps from the iconic Trinity Bellwoods Park, WQW is an ultra-hip boutique condominium of unmatched style and sophistication. Featuring bold, modern design, open concept floor plans, and an impressive selection of luxurious suites, WQW is without a doubt the most desirable new address on Queen Street. So when you're ready to discover the best that Toronto has to offer, just head west.





QUEEN, OSSINGTON & YOU

UNDERSTATED. EXCLUSIVE LOCATION.

WQW's visionary modern design reflects the cutting edge style and energy that is at the heart of what Queen West is all about. Bold, strong lines and expansive panes of glass welcome the warm atmosphere of the neighbourhood right into the suites themselves. Inside, chic, open-concept floor plans serve to redefine the possibilities for hip urban living on the Queen West strip. Most suites feature balconies or terraces, offering breathtaking views of prestige residential to the north, the Queen West strip to the east and west, and Dr. Paul E. Garfinkel Park to the south. With all suites boasting stylish features and finishes such as granite kitchen counters, spa-inspired ensuites and more, you can discover a lifestyle that exceeds your highest expectations at WQW.





QUEEN, OSSINGTON & YOU



A NEIGHBOURHOOD OF CHARACTER AND STYLE

West Queen West is at the forefront of Toronto's hip urban culture. With its unbeatable central location, it's no wonder so many people see West Queen West as the heart of Toronto. This is the neighbourhood that defines what's hot and what's not in Toronto's fashion, restaurant and nightlife circles. Considering the neighbourhood's well-earned reputation, many are amazed when they discover that West Queen West still manages to maintain its charming character as one of Toronto's oldest residential neighbourhoods.





QUEEN, OSSINGTON & YOU



At WQW you can enjoy community greenspace at Dr. Paul E. Garfinkel Park, right across the street, or head down the block to Trinity Bellwoods Park – known throughout the area as the most popular place to hang with friends on a hot summer day. And while you're at the park, you can also stop in to Trinity Bellwoods Community Recreation Centre, which features a pool, a fitness centre, team sports, arts classes and fitness classes. Just east of WQW on Shaw Street, Artscape Youngplace is a community cultural hub that features 75,000 sq. ft. of space devoted to artistic inspiration, learning, growth and expression. Queen and Ossington are also home to some of Toronto's most popular restaurants, such as Pizza Libretto, The Saint, The Ossington, Foxley, County General, Swan, Czechoski and more. There's also an impressive selection of designer boutiques that is sure to satisfy even the most discerning shoppers. And if you're looking to explore the excitement offered by the rest of Toronto's downtown core, the Queen streetcar is just steps from the front door of WQW.





QUEEN, OSSINGTON & YOU

A GLOBAL STYLE DESTINATION

The New York Times



West Queen West has a cache unlike any other neighbourhood in the city, but don't take our word for it. Journalist Julie Lasky recently did a feature on the neighbourhood for the New York Times (July 30th, 2014). See her excerpt below:

"Today, more than a mile of the road called Queen Street West, from Bathurst Street to Gladstone Avenue, has been declared Toronto's Art and Design District. Exploring this area last month, particularly Queen from Shaw to Dovercourt and north on Ossington Avenue to Argyle, I saw a neighborhood caught between the twin attractions of latte and graffiti. (That comprises more than four blocks, but some of those blocks are so small and irregular as to be better thought of as chips.)"

It's the usual story: In a superheated real estate market, Torontonians are embracing the comforts of specialty shops, farm-to-table cuisine and loft apartments."

VOGUE



The Neighbourhood was also listed as #2 in Vogue magazine's recent piece by Nick Remsen entitled **Global Street Style Report: Mapping Out the 15 Coolest Neighbourhoods in the World!** (September 5th, 2014)

"Toronto is currently enjoying newfound prominence — and desirability — amongst globe-trotting tastemakers. Queen Street West is a verifiable artery of indie patisseries, homegrown labels, and hidden-from-view galleries—hallmarks of hipness, if ever they existed. It's also the home of the Museum of Contemporary Canadian Art, well-established "art" hotels The Drake and the Gladstone, and the charming Bicyclette, a local clothing boutique and lifestyle brand whose owners love "glitter, DIY projects, treasure hunts and details." Soho House Toronto is nearby, as is Graffiti Alley, a block where street art is both 100 percent legal and lauded."



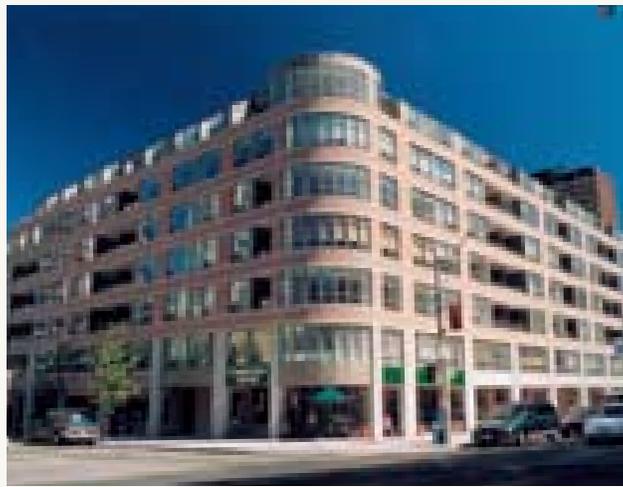
QUEEN, OSSINGTON & YOU

A HOME IN THE HEART OF THE CITY

Urbancorp's mission is to successfully develop residential communities in emerging and established neighbourhoods in the city of Toronto that have upfront value for their new homeowners. Guided by this mission, Urbancorp is proud to have created some of the most visionary home and condominium communities in the GTA.

As the premiere developer of the King West neighbourhood, Urbancorp transformed the old industrial lands of King Street West into the vibrant residential community of King West Village, including Bridge, Fuzion and the latest, Kingsclub Condominium. In the West Queen West neighbourhood, Urbancorp built Westside Gallery Lofts, Curve and, most recently, Edge and Epic on Triangle Park.

Urbancorp has built thriving new communities in other up-and-coming Toronto neighbourhoods. The Neighbourhoods of Queen Street East is comprised of three stunning new home communities along the Queen Street East corridor. With locations in Riverdale, Leslieville and The Beach, The Neighbourhoods of Queen Street East bring a fresh, modern vibe to the urban renaissance currently underway in Toronto's east end.



In Etobicoke, VAL offers cutting-edge home designs as one of the city's most convenient locations. In midtown the Urbancorp continues its legacy of creating some of the most vibrant and innovative home and condominium communities in the GTA with The Homes of St. Clair West and the Ravines of Lawrence. In North York, at Bayview and The Bridle Path, Urbancorp's Homes of The Bridle Path, puts its signature touch on one of the city's most sought-after addresses. With Ravine Homes of Buttonville, Urbancorp is excited to be taking part in the creation of one of the GTA's most visionary new neighbourhoods.

At WQW, Urbancorp brings its reputation for stylish design and quality finishes to Queen West's hottest location.



QUEEN, OSSINGTON & YOU

FEATURES & FINISHES

IMPRESSIVE BUILDING FEATURES

- Located in the vibrant Queen West neighbourhood, WQW is the latest addition to the West Queen West community
- WQW is an impressive condominium offering impressive retail shopping at the base
- Contemporary architecture with a modern, urban aesthetic design

GENERAL FEATURES

- Architecturally designed thermal glazed aluminum windows
- Glazed aluminum door to access balcony or terrace, as per plan
- Translucent sliding door system, as per plan
- Engineered laminate wood flooring in living room, dining room, kitchen, den, hallways and bedroom(s)
- Entry door with contemporary brush chrome lever hardware and privacy viewer
- Contemporary 4" baseboards in all areas except bathroom(s) and laundry area
- Stipple finished ceilings except kitchen and bathroom(s)
- In-suite individual controlled heating and cooling system
- Flat panel interior doors with brushed chrome lever hardware
- Framed mirrored sliding closet doors in foyer and bedroom(s), as per plan
- Designer white Decora-style switches and receptacles throughout
- All homes pre-wired for high speed cable internet and cable ready for HDTV

KITCHEN FEATURES

- Contemporary European design cabinetry in selection of wood and coloured finishes from Vendor's samples
- Undermount single bowl stainless steel sink with single lever faucet
- Ceramic tile backsplash from Vendor's samples
- Contemporary stone countertops in a selection of granites from Vendor's samples
- Halogen track lighting
- Brand name appliance package including
- Stainless Steel finish range with glass top – self cleaning
- Stainless Steel finish dishwasher
- Stainless Steel finish refrigerator
- Stainless Steel finish built-in microwave with hood fan exhausted to exterior
- Stacked washer & dryer

BATHROOM FEATURES

- Ceramic tile surround from Vendor's samples
- Contemporary European design cabinetry in selection of wood and coloured finishes from Vendor's samples
- Contemporary stone countertops in a selection of granites from Vendor's samples
- Undermount white sink with deck mount faucet
- Designer mirror over sink with light
- Soaker tub
- Glass shower enclosure as per plan
- Temperature controlled mixing valve to tub/shower
- Ceiling exhaust fan vented to exterior

ELECTRICAL

- Living room and bedrooms pre-wired for cable T.V. & telephone, heat detector pre-wired to the fire annunciation panel
- Individual suite smoke detector
- Service panel with circuit breakers
- Controlled split outlets in "Living / Dining" and "Sleep" areas, as per plan