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condo life

GREATER TORONTO'S COMPLETE CONDO GUIDE

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The Residences of 488 University Avenue

*Amexon has created a glamorous new
lifestyle in the heart of the city at
an iconic Toronto address*

Neighbourhood Watch:

MISSISSAUGA

SPOTLIGHT:

Baseball Charity Game

INTERIORS SECTION:

- Product Showcase: BATHS
- IDC Interview
- Trend Watch

PLUS

Amenity Charts
for **400+** Condos

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THE RESIDENCES OF 488 UNIVERSITY AVENUE

Amexon has created a glamorous new lifestyle in the heart of the city at an iconic Toronto address

Every great city has its fabled grand avenue. Les Champs-Élysées is the epitome of Parisian elegance.

Park Avenue is synonymous with New York high society. University Avenue is the ceremonial epicentre of Toronto life.

Construction is underway on a 55-storey tower of gleaming glass and steel at University and

Presiding over it all is stately Queen's Park with its imposing Romanesque architecture and leafy public park.

The Residences of 488 University Avenue will be anchored at street level by a spectacular podium with soaring 50-foot atrium housing upscale shops, a signature restaurant and a grand residential lobby with high-speed elevators to whisk you to your oasis in the sky.

Dundas that will offer a luxurious lifestyle and spectacular views with the majesty of Queen's Park, the glitter of Lake Ontario and the ever-changing city skyline. It's an iconic address where worlds collide — culture and haute couture, fine dining and entertainment, technology and science, finance and commerce, education and the arts, cozy coffee shops and the hottest nightlife around.

An exciting new stage in the transformation of an urban enclave

The neighbourhood surrounding The Residences of 488 University Avenue includes the dazzling Four Seasons Centre for the Performing Arts, Frank Gehry's stunning renovation of the Art Gallery of Ontario, the five-star Shangri-La Hotel and prestigious new residential developments. There are countless chef-driven restaurants and chic designer boutiques, the famed Soho House private members' club and cutting-edge MaRS Discovery District.



Each residence will offer mesmerizing vistas, stylish interiors and amenities unsurpassed in the downtown core: attentive 24-hour concierge services and valet parking, a 30,000-square-foot fitness centre and resort-style spa, indoor and outdoor saltwater pools, a squash court, Pilates and yoga studios, screening room, sundeck and terrace, plus SkyBar, for the ultimate social experience without ever leaving home.

But when you do, you'll be close to everything you want to do. You will also have direct indoor access to the St. Patrick's subway station, making it quick and easy to get to work, or to the opera, ballet, galleries and festivals.

Your tranquil haven overlooking it all

The Residences of 488 University Avenue will blend contemporary comfort and timeless luxury in flow-through floor plans with floor-to-ceiling windows and expansive terraces. Although 85 per cent of units are already sold, exclusive residences are still available throughout — from one-bedroom layouts to three bedrooms plus den, with square footages from below 600 to over 1,600. All feature modern kitchens with custom cabinetry and granite, marble or quartz slab countertops, stainless steel appliances, spa-inspired ensuites, and automated systems to control temperature, lighting, music, television and multimedia devices from built-in touch screens, smartphones or tablets.

Environmentally friendly features abound, including thermally insulated low-emission windows, remote programmable thermostats and solar panels. There will be parking for bicycles, electric car charging stations, and an onsite car-sharing service.

The talent behind The Residences of 488 University Avenue

Amexon Development Corporation has been a leading Toronto real estate development group for over 35 years. It has a stellar reputation and has won illustrious international awards for Best High-Rise Architecture and Best Mixed-Use Architecture, as well as Ontario Home Builders' Association awards for Most Outstanding High-Rise Building and Best Interior Decorating.

To bring their vision to life, they have engaged Deni Poletti of CORE Architects, an award-winning firm renowned for its design of leading-edge condominium, retail, recreational and hospitality developments. Working with them will be the internationally acclaimed interior design firm II by IV Design, which has won more than 250 awards and been named Designers of the Year five times.



Amexon has also hired Toddglen Construction, a leader in high-rise condominium construction, with a two-decade track record that is second to none, having completed over 30,000 residential units and two million square feet of commercial space.

You couldn't ask for a more highly regarded or experienced team to make your dream home as perfect as can be. **CL**

Visit the Presentation Gallery, located at 393 University Avenue. The Presentation Gallery is open seven days a week. To register, call or visit the website.

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488University.com

