

BY STREETCAR

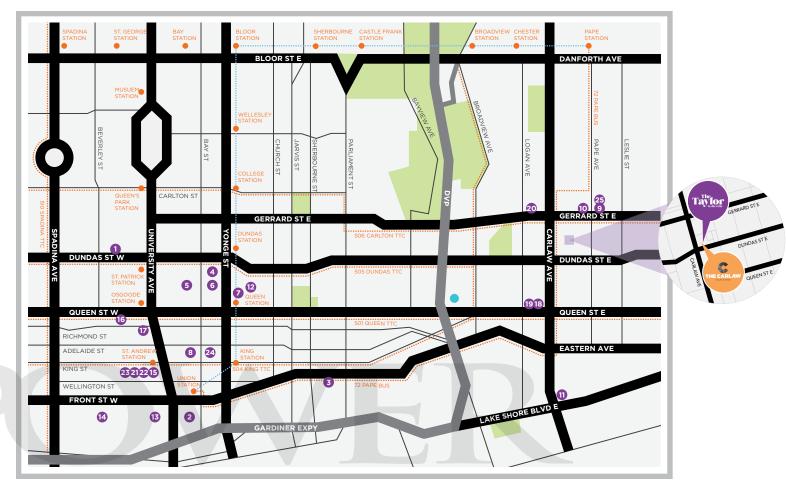


AREA MAP

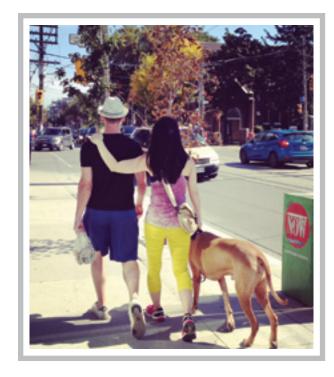
AMENITIES

- **01**. AGO
- 02. Air Canada Centre
- **03**. Canadian Opera Company
- **04.** Canadian Tire
- **05**. City Hall
- **06.** Eaton Centre
- **07**. Elgin & Winter Garden Theatre
- **08**. Financial District
- **09**. Home Depot
- **10**. LCBO
- 11. Loblaws
- 12. Massey Hall
- 13. Ripley's Aquarium of Canada
- 14. Rogers Centre

- **15**. Roy Thomson Hall
- 16. Scotiabank Theatre
- 17. Shangri-La Hotel
- 18. Shoppers Drug Mart
- 19. Starbucks
- **20**. The Beer Store
- **21**. The Princess of Wales Theatre
- **22**. The Ritz-Carlton
- 23. TIFF Bell Lightbox
- 24. Trump International Hotel & Tower
- 25. Winners
- Presentation Centre



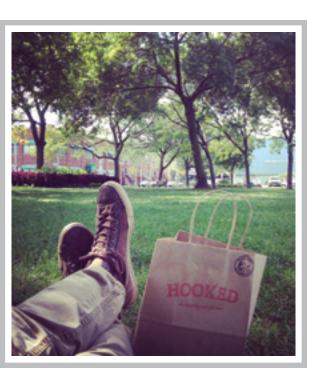
REAL ESTATE LTD. BROKERAGE













BOLD DESIGN

Designed by TACT Architecture, this loft building offers a bold architectural design that complements the innovative spirit of Leslieville. Details include:

- Seven-storey boutique loft building.
- Soaring nine ft. exposed concrete ceilings open up the space.
- Modern designer fixtures, quartz countertops, undermounted sinks and integrated appliances create a contemporary look.
- Engineered hardwood throughout.

URBAN EDGE

Anointed by *The New York Times* as a destination to dine, drink, shop and live. Leslieville is Toronto's most exciting neighbourhood:

- Historically home to the light industry and Film District.
- Easy access to public transit, just outside your door.
- Shop for vintage threads and artisan products or head to the weekly Farmers' Market to savour fresh fare.
- Known as Toronto's brunch destination, Leslieville offers foodie-approved eats.
- Close to downtown with easy access to the Gardiner, and DVP.
- Lake Ontario is minutes away, offering parks, beaches and cycling trails.

96 MODERN LOFTS

This is modern loft living in Leslieville. Whether you're a blogger, a film grip, a stay-at-home parent or a Bay street banker, you probably love Leslieville as much as we do.

- 96 loft suites, with a variety of floorplans.
- Lofts range from modern one bedroom designs to spacious two bedrooms + den suites.
- A selection of two level urban towns.
- Usable terraces and balconies with lighting.
- High end modern finishes.
- 9-foot concrete ceilings.
- "All-off" electrical switch near entry door.
- Engineered hardwood floors throughout.
- Frosted glass sliding doors to interior bedrooms, as per plan.
- Kitchens with: under cabinet valance lighting; porcelain tiled backsplash; quartz countertops; single, stainless steel undermount sink; brand-name appliances, including: integrated refrigerator with freezer; stainless steel slide-in stove with ceran top, integrated hood fan; and integrated dishwasher.
- Bathrooms with: quartz countertop; undermount sink; vanity-width mirror with integrated back lighting; soaker tubs with acrylic apron and/or shower stalls with glass wall and acrylic pan.
- Next to Crow's Theatre, dining and entertainment.





10 REASONS TO BELIEVE IN STREETCAR

1. A SENSITIVE APPROACH.

Streetcar is not about building Toronto's tallest tower or biggest condo mega-complex. On the contrary. We're about designing boutique buildings that complement, not compete, with the neighbourhood. So if you want to live on the sixth floor (not the 66th floor) of a building that's connected to the neighbourhood, look no further.

2. URBAN HOMES FOR ALL.

At Streetcar, we design a variety of contemporary urban homes, whether you're looking for a loft condo, townhome or live/work space. Streetcar offers high ceilings, ample natural light, cool views, spacious openconcept layouts, plenty of storage and an array of modern, stylish high-quality finishes (for everything from flooring to countertops) for you to customize your home.

3. HIP, DOWNTOWN LOCATIONS.

Whether we're in the east or west-end of Toronto, every Streetcar location shares one important thing in common: they're in culture-rich, downtown neighbourhoods and within walking distance of live music, art galleries, bars, restaurants, cinemas, markets, parks, shopping, transit and more.

4. GOOD INVESTMENT.

Investing in a Streetcar loft is a smart move. We offer high-end lofts with low maintenance fees at competitive prices. And we do so in exciting, up-and-coming locations that consistently appreciate in value. The result is a fantastic place to live or to lease out as an investment.

5. CONTEMPORARY DESIGN.

From the architecture and interior design of our buildings to our loft layouts and finishing choices – all things Streetcar are connected by a love of great, contemporary design. Expect fresh and inventive design choices at each and every level, all delivered with a meticulous level of detail.

6. GREAT CUSTOMER CARE.

We understand that buying a new home is the biggest purchase you'll ever make and may sometimes feel overwhelming. That's why we communicate consistently and clearly so you know what to expect and then deliver on what we promise. Our goal is to support you, every step of the way.

7. GOOD NEIGHBOURS.

We treat local residents with respect and transparency, welcoming their feedback and openly engaging with the neighbourhood. We design handsome buildings that fit seamlessly into the streetscape and add value with features that benefit everyone. And we build conscientiously, minimizing disruption and noise.

8. A HISTORY OF SUCCESS.

For over 10 years, Streetcar has built numerous successful midrise developments in the east and west-end of Toronto, always in close partnership with the local community and city. We've been recognized for our work by numerous industry organizations, such as BILD and TUDA.

9. WE GIVE BACK.

Streetcar proudly supports numerous local and national non-profits, including:

- Cabbagetown Youth Centre
- Chrones and Colitis Foundation
- of Canada
- Corktown Residents & Business Association
- Crow's Theatre
- Enoch Turner Schoolhouse
- Furniture Bank, Chair Affair
- Habitat for Humanity
- · Jane's Walk
- Nellie's Shelter
- Queen West Art Crawl
- Riverdale Share Community Association
- Riverside BIA
- Scotiabank Waterfront Toronto Marathon
- Sick Kids Foundation
- Spectrum Art Projects
- Touchstone Youth Centre
- The WoodGreen Foundation

10. AUTHENTIC PEOPLE.

The Streetcar team is made up of real people who love everything urban, stylish, witty and smart. We live where we build, so Toronto is in our roots. Every day and in every way, we strive to give our style-seeking customers care that puts them first.

STREETCAR[™] RETHINK URBAN LIVING

IN PARTNERSHIP WITH DUNDEE REALTY CORPORATION

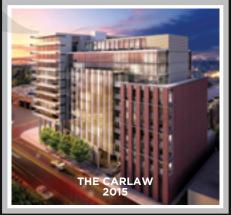




















VIP AGENTS' INCENTIVE PROGRAM

FOR BUYERS

\$10,000 off price on 1 bedroom suites; \$15,000 off price on 1 bedroom + den suites; \$20,000 off price on 2 bedroom suites & larger

\$0 Assignment Fee

\$0 Right to Lease during Occupancy

Extended Deposit Structure

REAL ES Tevies Capped at \$500 KERAGE

Developmental Charges Capped:\$5,000 for 1 Bedroom and 1 Bed + Den units;
\$6,500 for 2 Bedroom units

Presentation Centre

43 Davies Avenue, Toronto, ON M4M 2A9 P: (416) 690-8588 • E: info@taylorlofts.ca

Programs and incentives are subject to change without notice. E. & O.E. **Exclusive Listing:** Baker Real Estate Inc., Brokerage. Brokers Protected. E. & O.E. *Please see a Sales Representative for details.



STREETCAR RETHINK URBAN LIVING IN PARTNERSHIP WITH DUNDEE REALTY CORPORATION



PRICE LIST

(subject to availability)

STARTING FROM FLOOR	TYPE	APPROX. SUITE SIZE (SQ.FT.)	VIEW	OUTDOOR SIZE (SQ.FT.)	STARTING FROM PRICE*	INCENTIVE	VIP PRICE	VIP \$/SF
7	1B	455 SF	S	150 TERRACE	\$254,900	\$10,000	\$244,900	\$538
7	1B	455 SF	N	150 TERRACE	\$259,900	\$10,000	\$249,900	\$549
7	1B	490 SF	NW	150 TERRACE	\$269,900	\$10,000	\$259,900	\$530
6	1B+D	530 SF	SW	200 TERRACE	\$299,900	\$15,000	\$284,900	\$537
7	1B	570 SF	SE	150 TERRACE	\$319,900	\$10,000	\$309,900	\$544
7	1B+D	580 SF	N	130 TERRACE	\$324,900	\$15,000	\$309,900	\$534
7	1B	610 SF	NE	130 TERRACE	\$334,900	\$10,000	\$324,900	\$533
3	1B+D	625 SF	S	95 BALCONY	\$345,900	\$15,000	\$330,900	\$529
5	1B+D	650 SF	NW	150 TERRACE / 95 BALCONY	\$358,900	\$15,000	\$343,900	\$529
6	1B+D	655 SF	N	95 BALCONY	\$360,900	\$15,000	\$345,900	\$528
6	1B+D	655 SF	S	-	\$355,900	\$15,000	\$340,900	\$520
7	1B+D	665 SF	SW	350 TERRACE	\$394,900	\$15,000	\$379,900	\$571
2	2B	710 SF	S	45 BALCONY	\$384,900	\$20,000	\$364,900	\$514
2	2B	740 SF	S	95 BALCONY	\$389,900	\$20,000	\$369,900	\$500
4	2B+D	765 SF	N	70 TERRACE / 95 BALCONY	\$399,900	\$20,000	\$379,900	\$497
5	2B	800 SF	NE	50 BALCONY + 70 BALCONY	\$419,900	\$20,000	\$399,900	\$500
2	2BA	805 SF	SEA	85 BALCONY	\$407,900	\$20,000	\$387,900	\$482
2	2B+D	830 SF	NW	200 TERRACE / 95 BALCONY	\$420,900	\$20,000	\$400,900	\$483
2	2B+D	835 SF	N	200 TERRACE / 95 BALCONY	\$420,900	\$20,000	\$400,900	\$480
2	2B	870 SF	NE	85 BALCONY	\$429,900	\$20,000	\$409,900	\$471
2	2B+D	870 SF	N	180 TERRACE / 95 BALCONY	\$439,900	\$20,000	\$419,900	\$483

 $Premiums\ vary\ depending\ on\ views,\ suite\ types,\ and\ balconies.\ Please\ speak\ to\ a\ Sales\ Representative\ for\ details.$

Suite Features

Suite features include 9 ft. high exposed concrete ceilings and engineered hardwood flooring throughout. Kitchen features include laminate wood veneer cabinets with high gloss accents and metal hardware, quartz countertop, porcelain tiled backsplash, single stainless steel under-mount sink, under cabinet valance lighting and brand name appliances including integrated refrigerator with freezer, stainless steel slide-in stove with ceran top, integrated hood fan and integrated dishwasher (as per plan). Bathrooms will include high gloss laminate wood veneer cabinets, quartz or granite countertops, porcelain tile floors and contemporary fixtures. Bathrooms feature laminate wood veneer cabinets and metal hardware, quartz countertop, under-mount sink, porcelain tile floors, soaker tub with acrylic apron and/or shower stall with glass wall and acrylic pan (as per plan) and porcelain tile full-height walls surrounding the bath tub and/or shower stall (as per plan). Laundry closet with front-loading Energy StarTM stacked washer and dryer.

EXTENDED DEPOSIT STRUCTURE

\$5,000 upon signing APS Balance to 5% in 30 days 5% in 90 days 5% in 180 240 days 5% on occupancy

Parking: \$30,000 Storage Locker: \$5,000 Bicycle Locker: \$500 OCCUPANCY: Spring 2016

MAINTENANCE

Approximately **\$0.50** per sq.ft. (Hydro metered separately.)

TAXES

Estimated at approximately 1% of Purchase Price.

*Prices Include H.S.T.

All prices, figures and materials are preliminary and are subject to change without notice E. & O. E. Actual living area will vary from floor area stated.

*Please see a Sales Representative for details. February 27, 2014

Exclusive Listing: Baker Real Estate Incorporated, Brokerage. Brokers Protected. E. & O.E.





TOWNHOME PREVIEW PRICE LIST

(subject to availability)

ТҮРЕ	APPROX. SUITE SIZE (SQ.FT.)	VIEW	Outdoor Size (Sq.Ft.)	STARTING FROM PRICE*	INCENTIVE	VIP PRICE	VIP \$/SF
2B+D	1095 SF	NW / N	300 COURTYARD	\$569,900	\$20,000	\$549,900	\$502
3B+D	1390 SF	N	170 COURTYARD	\$689,900	\$20,000	\$669,900	\$482
3B+D	1465 SF	N	150 COURTYARD	\$719,900	\$20,000	\$699,900	\$478

Premiums vary depending on views, suite types, and balconies. Please speak to a Sales Representative for details.

Townhome Features

Townhome features include 9.5 ft. high ceilings on the ground floor and 9 ft. high ceilings on the second level and engineered hardwood flooring throughout. Kitchen features include laminate wood veneer cabinets with high gloss accents and metal hardware, quartz countertop, porcelain tiled backsplash, single stainless steel under-mount sink, under cabinet valance lighting and brand name appliances including stainless steel refrigerator with freezer integrated, hood fan and integrated dishwasher (as per plan). Bathrooms will include high gloss laminate wood veneer cabinets, quartz or granite countertops, porcelain tile floors and contemporary fixtures. Bathrooms feature laminate wood veneer cabinets and metal hardware, quartz countertop, under-mount sink, porcelain tile floors, soaker tub with acrylic apron and/or shower stall with glass wall and acrylic pan (as per plan) and porcelain tile full-height walls surrounding the bath tub and/or shower stall (as per plan). Laundry closet with front-loading Energy Star[™] stacked washer and dryer.

EXTENDED DEPOSIT STRUCTURE

\$5,000 upon signing APS Balance to 5% in 30 days 5% in 90 days 5% in 180 240 days 5% on occupancy

Parking: \$30,000 Storage Locker: \$5,000 Bicycle Locker: \$500 **OCCUPANCY: Spring 2016**

MAINTENANCE

Approximately **\$0.38** per sq.ft. (Hydro metered separately.)

TAXES

Estimated at approximately 1% of Purchase Price.

*Prices Include H.S.T.

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WORKSHEET

FAX: (416) 416-461-1642 EMAIL: info@taylorlofts.ca

OFFICE USE ONLY								
Date Received:			BASE PURCHASE PRICE \$					
Baker Sales Representative:			PARKING COST \$		\$			
SUITE:	E: (the Unit)		LOCKER COST \$					
MODEL:		TC	TOTAL PURCHASE PRICE		\$			
PLEASE FILL OUT THE FOLLOWIN	<u>IG</u>				T			
	MODEL	MODEL FLOOR						
CHOICE #1								
CHOICE #2								
CHOICE #3								
CHOICE #4								
CHOICE #5								
No. of Parking Spots to Purchase at \$30,000				No. of Lockers to Purchase at \$5,000				
				No. of Bicycle Locke	ers to Purchase at \$500			
PURCHASER INFORMATION : PLE	ASE ENCLOSE CLE	EAR COPY OF PL	JRCH	ASER IDENTIFICATI	ON			
PURCHASER 1			PURCHASER 2					
First Name:			First Name:					
Last Name:			Last Name:					
Address:			Address:					
Suite #			Suite #					
City: Province:			City Province:					
Postal Code:			Postal Code:					
Main Phone:				Main Phone:				
Alternate Phone:			Alternate Phone:					
Date of Birth:			Date of Birth:					
S.I.N. #			S.I.N. #					
Driver's Licence #			Driver's Licence #					
Expiry Date:			Expiry Date:					
Email: Email:								
PURCHASER PROFILE: (TO BE COMPLETED BY AGENT)								
Did you register through the Web? How did you hear about us?								
Profession: Marital S			IS:					
How many dependents? Ages?								
End User or Investor								
Co-Operating Broker: Please enclose Agent's business card. Name: Brokerage: Address: Mobile: Email:								



BY STREETCAR



Presentation Centre

43 Davies Avenue T. 416.690.8588 www.streetcar.ca



STREETCAR

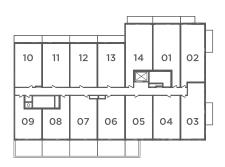
RETHINK URBAN LIVING

IN PARTNERSHIP WITH DUNDEE REALTY CORPORATION



AVAILABILITY

LEVEL 6



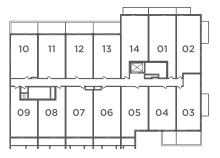
LEVEL 7



LEVEL 4



LEVEL 5



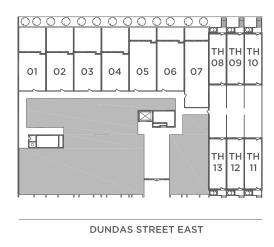
LEVEL 2



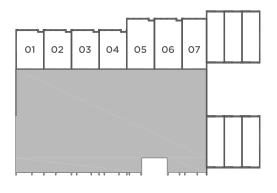
LEVEL 3



LOWER GROUND FLOOR



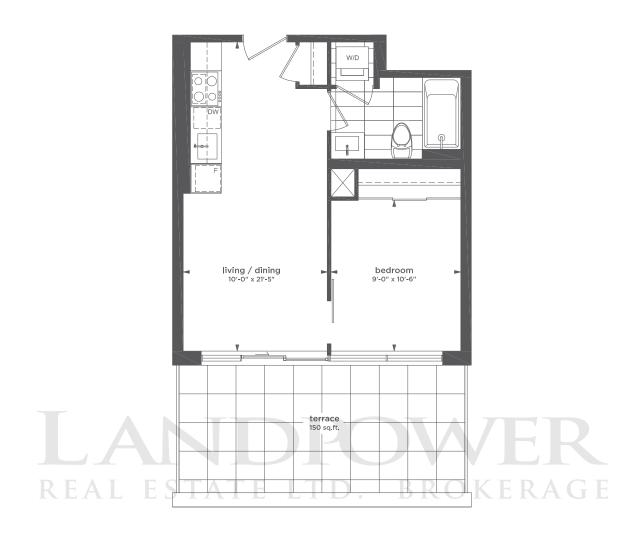
UPPER GROUND FLOOR





ONE BEDROOM TERRACE 150 SQ.FT.

706 | 707



LEVEL 7





ONE BEDROOMTERRACE 150 SQ.FT.

704 | 705 | 710 | 711 | 712



LEVEL 7

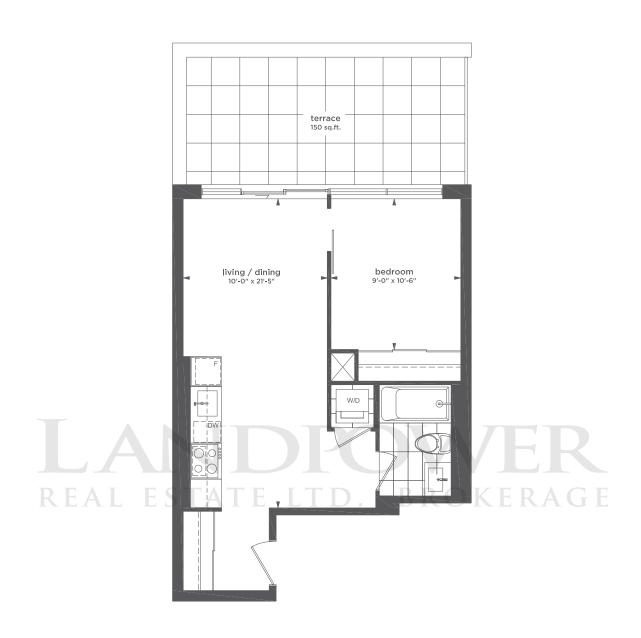






ONE BEDROOM TERRACE 150 SQ.FT.

709



LEVEL 7

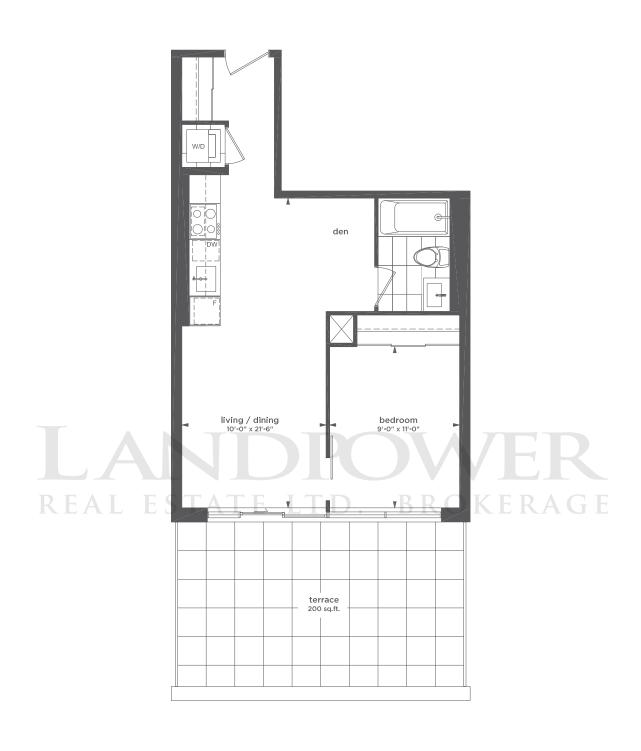






ONE BEDROOM + DEN TERRACE 200 SQ.FT.

608 | 609



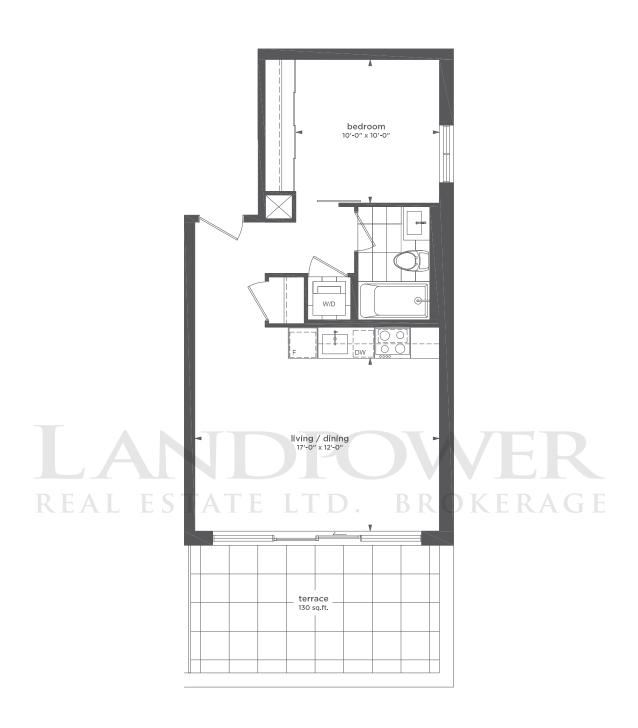






ONE BEDROOM TERRACE 130 SQ.FT.

703



LEVEL 7

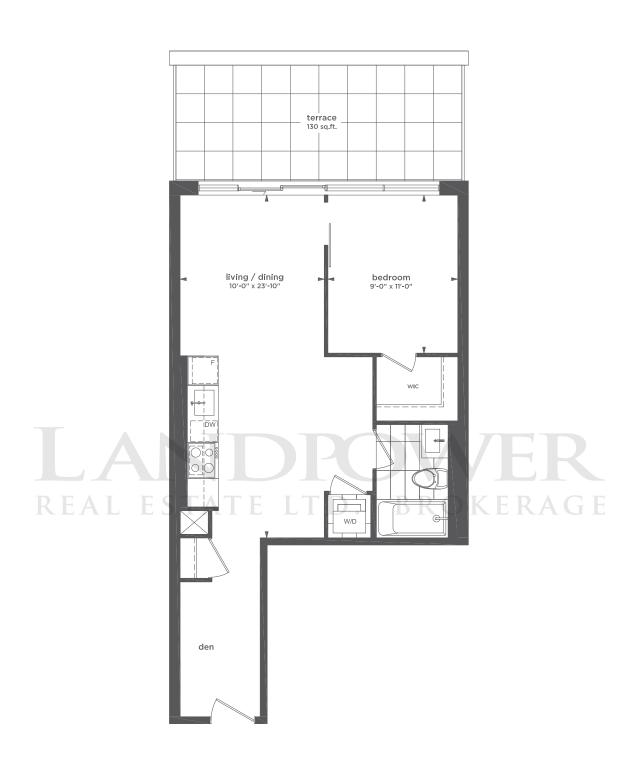






ONE BEDROOM + DEN TERRACE 130 SQ.FT.

701 | 713



LEVEL 7

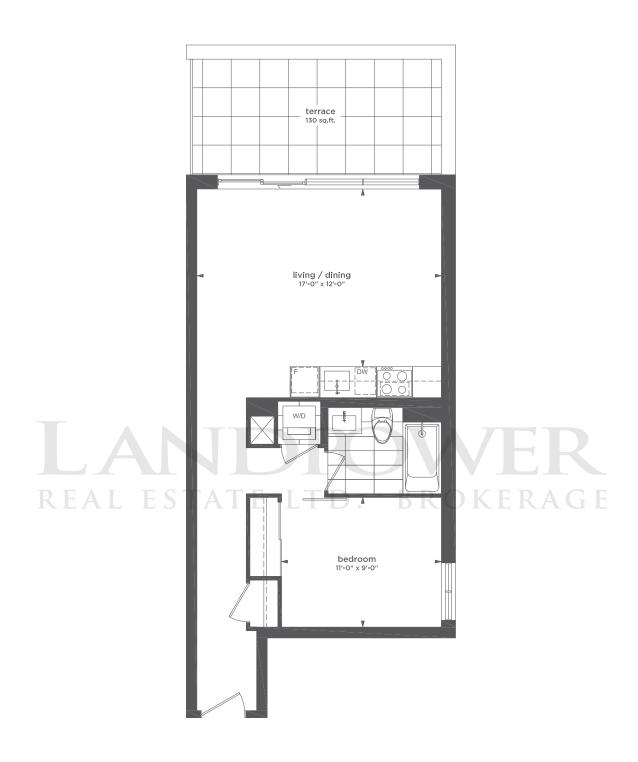






ONE BEDROOM TERRACE 130 SQ.FT.

702



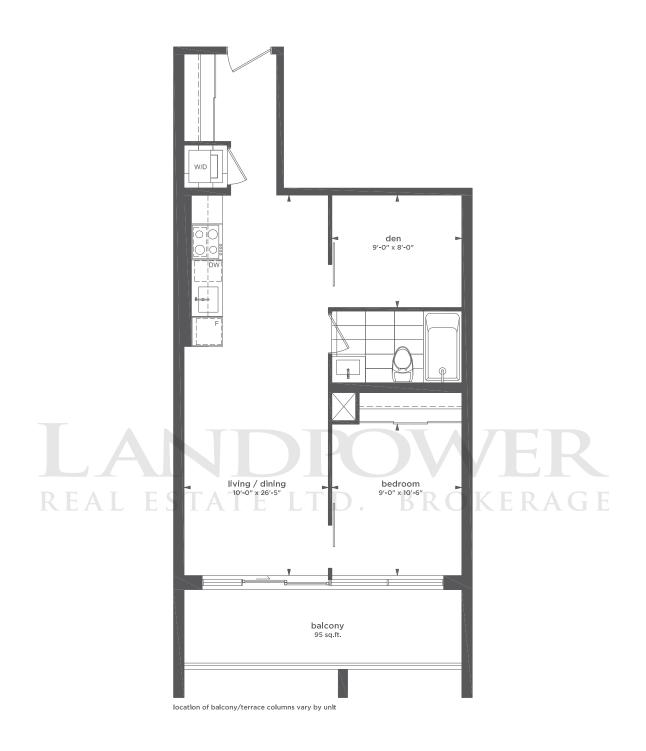
LEVEL 7







ONE BEDROOM + DEN BALCONY 95 SQ.FT.









ONE BEDROOM + DEN BALCONY 95 SQ.FT.

510 | 610



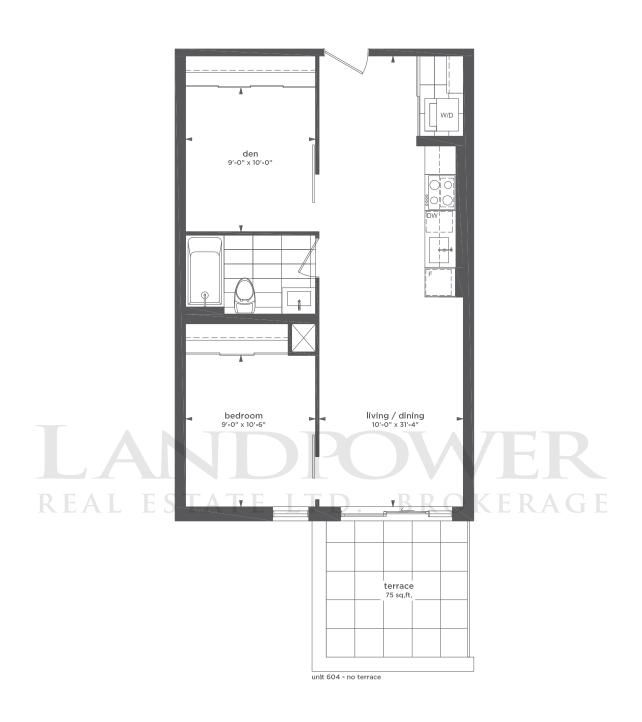






ONE BEDROOM + DEN TERRACE 75 SQ.FT.

504 | 604 | 605









ONE BEDROOM + DEN BALCONY 95 SQ.FT.

511 | 512 | 513 | 611 | 612 | 613



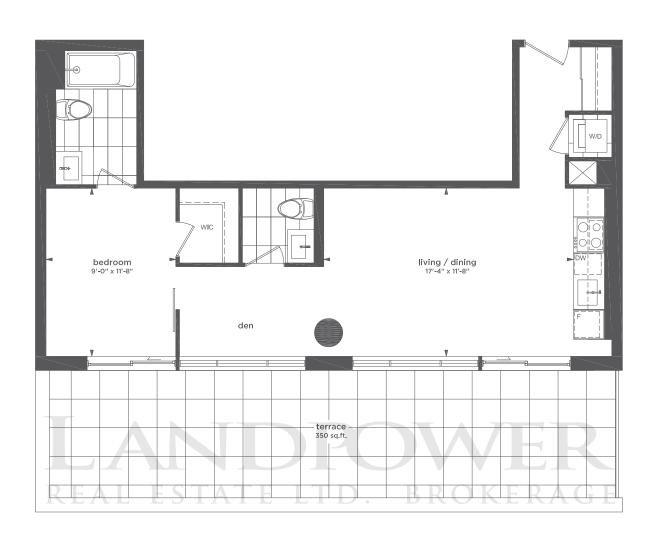






ONE BEDROOM + DEN TERRACE 350 SQ.FT.

708



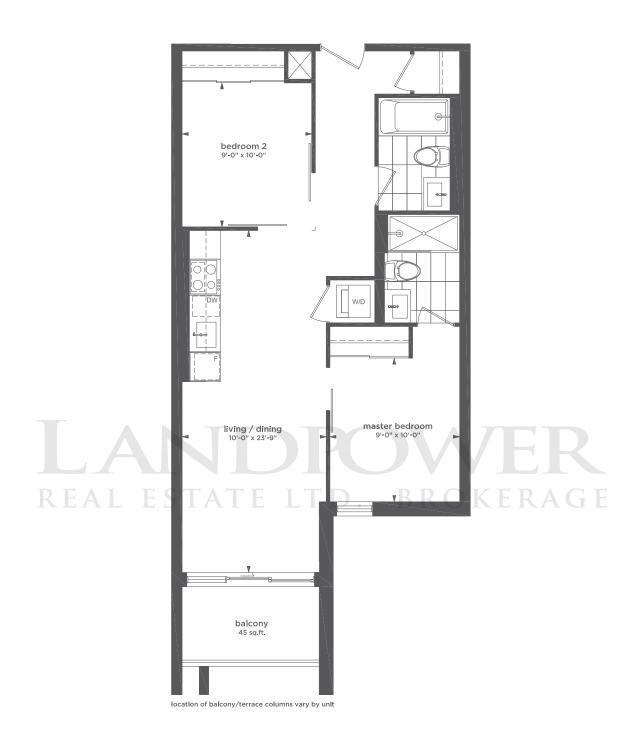
LEVEL 7





TWO BEDROOM BALCONY 45 SQ.FT.

204 | 205 | 304 | 305 | 404 405 | 505



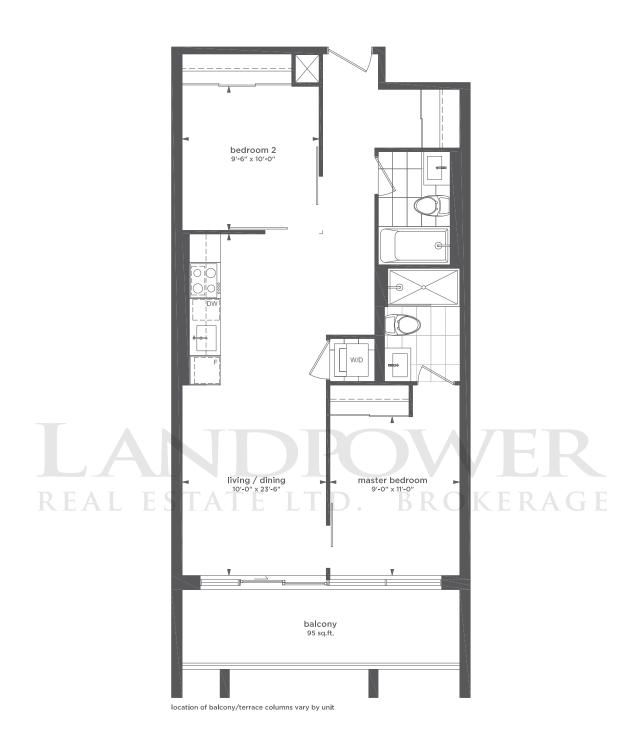


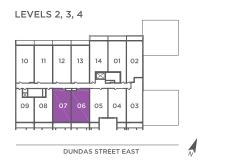




TWO BEDROOM BALCONY 95 SQ.FT.

206 | 207 | 306 | 307 | 406 | 407 506 | 507









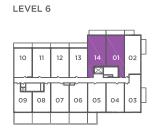
TWO BEDROOM + DEN BALCONY 95 SQ.FT.

401 | 414 | 501 | 514 | 601 | 614













TWO BEDROOM BALCONY 120 SQ.FT.

502 | 602

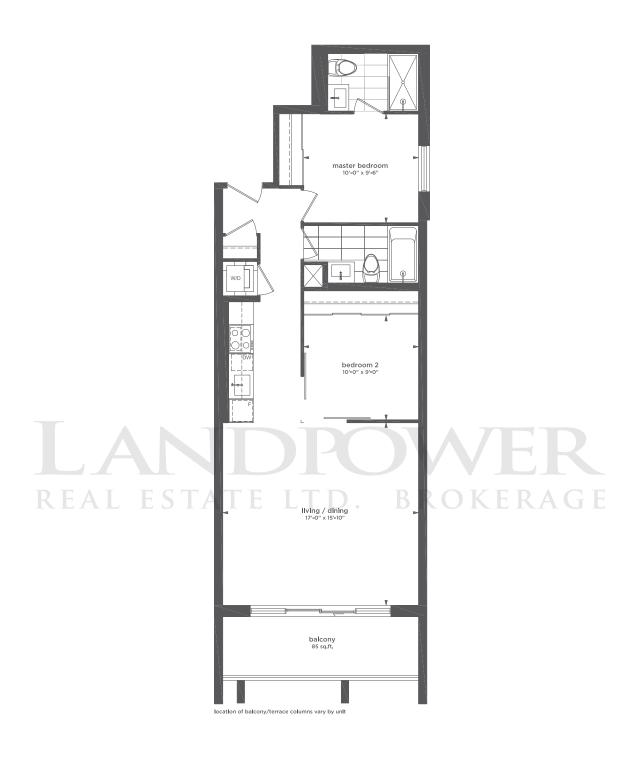






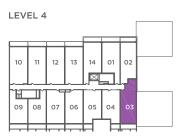
TWO BEDROOM BALCONY 85 SQ.FT.

203 | 303 | 403







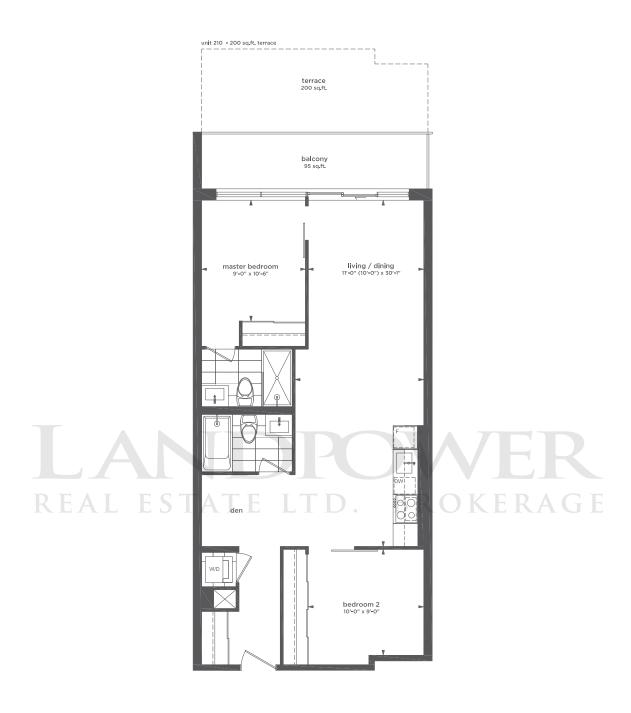




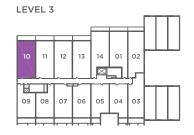


TWO BEDROOM + DEN BALCONY 95 SQ.FT.

210 | 310 | 410





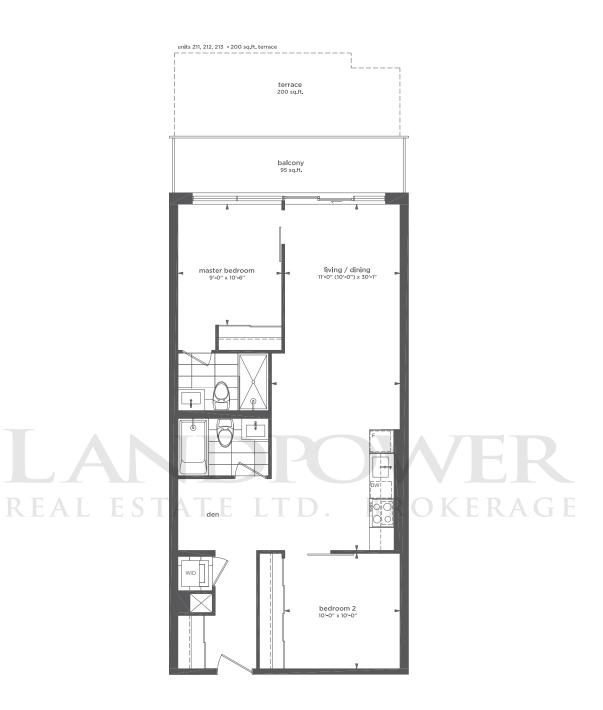




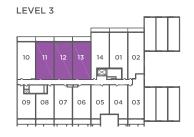


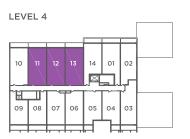
TWO BEDROOM + DEN BALCONY 95 SQ.FT.

211 | 212 | 213 | 311 | 312 | 313 | 411 412 | 413







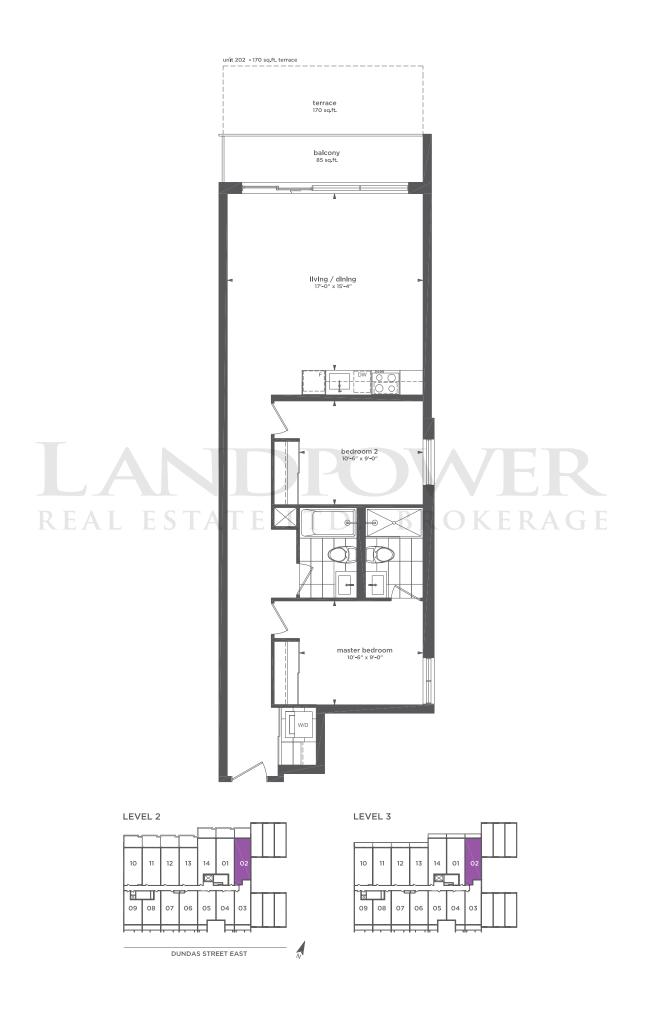






TWO BEDROOM BALCONY 85 SQ.FT.

202 | 302

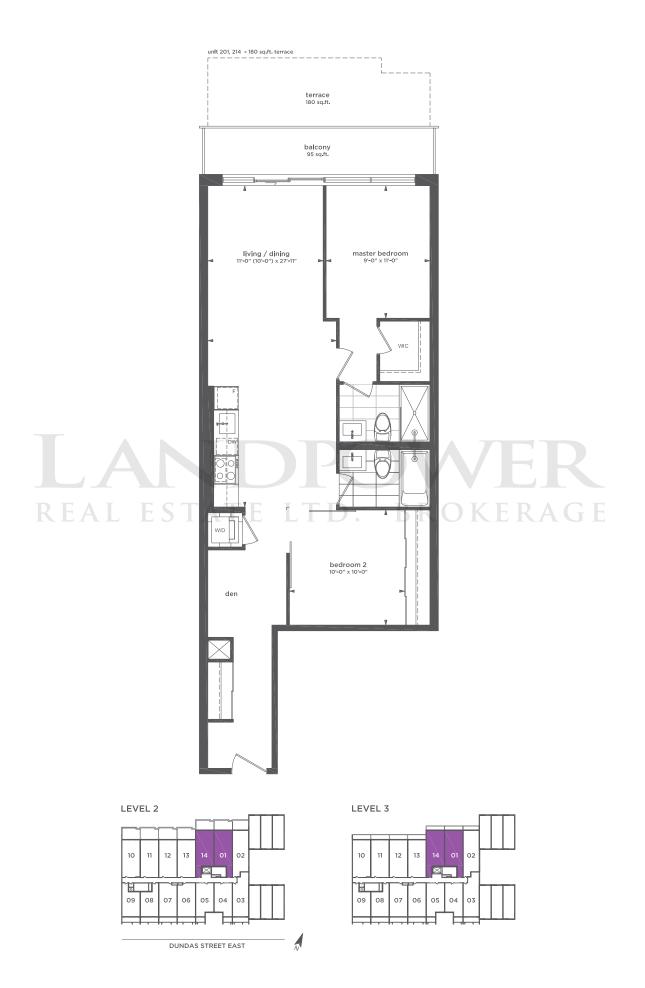






TWO BEDROOM + DEN BALCONY 95 SQ.FT.

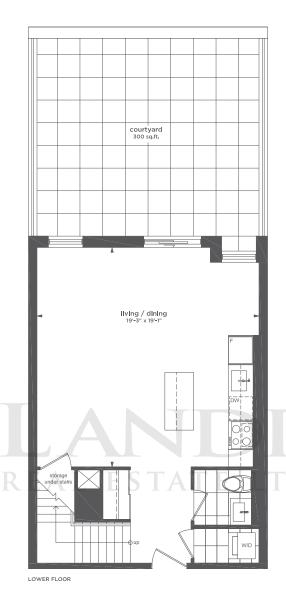
201 | 214 | 301 | 314

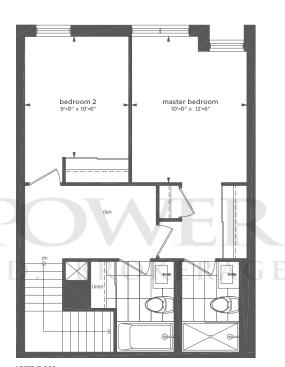




TWO BEDROOM + DEN COURTYARD 300 SQ.FT.

101 | 102 | 103 | 104

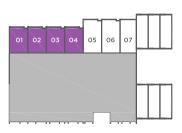




LOWER GROUND FLOOR



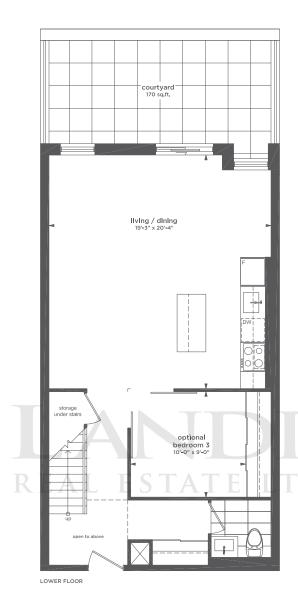
UPPER GROUND FLOOR

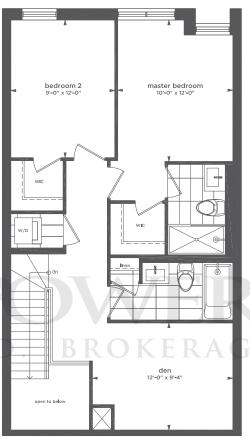




THREE BEDROOM + DEN COURTYARD 170 SQ.FT.

105 | 106

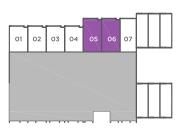




UPPER FLOOR





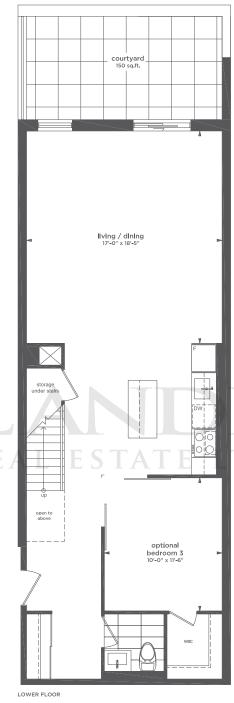


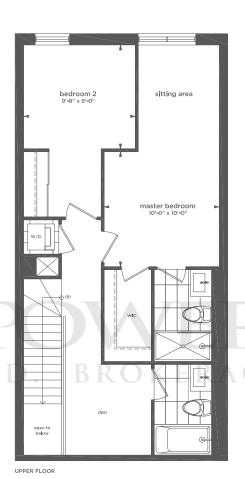




THREE BEDROOM + DEN COURTYARD 150 SQ.FT.

107







UPPER GROUND FLOOR

