

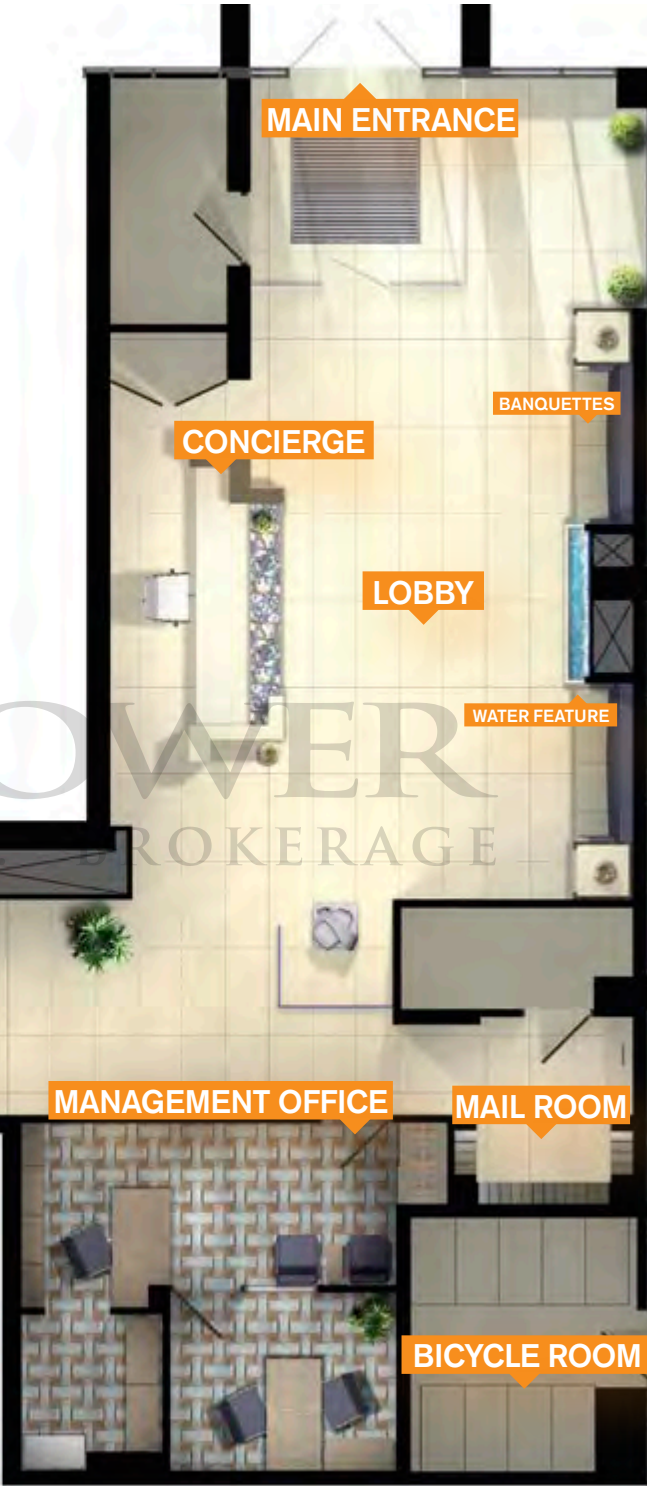


FIVETHIRTY
AT CLARKE AND WEST COASTBOULEVARD



Building Amenities

GROUND LEVEL



LAND TOWER
ROKERAGE

WE'VE GOT THE CORNER ON ST. CLAIR & BATHURST

Specifications subject to change without notice. E. & O. E. Contact sales representative for details.

Building Amenities

SECOND LEVEL



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Building Amenities

THIRD LEVEL



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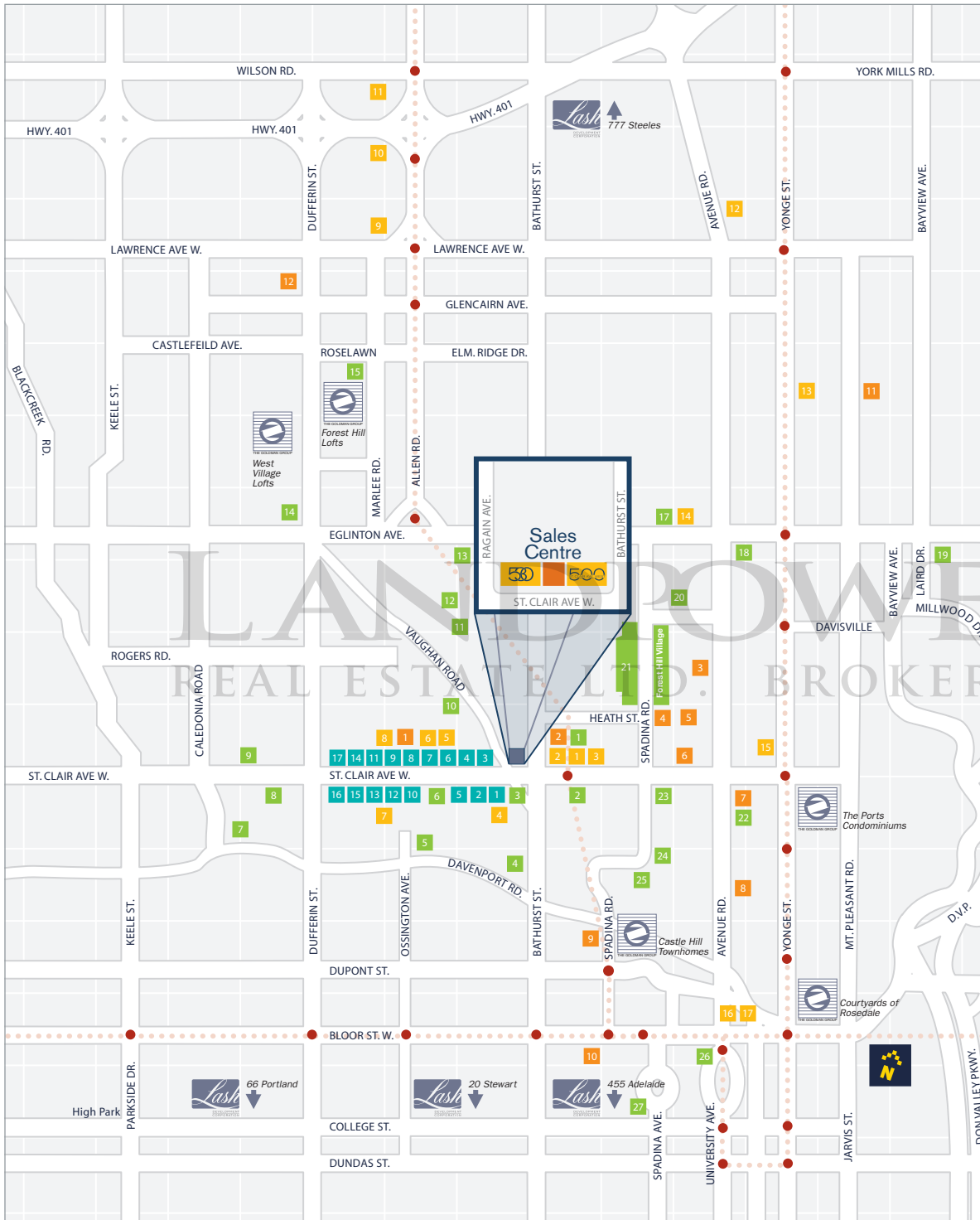
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FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Area Amenities



LEDGEND

RESTAURANTS

1. Eastern Twist
2. El Fogón
3. Thai
4. Barrio Fiesta
5. El Rincon
6. Vannis Ristorante
7. The Rushton
8. Filippo's
9. Nama Sushi
10. Ferro
11. Zemra
12. Han's Wok Restaurant
13. Pho St. Clair
14. Da Gianni & Maria Trattoria
15. Sushi Sugar
16. D-Ganz
17. Atlas One

SERVICES & PARKS

1. St. Clair West Subway Station
2. Wells Hill Park
3. St. Clair West/Bathurst Streetcar Stop
4. Wychwood Park
5. Hillcrest Park
6. Wychwood Barns
7. Earls court Park
8. Joseph Pincininni Rec. Centre
9. Corso Italia
10. Humewood Park
11. Cedarvale Park
12. Philip White Arena
13. Forest Hill Animal Clinic
14. York Eglinton B.I.A.
15. Walker Saunders Park
16. Memorial Park
17. Fire Station
18. Police Station
19. Leaside Park and Jockey Club
20. Larratt Parkette
21. Forest Hill Village
22. Avenue Road Arts School
23. Winston Churchill Park
24. Spadina House
25. Casa Loma
26. ROM
27. China Town

SHOPPING

1. Loblaws
2. Joe Fresh
3. LCBO
4. Shoppers Drug Mart
5. World Class Bakers
6. Pain Perdu
7. Variety Flowers
8. Blockbuster
9. Lawrence Square
10. Yorkdale Shopping Mall
11. Home Depot
12. Pusateri's Fine Foods
13. Sporting Life
14. Eglinton Theatre
15. Fiorio Hair Salon
16. Pusateri's Fine Foods
17. Whole Foods

SCHOOLS & CHURCHES

1. Oakwood Collegiate
2. St. Michael's College School
3. Grace Church
4. The Bishop Strachan School
5. Upper Canada College
6. Timothy Eaton Church
7. De La Salle College
8. Anglican Parish Church
9. George Brown College
10. First Narayever Synagogue
11. Blythwood Public School
12. St. Charles R.C. Church

COMING SOON ON-SITE

- Starbucks
- TD Canada Trust

GOLDMAN GROUP EXISTING DEVELOPMENTS:

- Castle Hill Townhouses
- The Ports Condominiums
- Courtyards of Rosedale
- Forest Hill Lofts
- West Village Lofts

LASH DEV. CORP. EXISTING DEVELOPMENTS:

- 66 Portland
- 20 Stewart
- 777 Steeles
- 455 Adelaide

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Premium Features & Finishes

The Building:

- Convenient ground floor retail space
- Ground floor Lobby with executive-style concierge services and waterfall feature
- Elegant guest seating area in Lobby
- Conveniently located mailroom on main floor
- Exclusive use of building amenities including the private "530 Club" with a state-of-the-art exercise/fitness centre, change rooms with showers, saunas, indoor spa/whirlpool, spacious outdoor terrace, multi-purpose lounge with full service kitchen, private guest suite, cyber lounge and media room. The "530 Club" will be exclusively for residents of 530 St. Clair Ave. West.
- Security card access throughout all common areas
- Secured residential parking and lockers
- Underground parking available

The Suites:

- 9' and 10' ceilings as per plan
- Solid core wood suite entry door with contemporary hardware
- Molded two panel interior paint grade doors
- Interior door hardware brushed nickel finish
- Sliding or swing doors to balcony or terrace as per plan
- Stylishly designed and painted wood baseboards
- Painted walls throughout suite

The Flooring:

- Choice of porcelain/ceramic tile, laminate or pre-finished engineered hardwood flooring in foyer
- Choice of laminate or pre-finished engineered hardwood flooring in living and dining areas
- Choice of porcelain/ceramic tile, laminate or pre-finished engineered hardwood flooring in kitchen
- Dense cut pile carpeting with under-pad in bedroom(s).
- Choice of porcelain/ceramic tile, marble tile or slate tile in master ensuite bathroom
- Choice of porcelain/ceramic tile in second bathroom
- Choice of laminate or pre-finished engineered hardwood flooring in den
- White ceramic tile in laundry closet/room

The Kitchen:

- Selection of contemporary designer style kitchen cabinetry
- Choice of granite countertops
- Stylish under cabinet lighting
- Appliance package includes stainless steel refrigerator, stove, over the range microwave oven with built-in hood fan, and dishwasher
- Two compartment under mount stainless steel sinks with pull-out single lever faucet
- Choice of ceramic tile backsplash as per builder's samples

The Bathroom:

- Stylish solid surface counters with integral square bowl complete with modern polished single hole faucet
- Frameless vanity mirror
- Decorative wall lighting above vanity cabinet
- White plumbing fixtures
- Elongated soaker tub in bathroom as per plan
- Walk-in shower in master ensuite bathroom
- Frameless glass shower enclosure complete with brushed nickel hardware
- Ceramic tile at tub and shower surround will extend to ceiling as per plan
- Polished chrome thermostatic volume control in bath and shower

The Laundry:

- Convenient in-suite laundry
- Stacked white washer and dryer

Electrical and Technical Features

- Convenient individual heat pump units located within each suite allowing for year round individual temperature control
- All suites have separate electrical metering
- Ceiling mounted brush nickel track lighting in kitchen
- Capped ceiling outlets in dining room, breakfast area, bedroom(s) and den as per plan
- Emergency smoke and heat detectors
- All suites pre-wired for telephone outlets in living room, kitchen, bedroom(s) and den as per plan
- All suites pre-wired for television outlets in living room, bedroom(s) and den as per plan
- All suites pre-wired for high-speed internet
- All suites include individual security systems



N.B. Subject to paragraph 4 of the Agreement of Purchase and Sale attached hereto, the Vendor shall have the right to substitute other products and materials for those listed in this Schedule or provided for in the plans and specifications provided that the substituted products and materials are of a quality equal to, or better than, the products and materials so listed or so provided. The determination of whether or not a substituted material is of equal or better quality shall be made by the builder's Architect and/or Designer whose determination shall be final and binding.

1. Where the Unit plan only contains one bathroom, the features and finishes shall be the same as those detailed for the master ensuite bathroom.
2. The Purchaser's choice of finishes is based on builder's standard samples available at the time the Purchaser is notified to make colour selections.
3. Marble and wood are subject to natural variations in colour and grain. Ceramic tile and broadloom are subject to pattern, shade and colour variations.
4. If the Unit is at a stage of construction which will enable the Vendor to permit the Purchaser to make colour and material choices from the Ven-

5. dor's standard selections, then the Purchaser shall have until the Vendor's date designated by the Vendor (of which the Purchaser shall be given at least seven (7) days prior to notice) to properly complete the Vendor's colour and material selection form. If the Purchaser fails to do so within such time period, the Vendor may irrevocably exercise all of the Purchaser's rights to colour and material selections hereunder and such selections shall be binding upon the Purchaser. No changes whatsoever shall be permitted in colours or materials so selected by the Vendor, except that the Vendor shall have the right to substitute other materials and items for those provided in this Schedule provided that such materials and items are of equal quality to or better than the materials and items set out herein.
6. The Purchaser acknowledges that there shall be no reduction in the price or credit for any standard feature listed herein which is omitted at the Purchaser's request.
7. References to model types or model numbers refer to current manufacturer's models. If these types or models shall change, the Vendor shall provide an equivalent model.
8. All dimensions, if any, are approximate.

8. All specifications and materials are subject to change without notice.
9. Pursuant to this Agreement or this Schedule or pursuant to a supplementary agreement or purchase order the Purchaser may have requested the Vendor to construct an additional feature within the Unit which is in the nature of an optional extra (such as, by way of example only, a fireplace); if, as a result of building, construction or site conditions within the Unit or the Building, the Vendor is not able to construct such extra, then the Vendor may, by written notice to the Purchaser, terminate the Vendor's obligation to construct the extra. In such event, the Vendor shall refund to the Purchaser the monies, if any, paid by the Purchaser to the Vendor in respect of such extra, without interest and in all other respects this Agreement shall continue in full force and effect.
10. Floor and specific features will depend on the Vendor's package as selected.



FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

1 BEDROOM

LANDPOWER

REAL ESTATE LTD. BROKERAGE

**WE'VE GOT
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ST. CLAIR & BATHURST**

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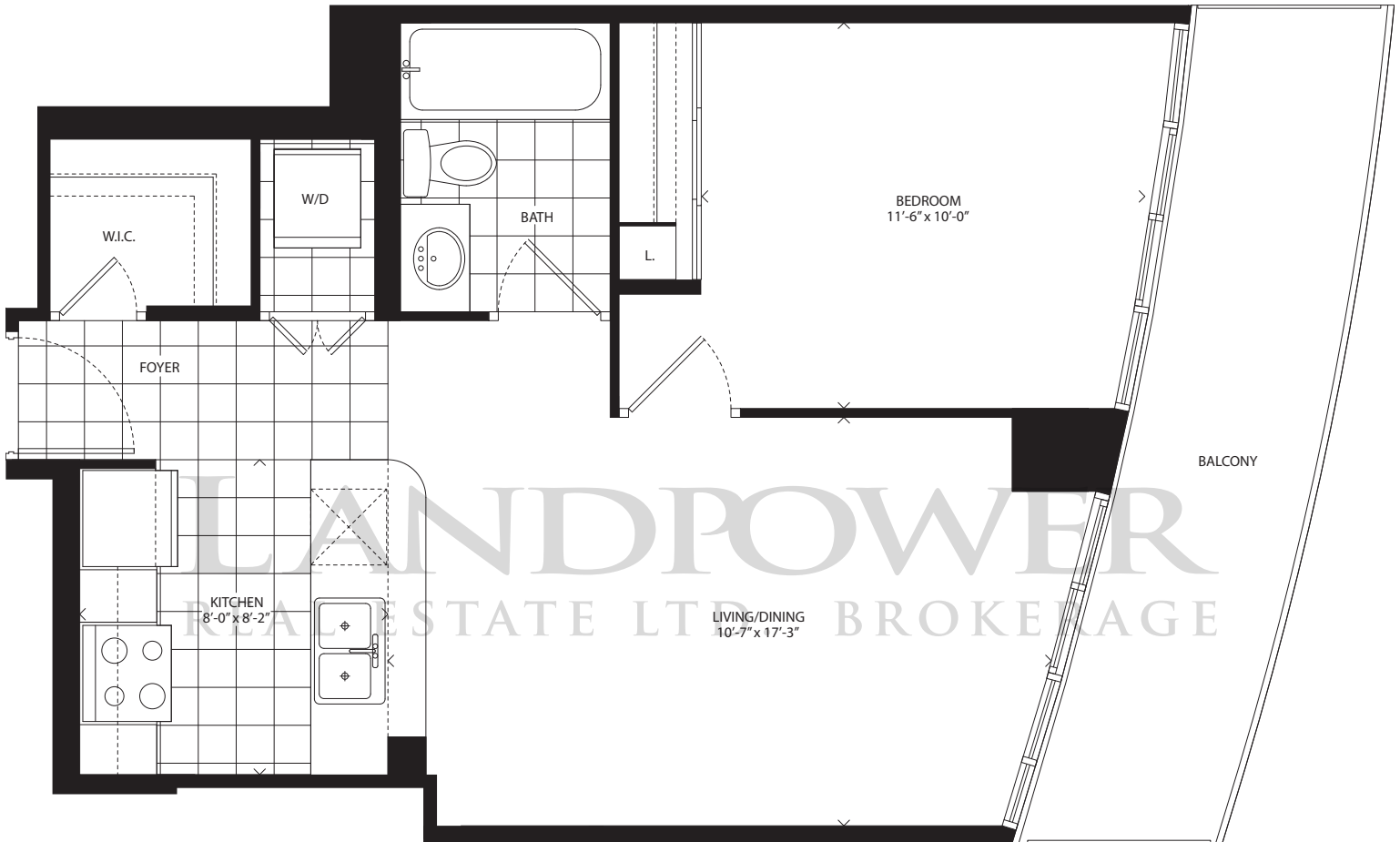




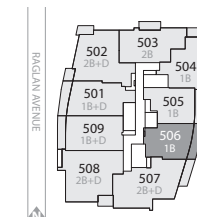
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 006

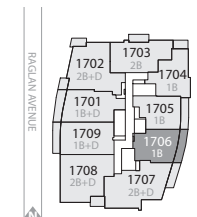
1 Bedroom • 576 sq.ft.



LANDPOWER REAL ESTATE LTD. BROKERAGE



ST. CLAIR AVENUE WEST
LEVELS 5-16



ST. CLAIR AVENUE WEST
LEVELS 17-18

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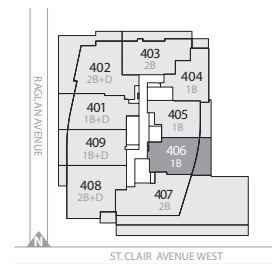
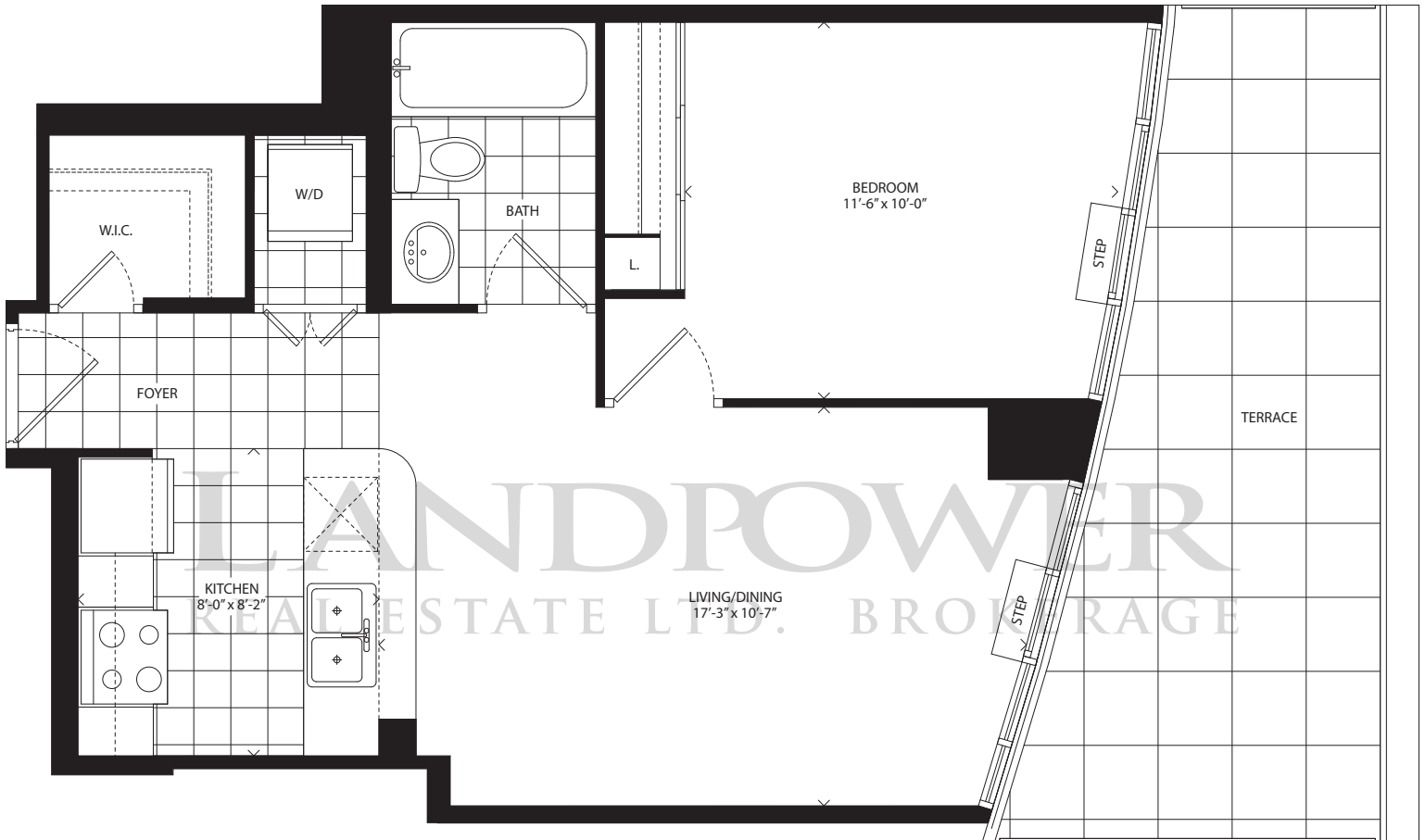




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 006_T

1 Bedroom • 576 sq.ft.



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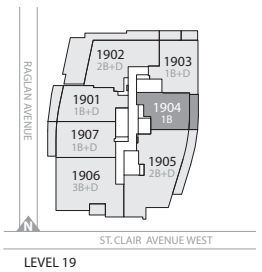
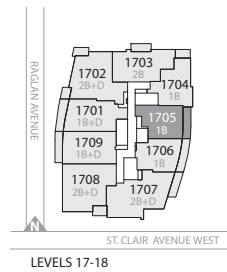
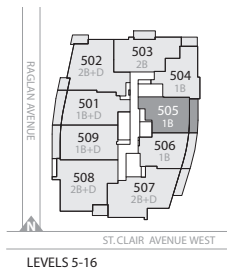
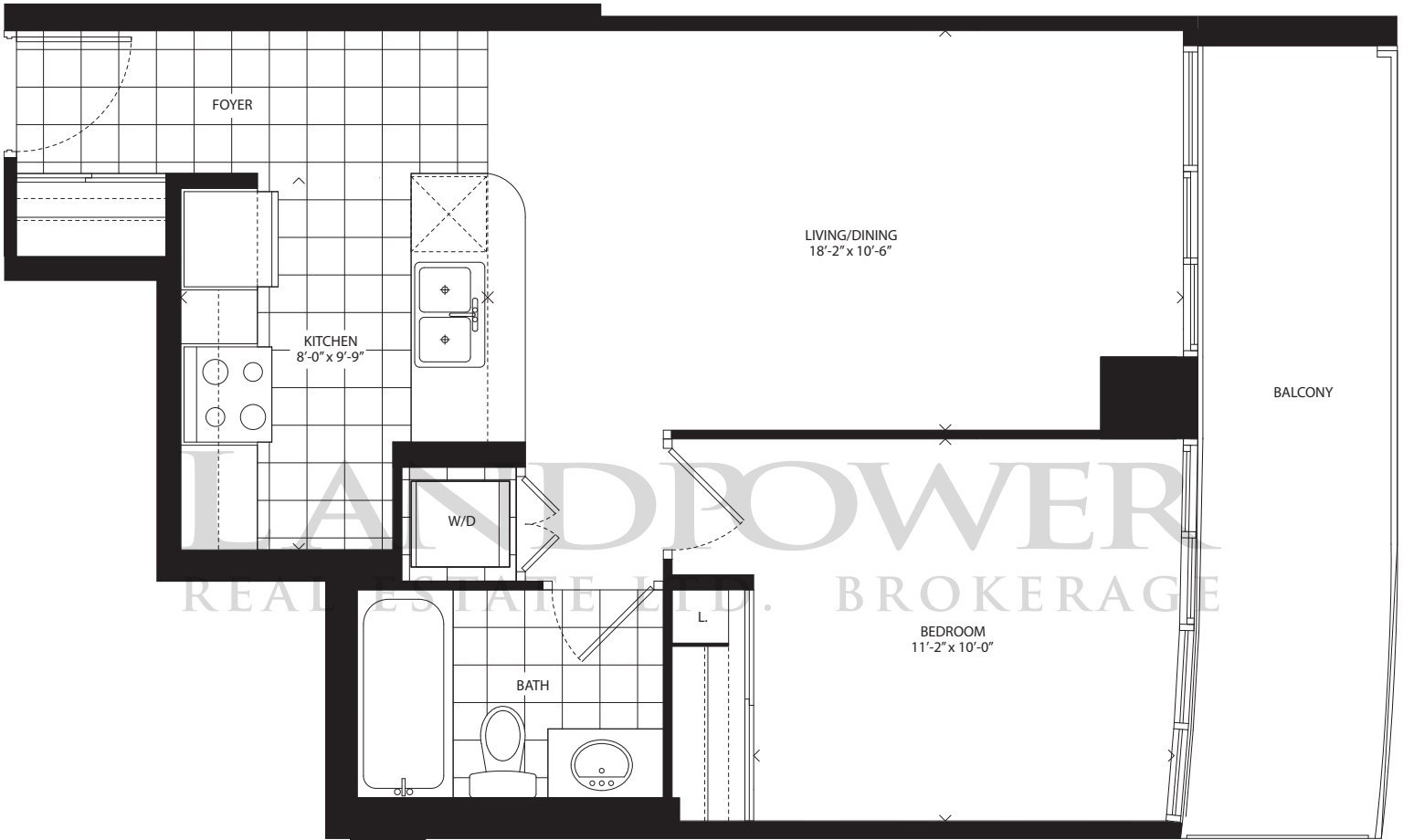




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 005

1 Bedroom • 588 sq.ft.



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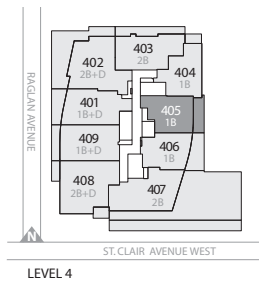
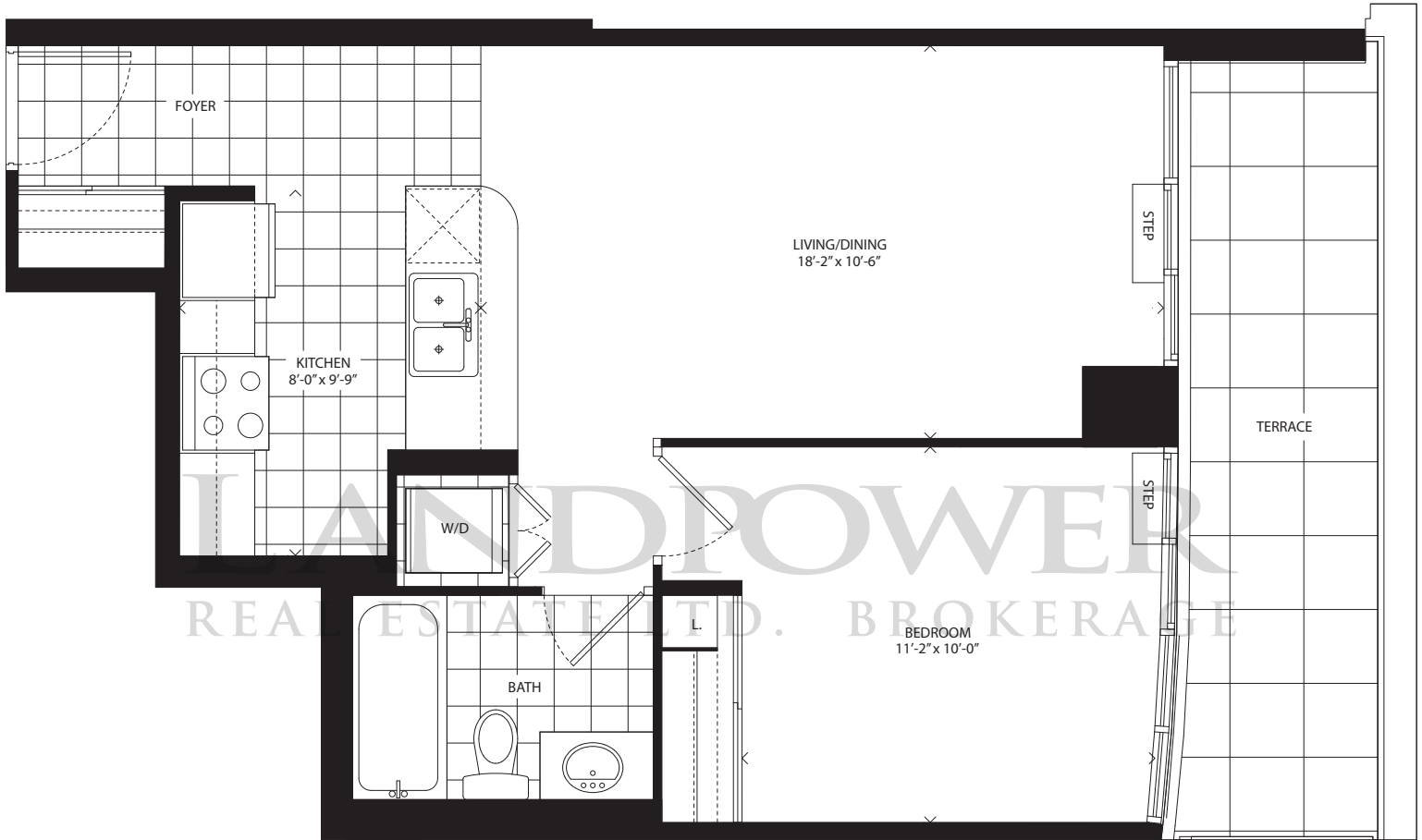




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 005_T

1 Bedroom • 588 sq.ft.



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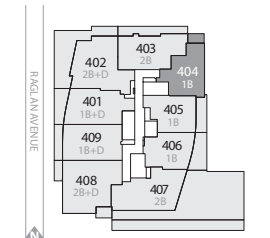
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 016

1 Bedroom • 619 sq.ft.



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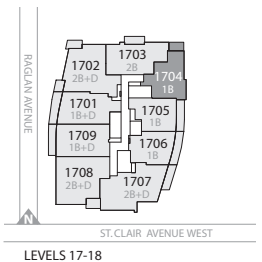
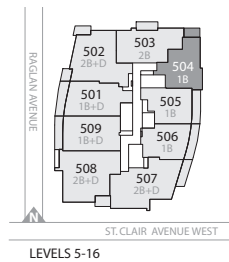
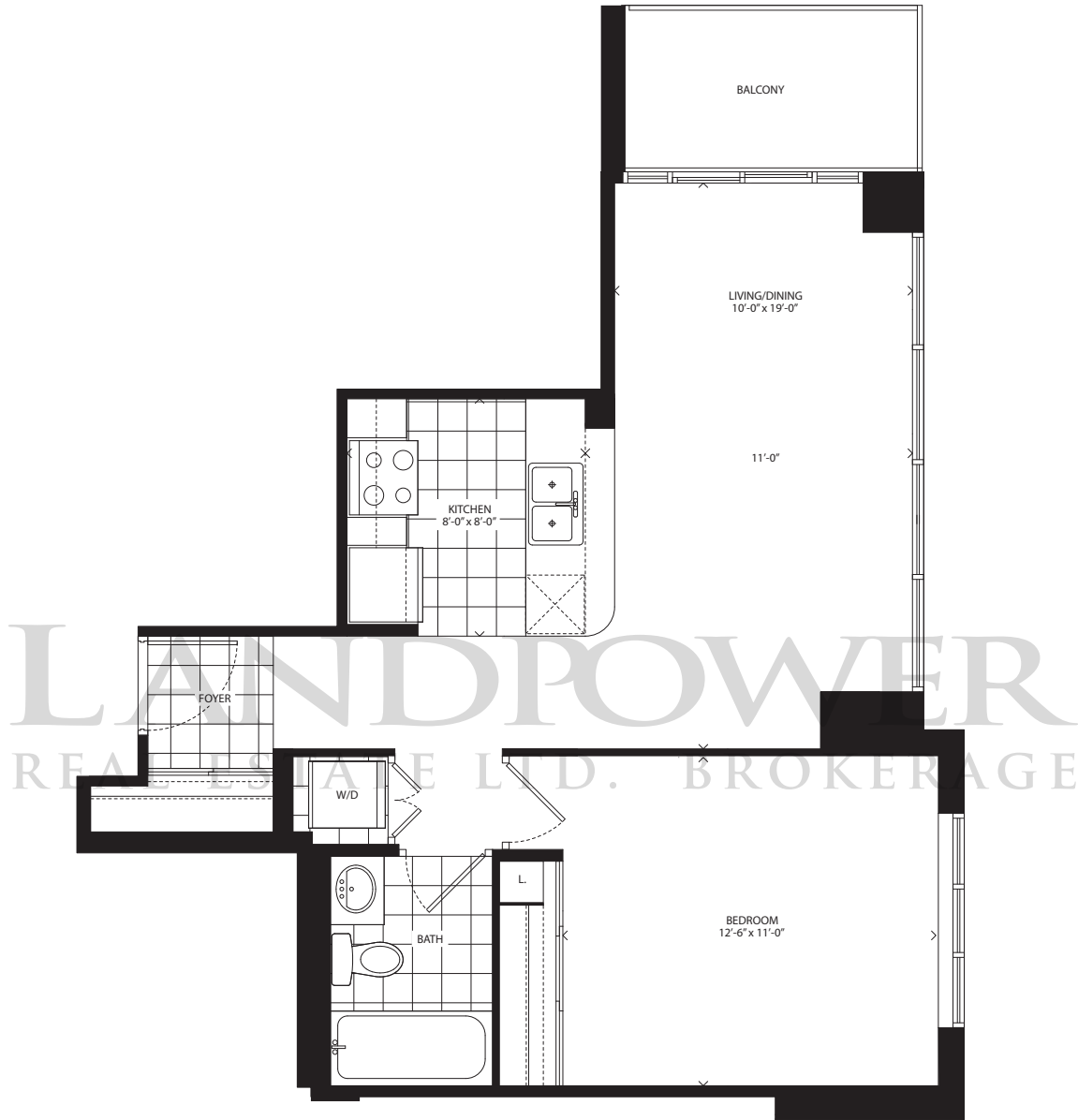




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 004

1 Bedroom • 637 sq.ft.



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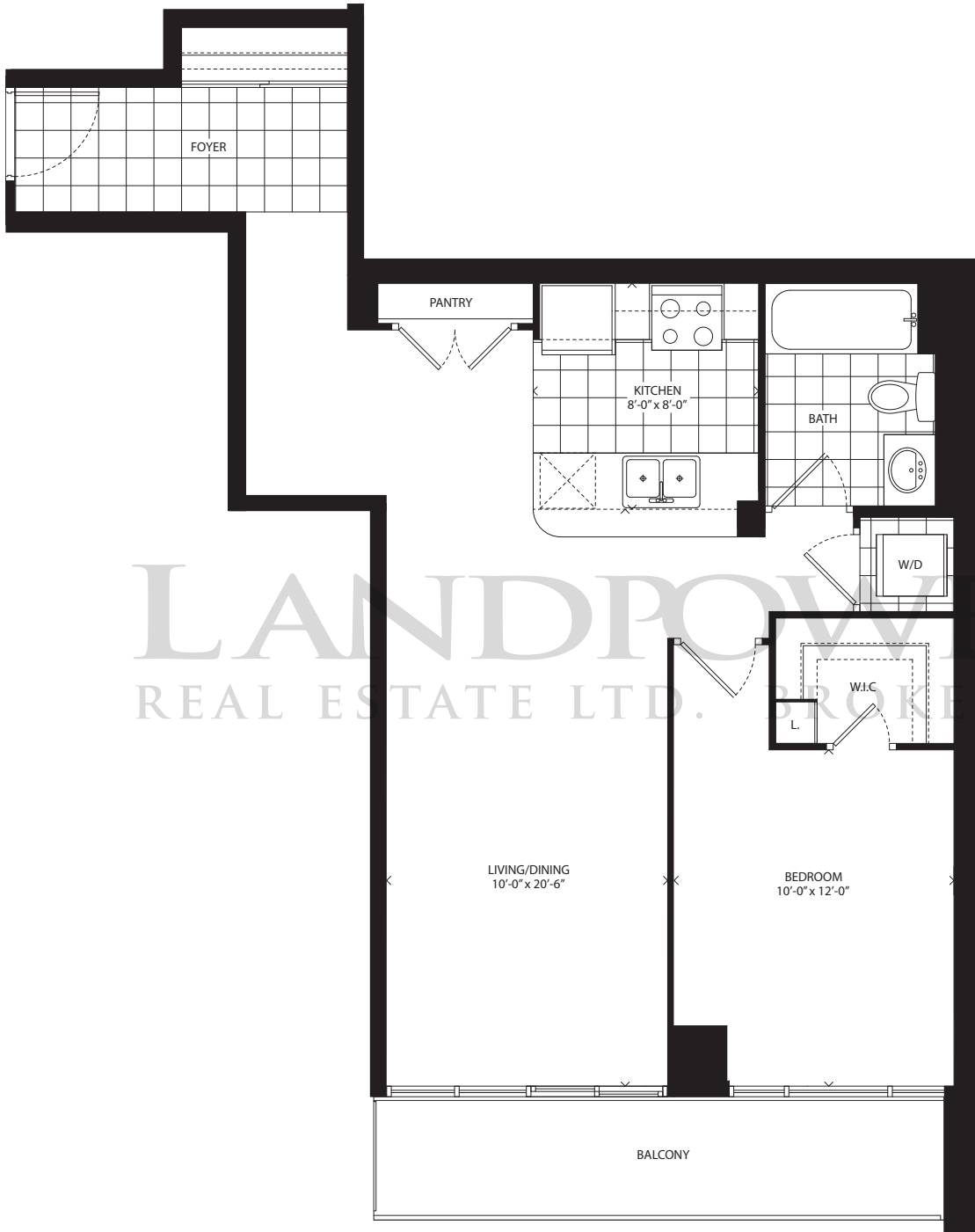




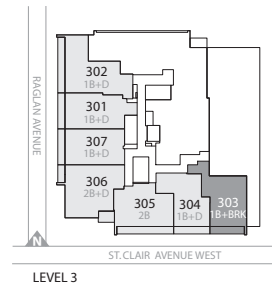
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 021

1 Bedroom • 781 sq.ft.



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FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

1 BEDROOM + DEN

LANDPOWER

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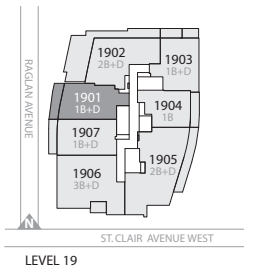
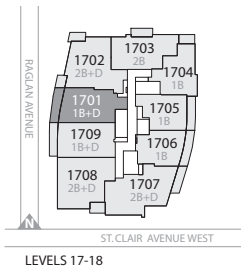
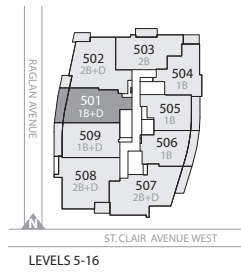
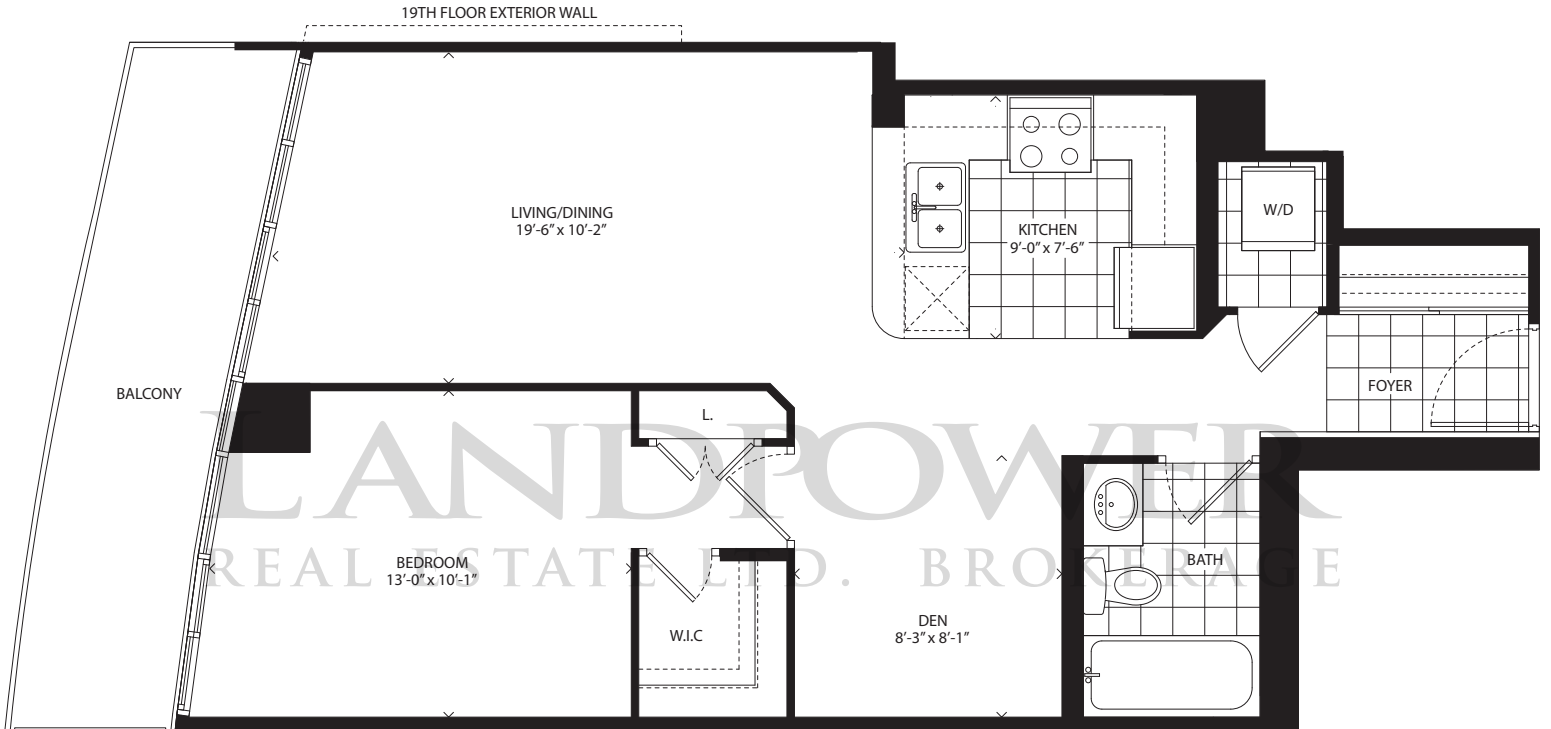




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 001

1 Bedroom + Den • 734 sq.ft.



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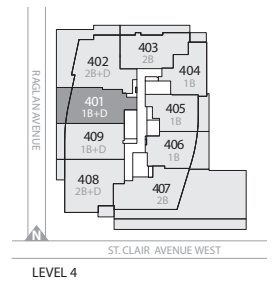
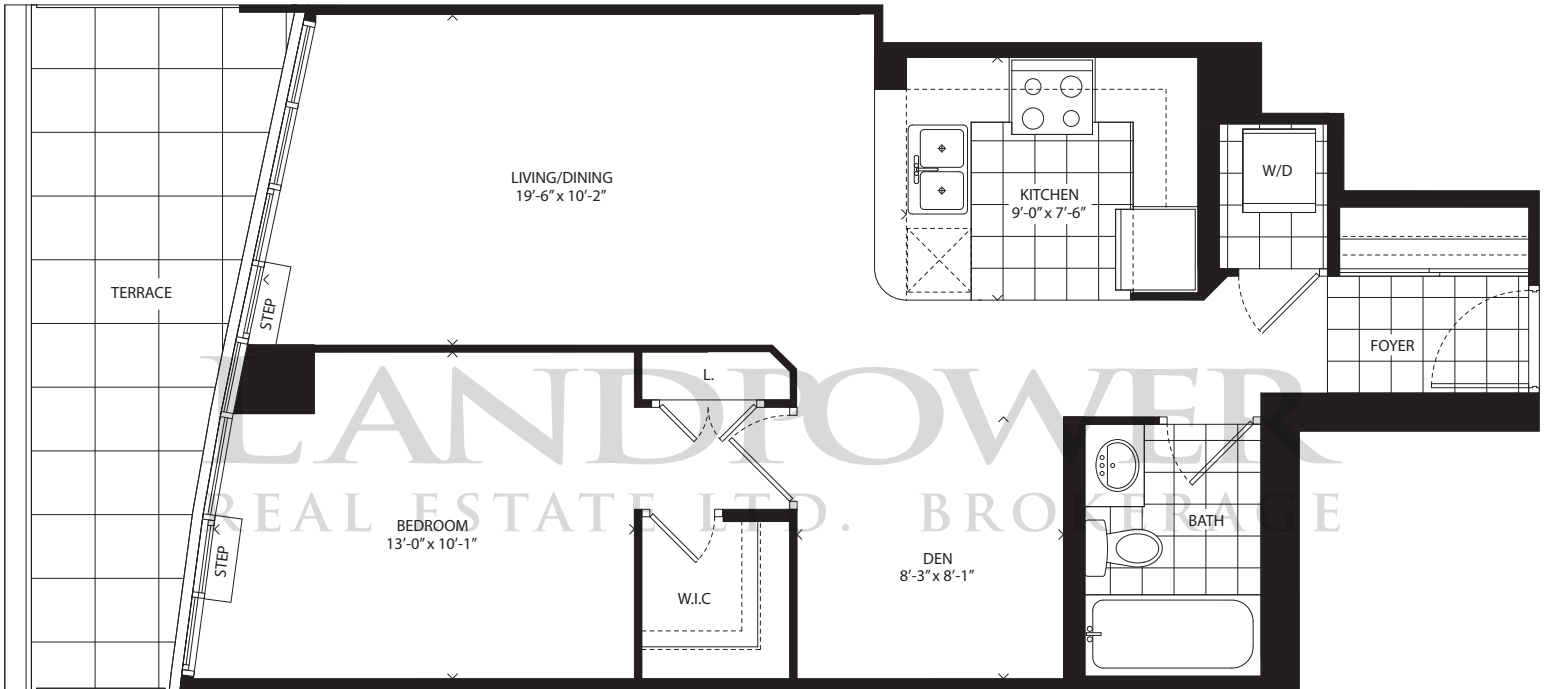




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 001_T

1 Bedroom + Den • 734 sq.ft.



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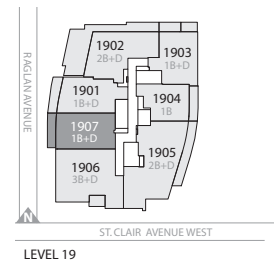
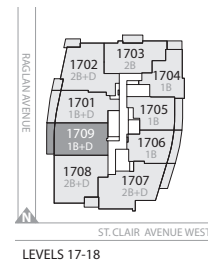
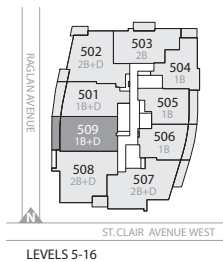
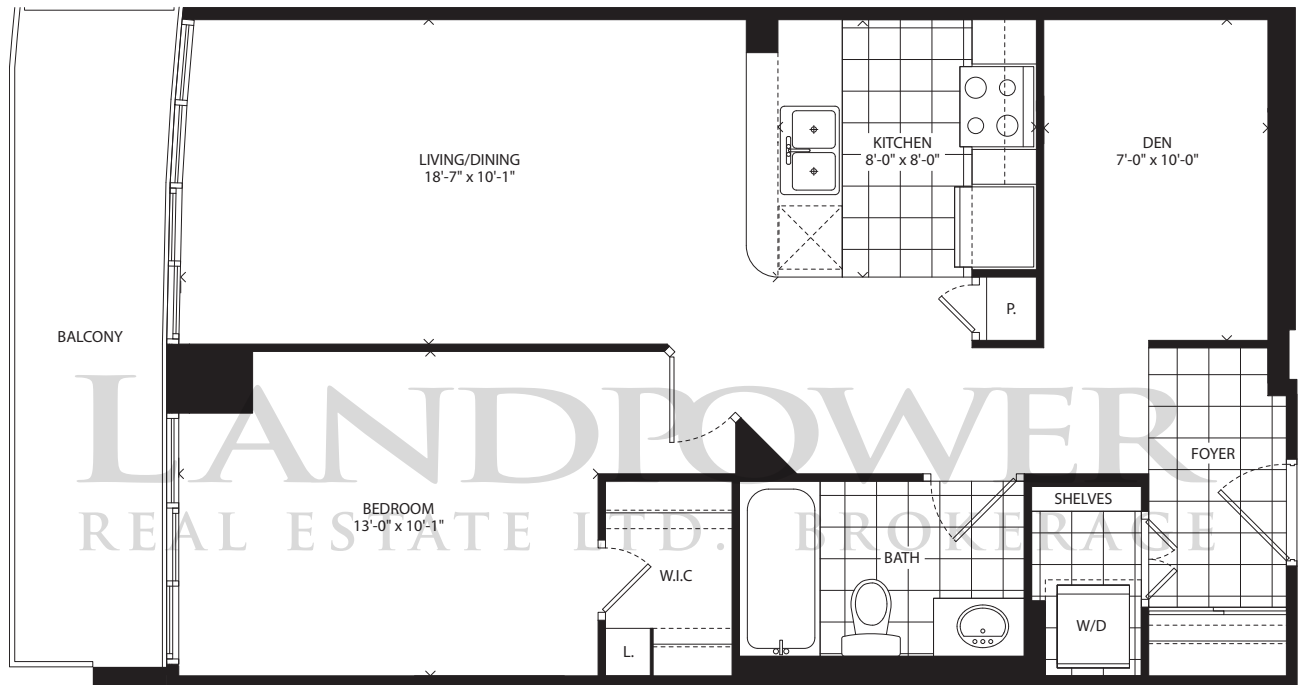




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 009

1 Bedroom + Den • 740 sq.ft.



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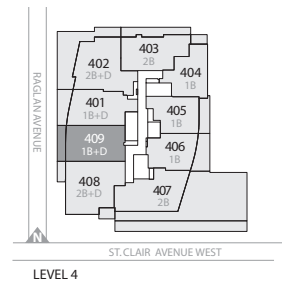
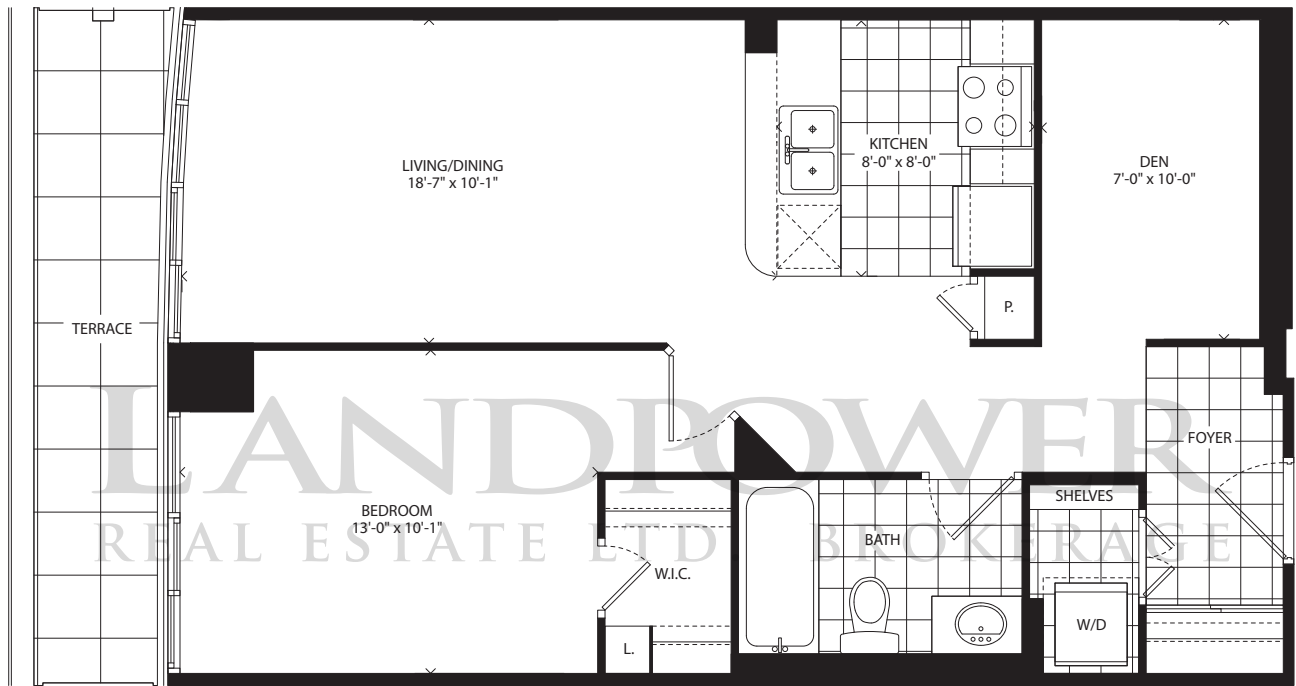




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 009_T

1 Bedroom + Den • 740 sq.ft.



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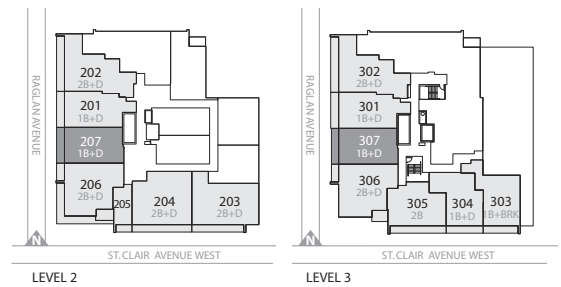
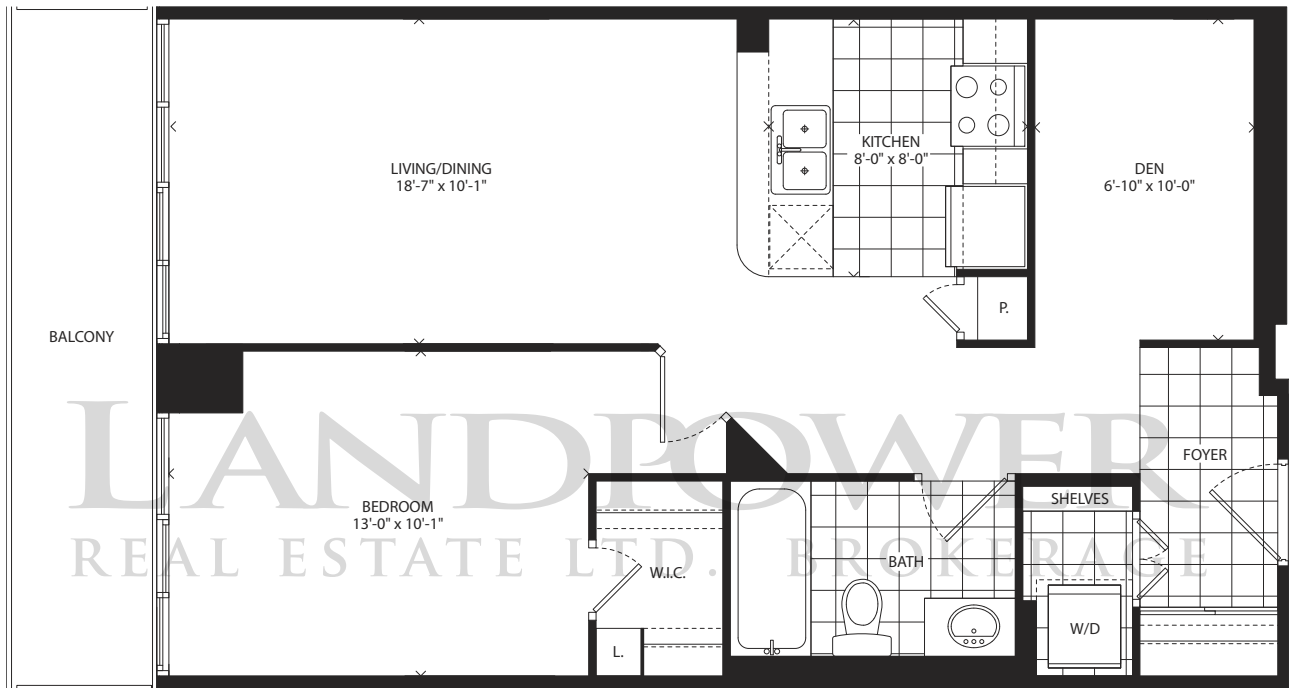




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 025

1 Bedroom + Den • 742 sq.ft.



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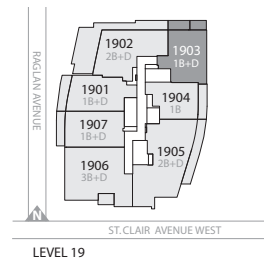
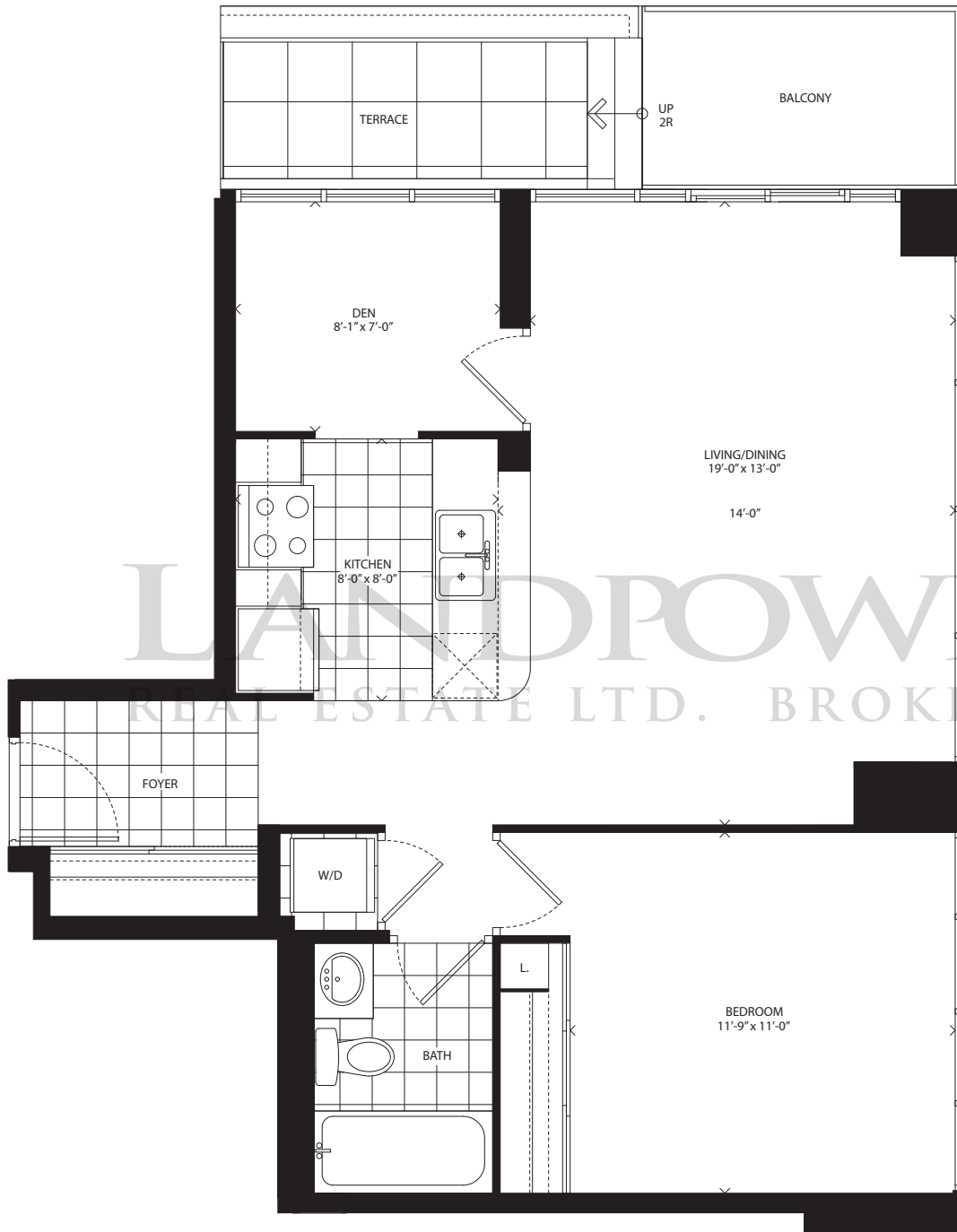




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 013

1 Bedroom + Den • 746 sq.ft.



**WE'VE GOT
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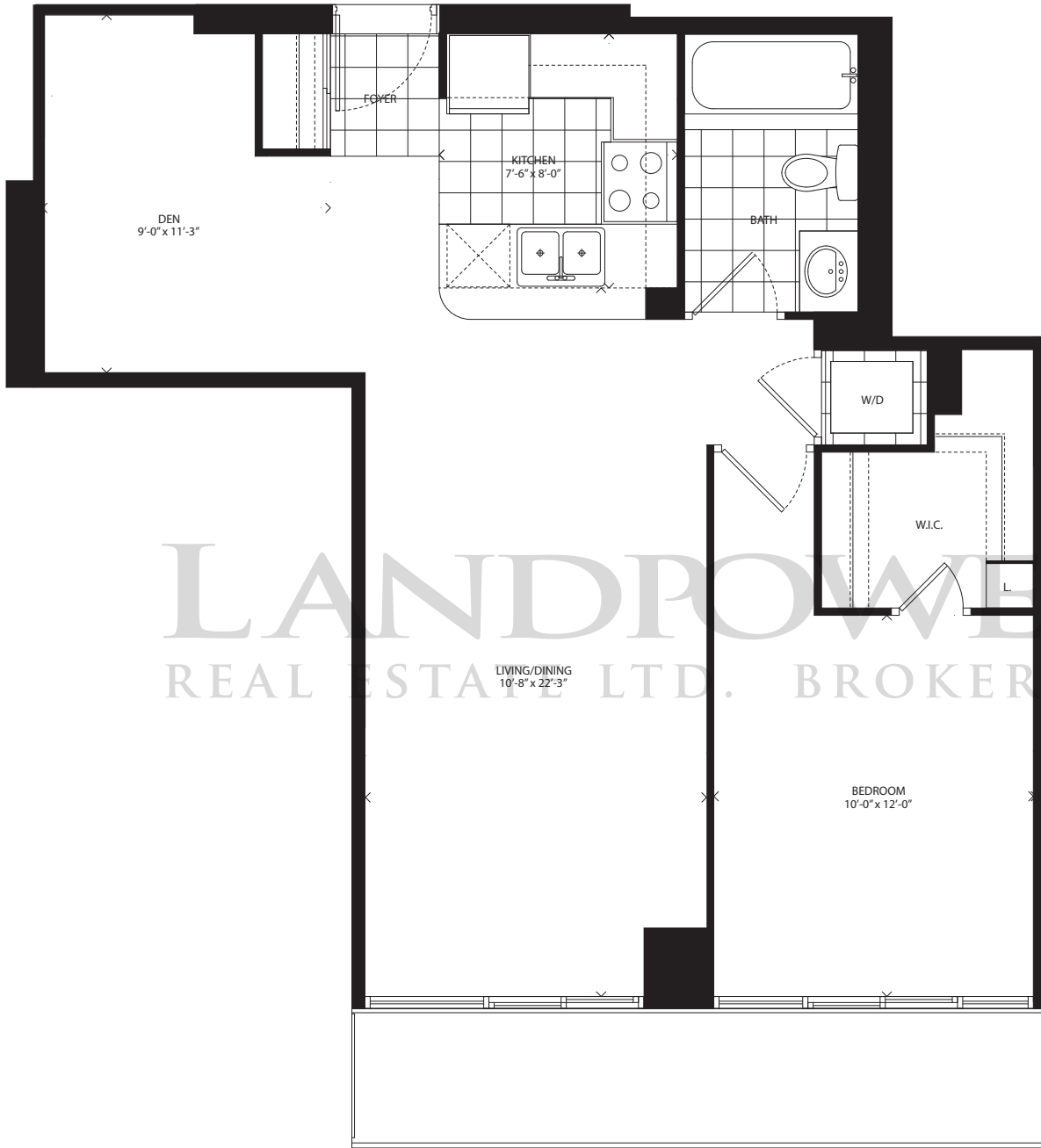
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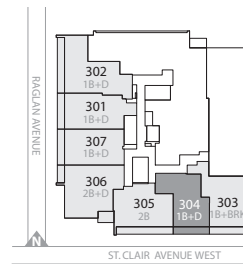
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 022

1 Bedroom + Den • 761 sq.ft.



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REAL ESTATE LTD. BROKERAGE



LEVEL 3

**WE'VE GOT
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ST. CLAIR & BATHURST**

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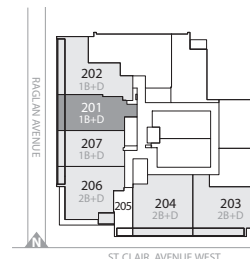
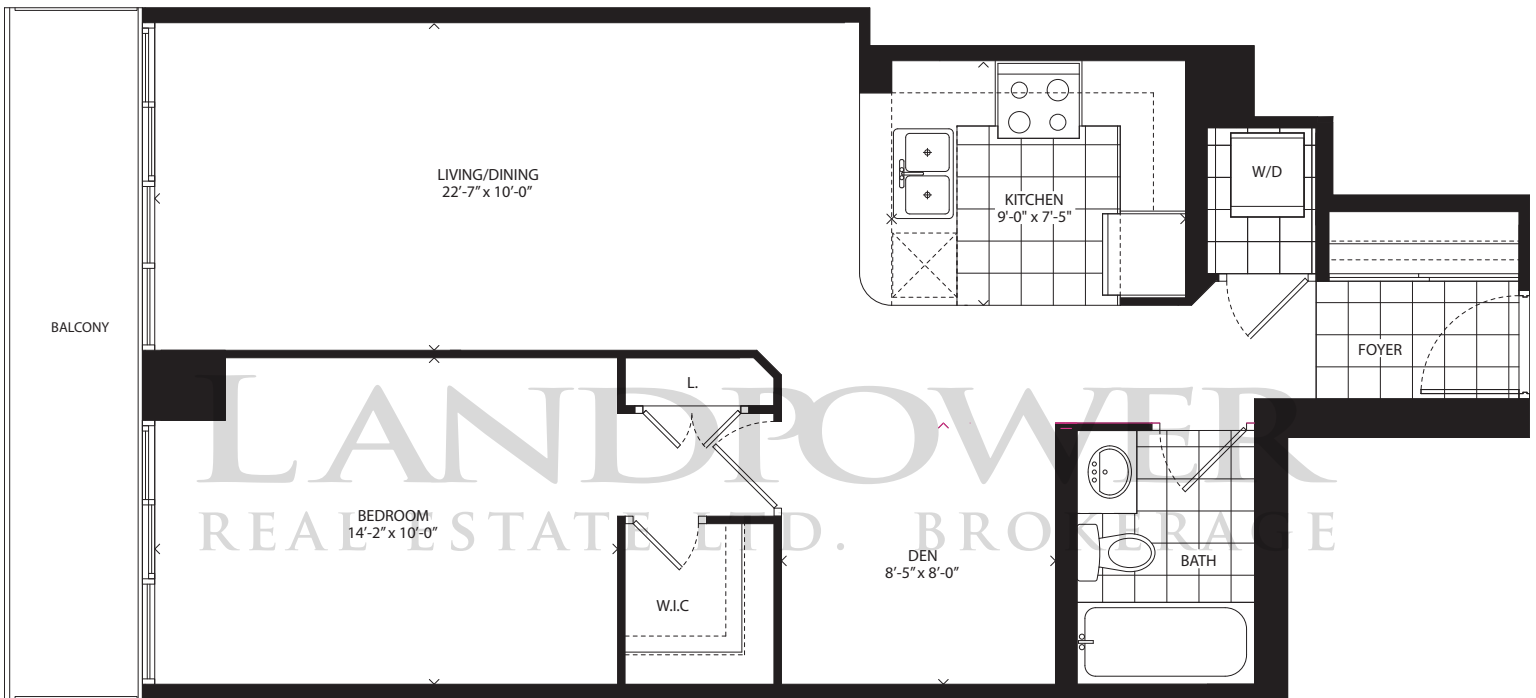




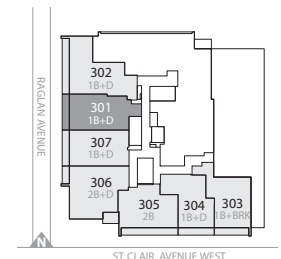
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 019

1 Bedroom + Den • 785 sq.ft.



LEVEL 2



LEVEL 3

**WE'VE GOT
THE CORNER ON
ST. CLAIR & BATHURST**

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FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

2 BEDROOM

LANDPOWER

REAL ESTATE LTD. BROKERAGE

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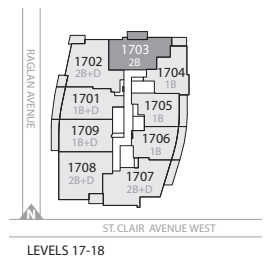
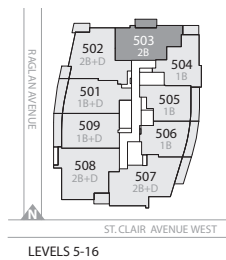
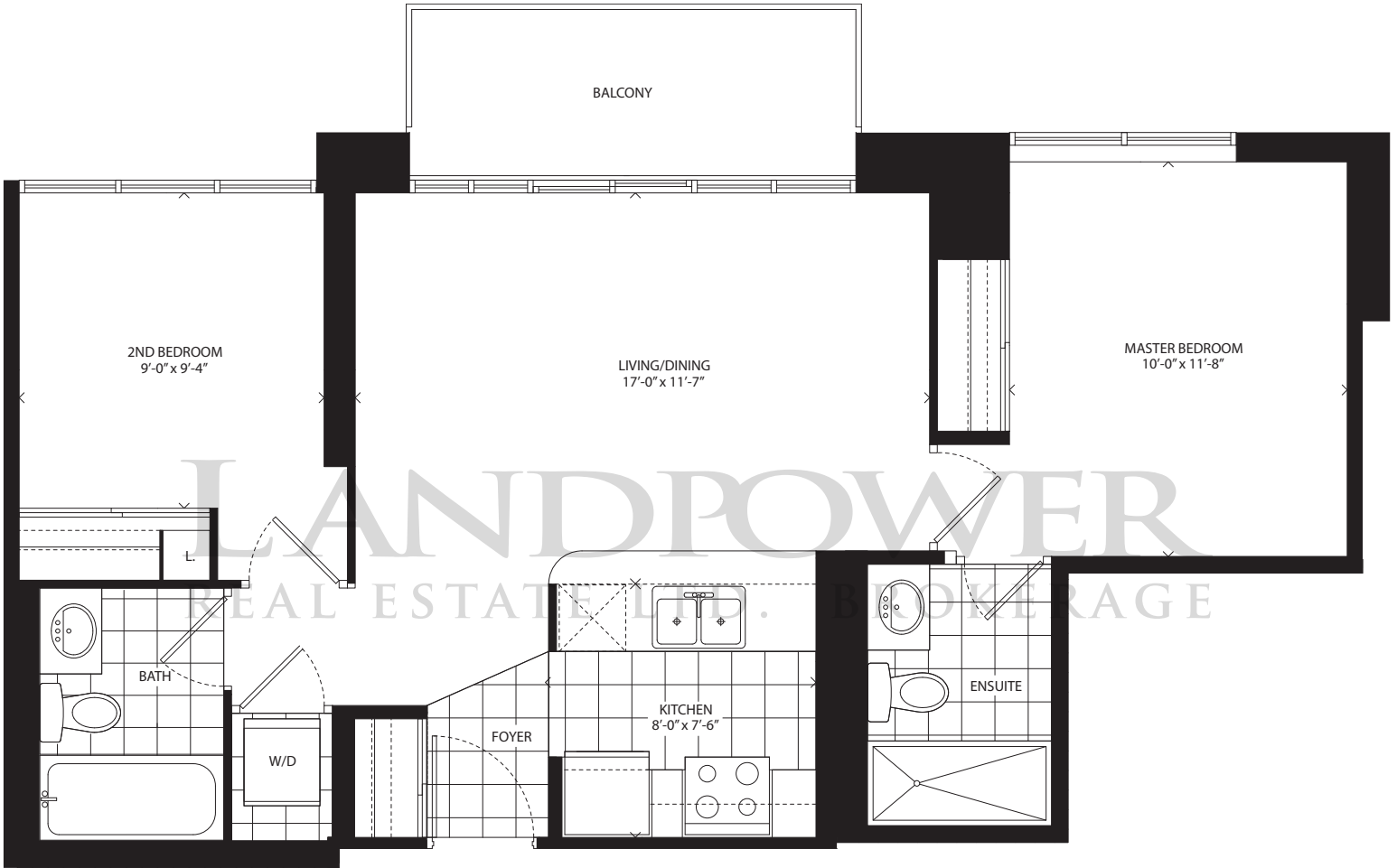




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 003

2 Bedroom • 753 sq.ft.



**WE'VE GOT
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ST. CLAIR & BATHURST**

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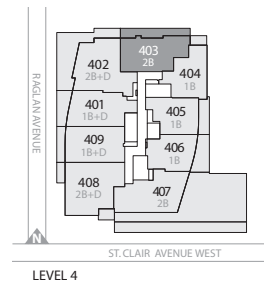
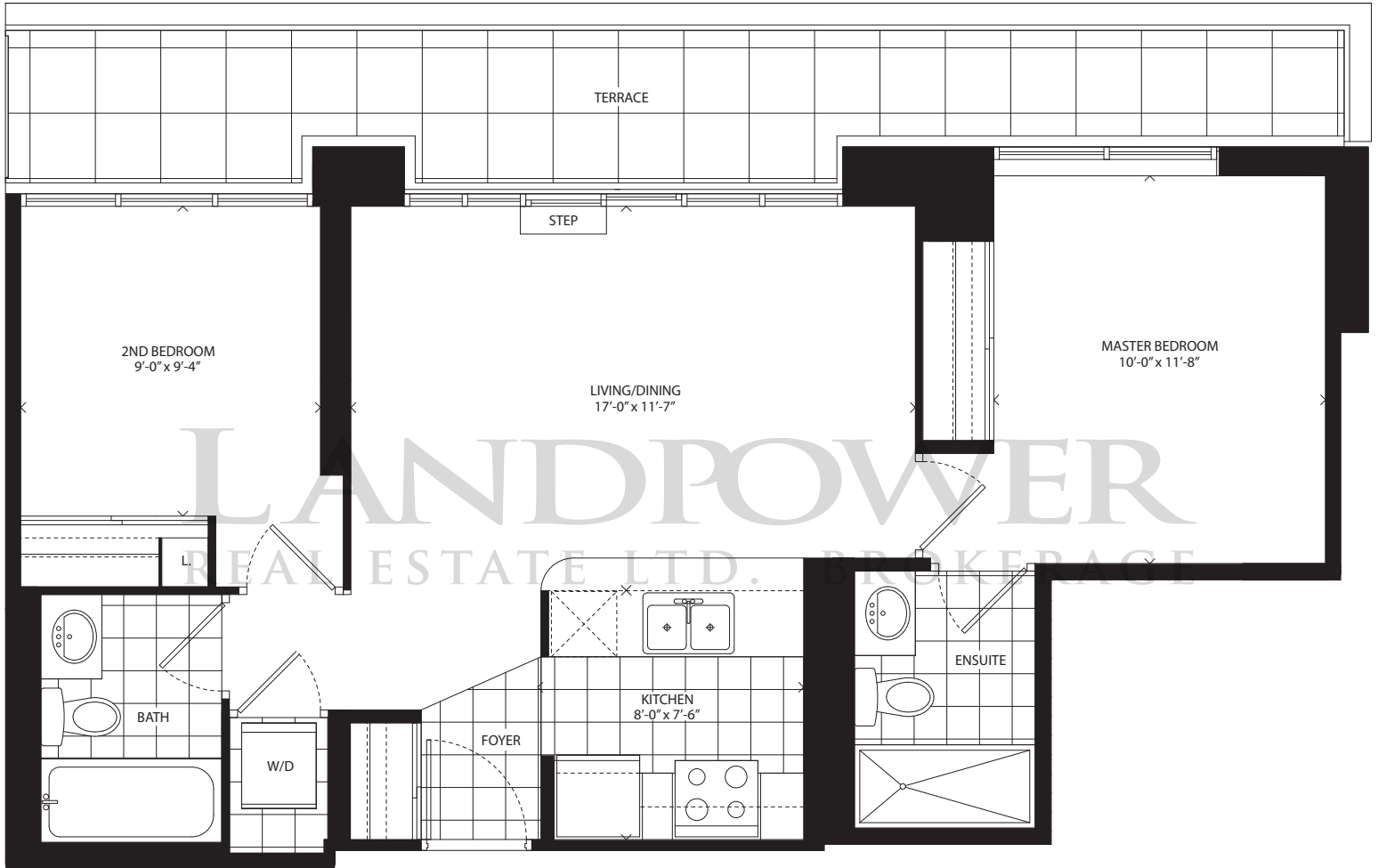




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 003_T

2 Bedroom • 753 sq.ft.



**WE'VE GOT
THE CORNER ON
ST. CLAIR & BATHURST**

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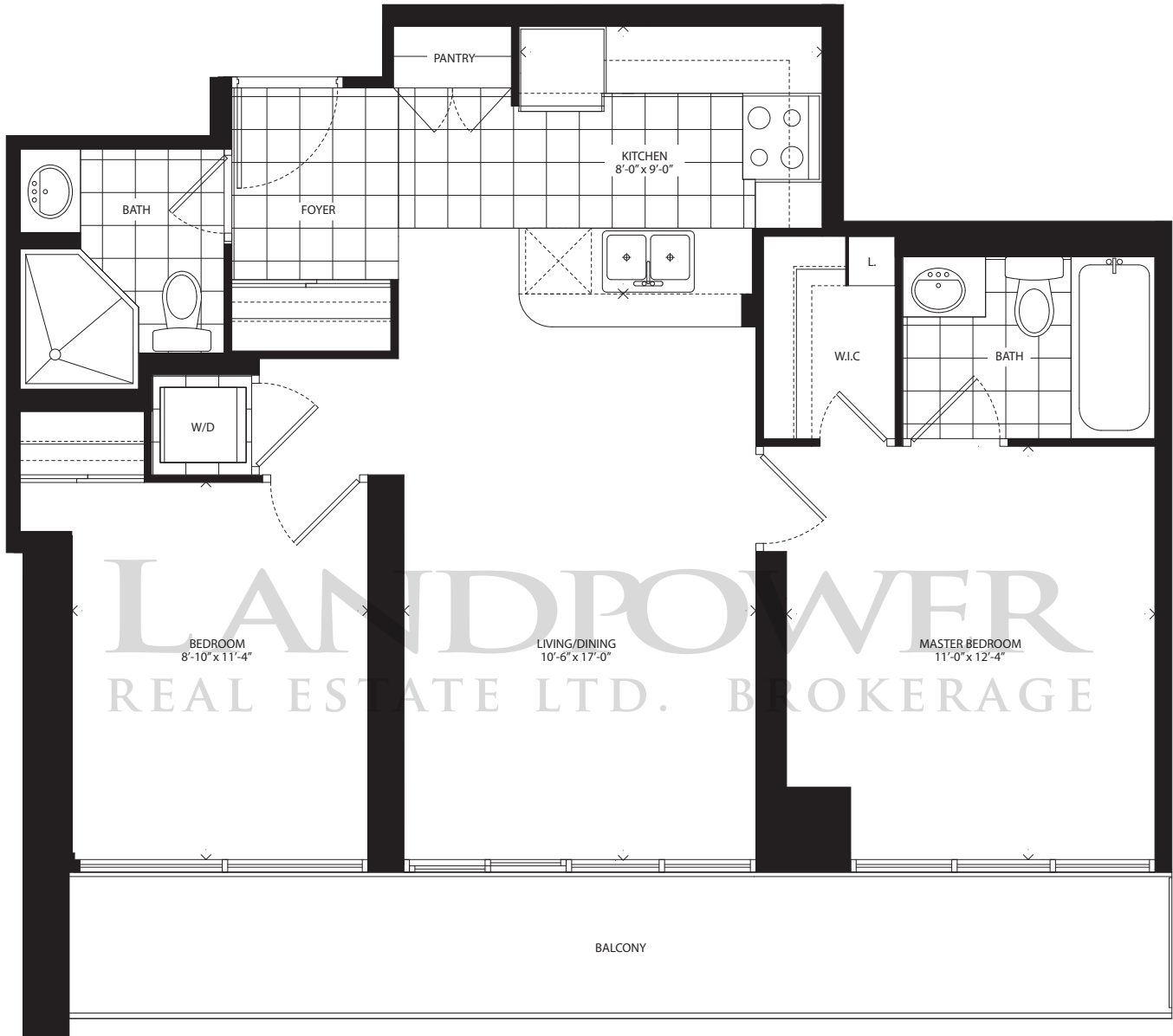




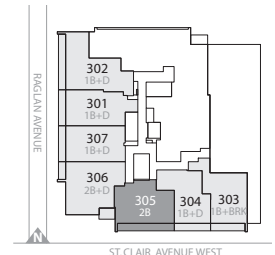
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 023

2 Bedroom • 807 sq.ft.



LANDPOWER
REAL ESTATE LTD. BROKERAGE



LEVEL 3

WE'VE GOT THE CORNER ON ST. CLAIR & BATHURST

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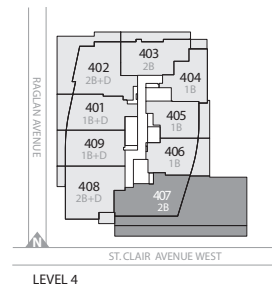
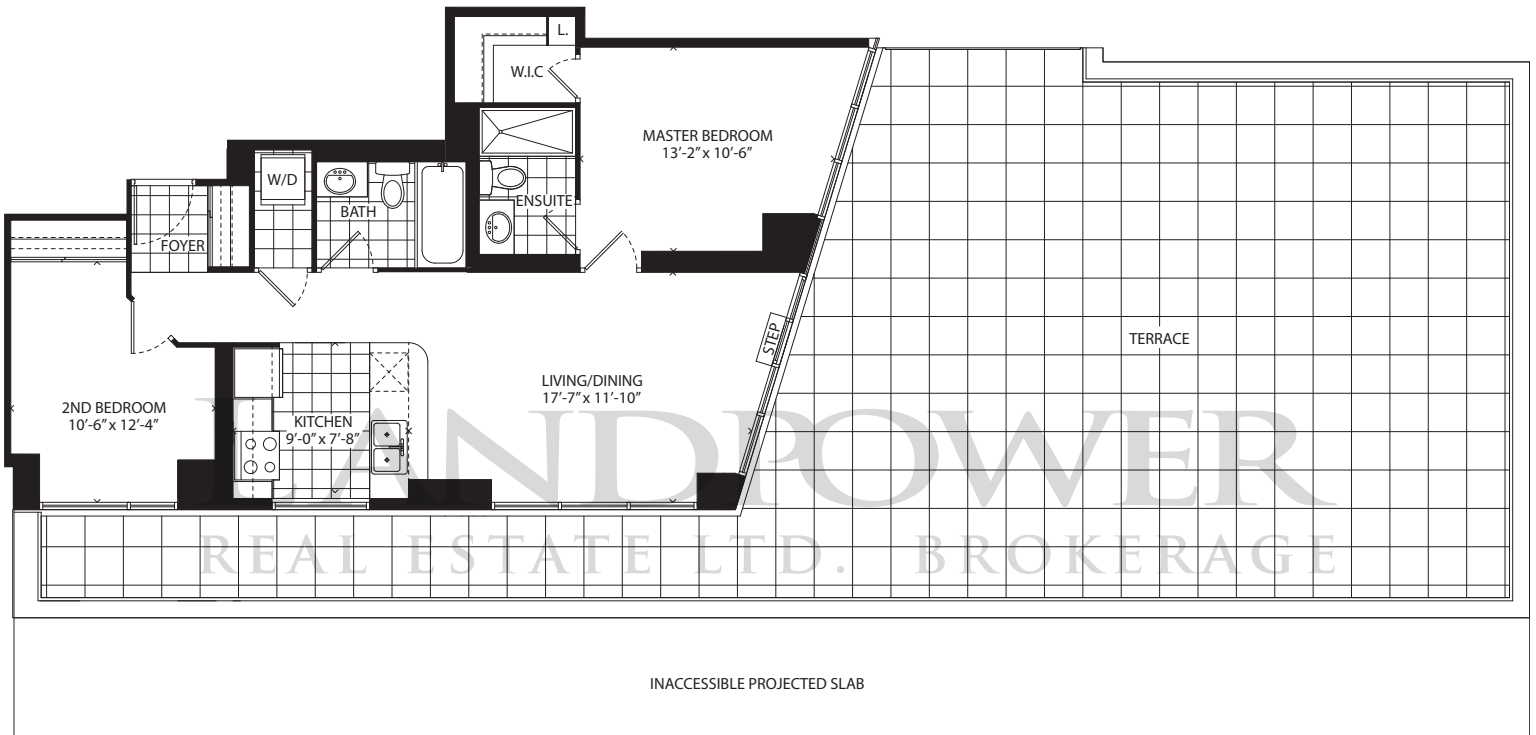




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 017_T

2 Bedroom • 853 sq.ft.



**WE'VE GOT
THE CORNER ON
ST. CLAIR & BATHURST**

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FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

2 BEDROOM + DEN

LANDPOWER

REAL ESTATE LTD. BROKERAGE

**WE'VE GOT
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ST. CLAIR & BATHURST**

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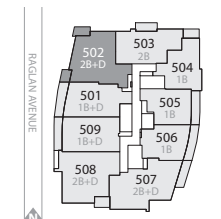
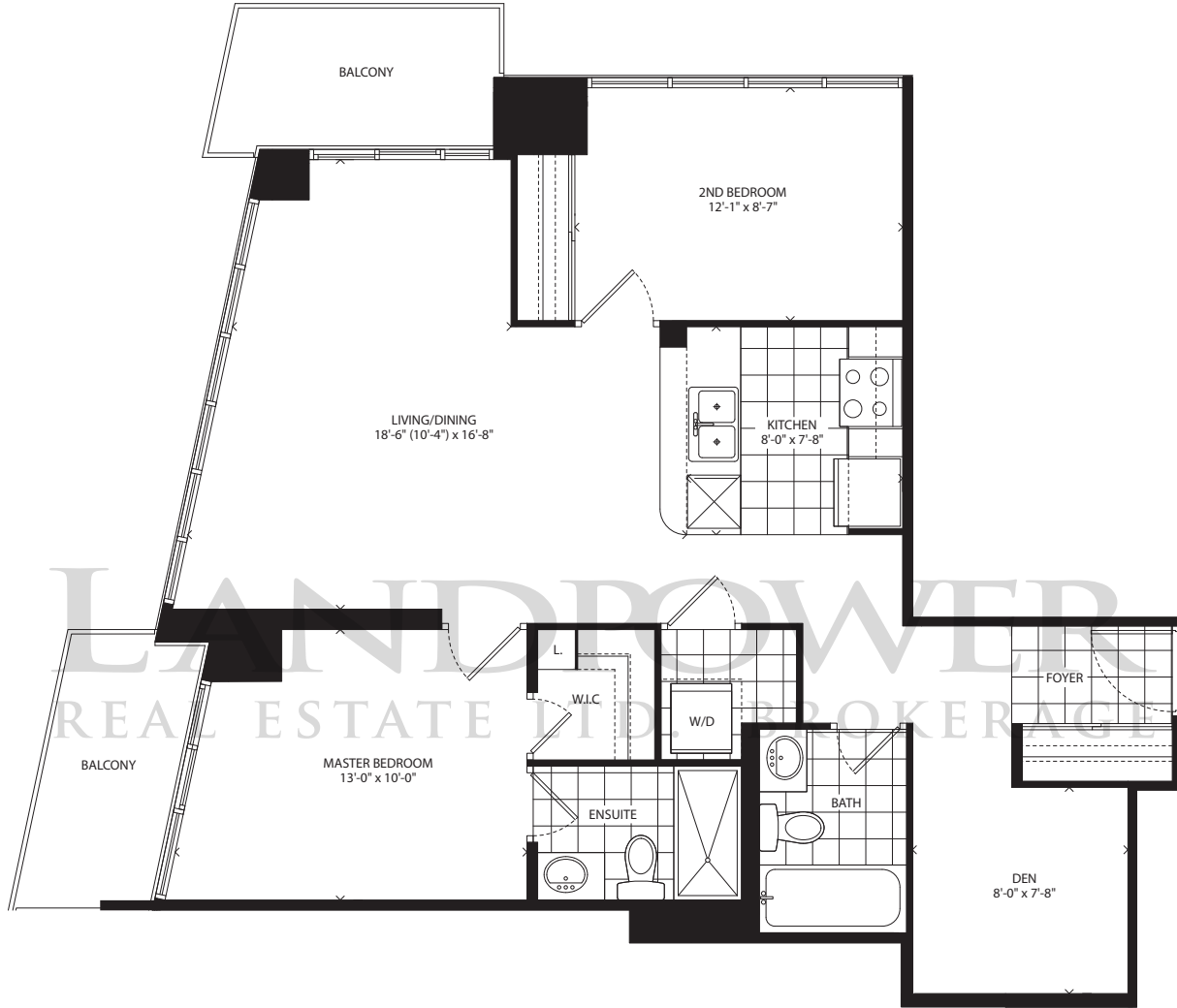




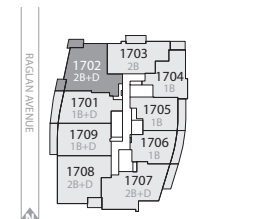
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 002

2 Bedroom + Den • 931 sq.ft.



LEVELS 5-16



LEVELS 17-18

**WE'VE GOT
THE CORNER ON
ST. CLAIR & BATHURST**

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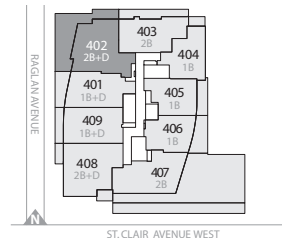
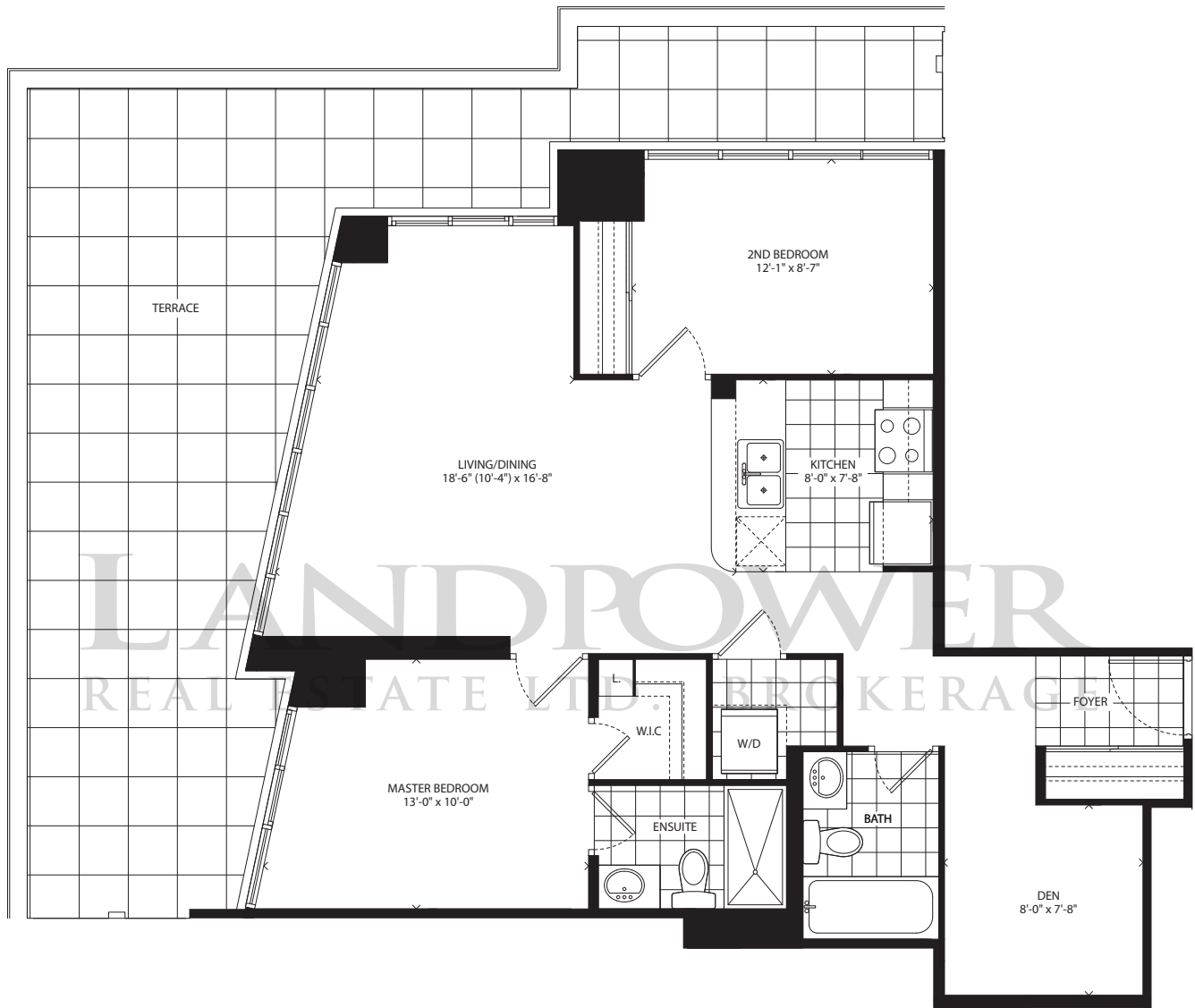




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 002_T

2 Bedroom + Den • 931 sq.ft.



**WE'VE GOT
THE CORNER ON
ST. CLAIR & BATHURST**

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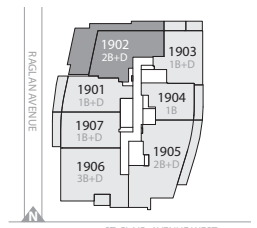
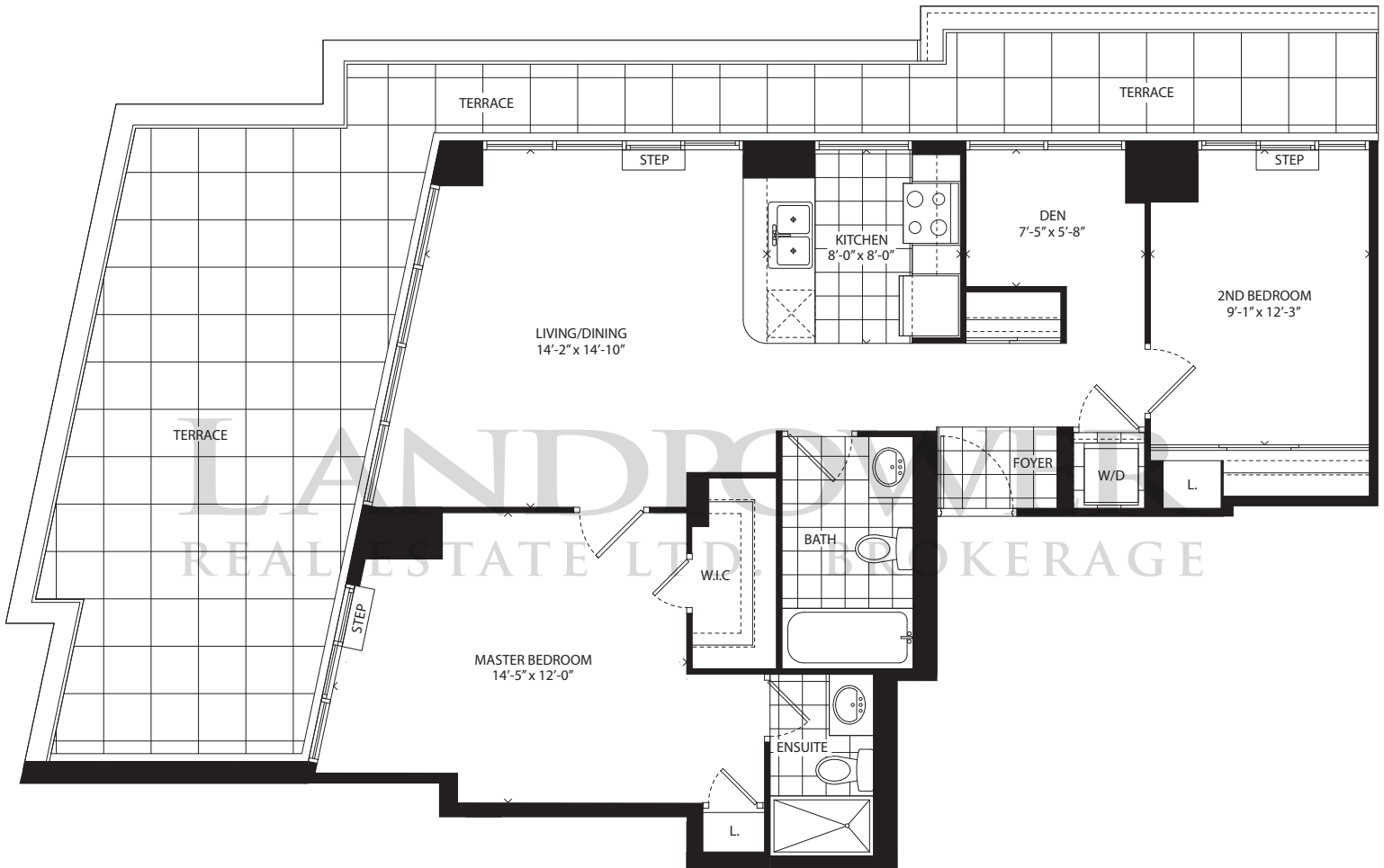




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 012_T

2 Bedroom + Den • 943 sq.ft.



LEVEL 19

**WE'VE GOT
THE CORNER ON
ST. CLAIR & BATHURST**

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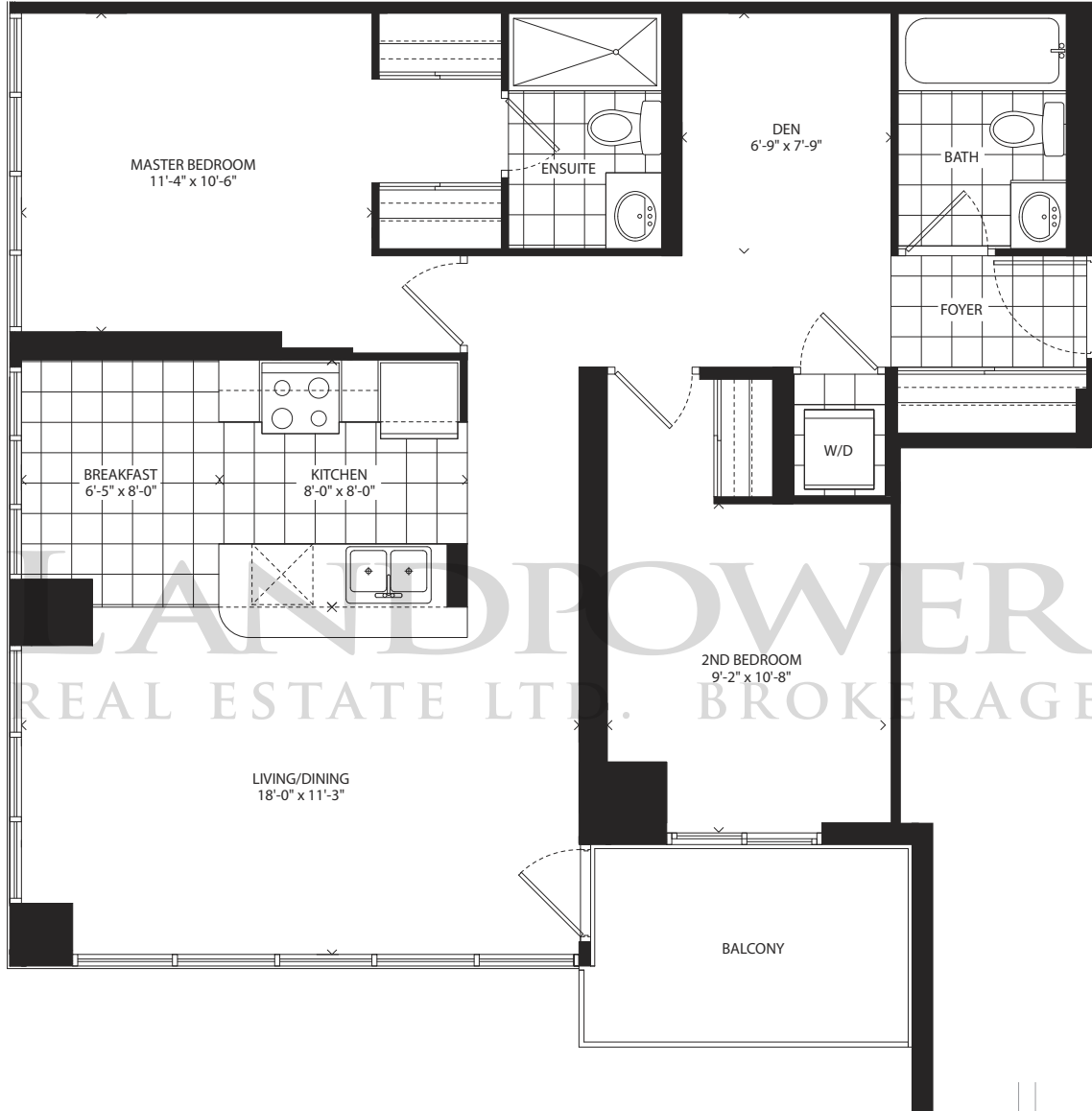




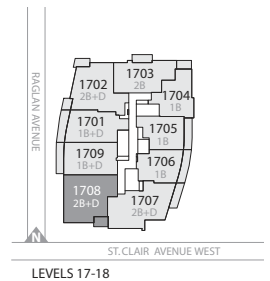
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 010

2 Bedroom + Den • 953 sq.ft.



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**WE'VE GOT
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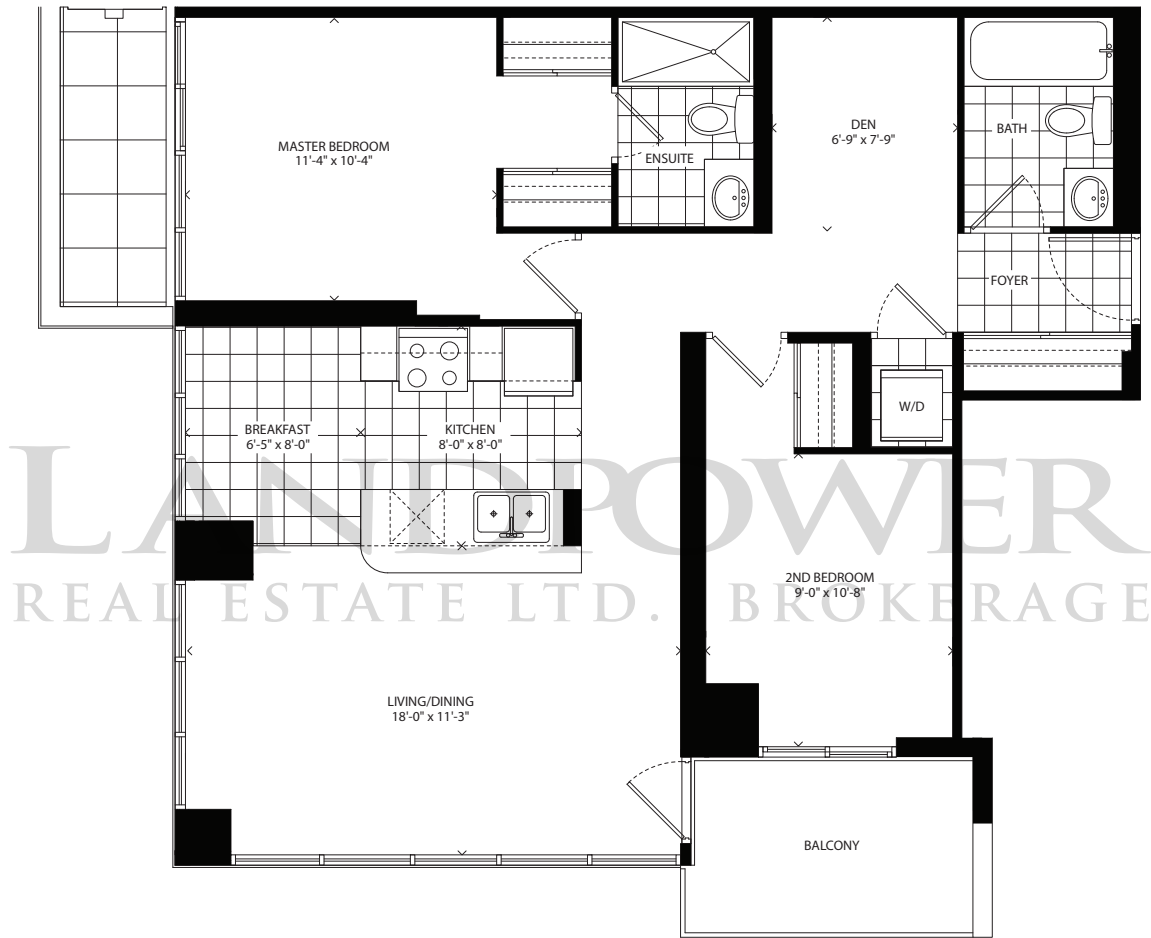




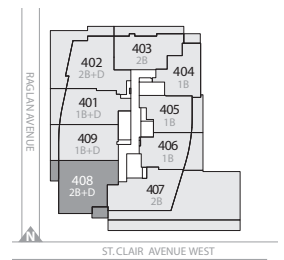
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 018_T

2 Bedroom + Den • 953 sq.ft.



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WE'VE GOT THE CORNER ON ST. CLAIR & BATHURST

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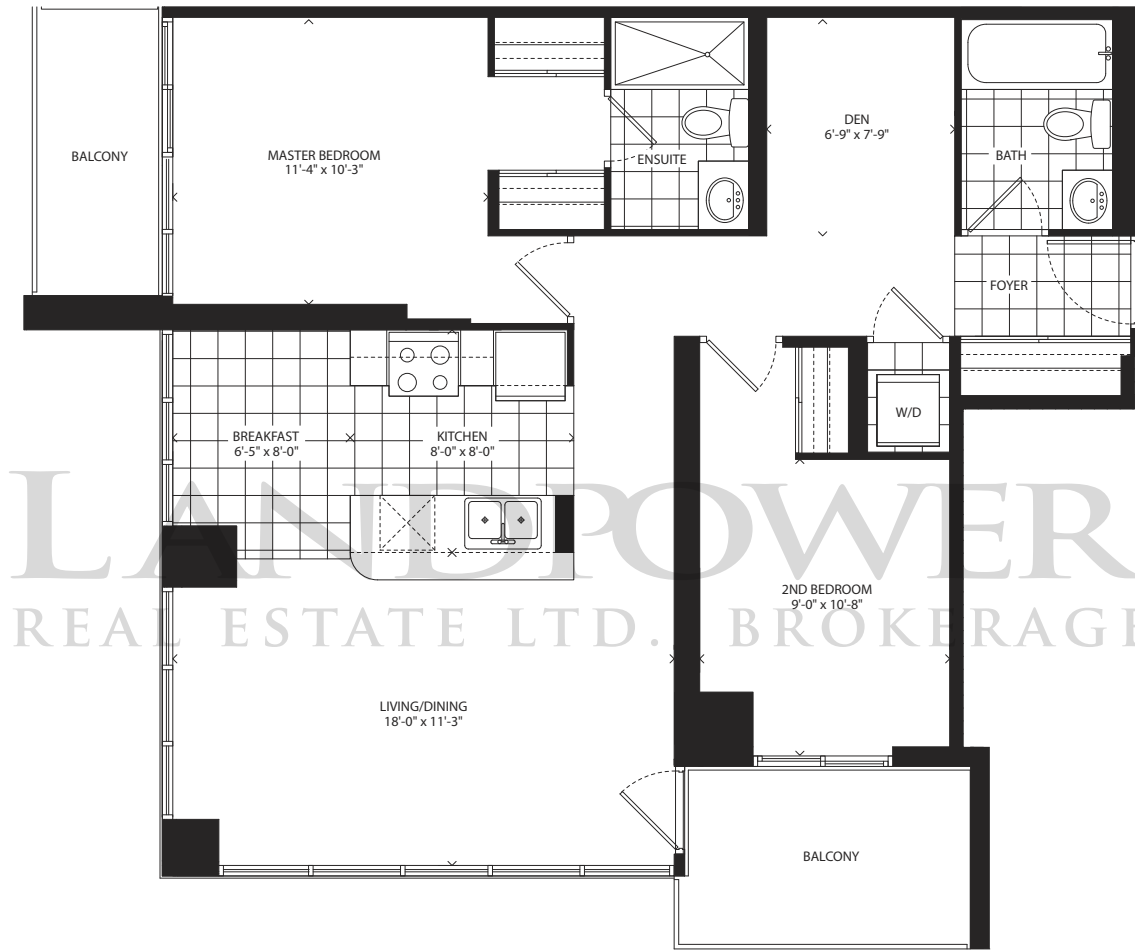




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 024

2 Bedroom + Den • 960 sq.ft.



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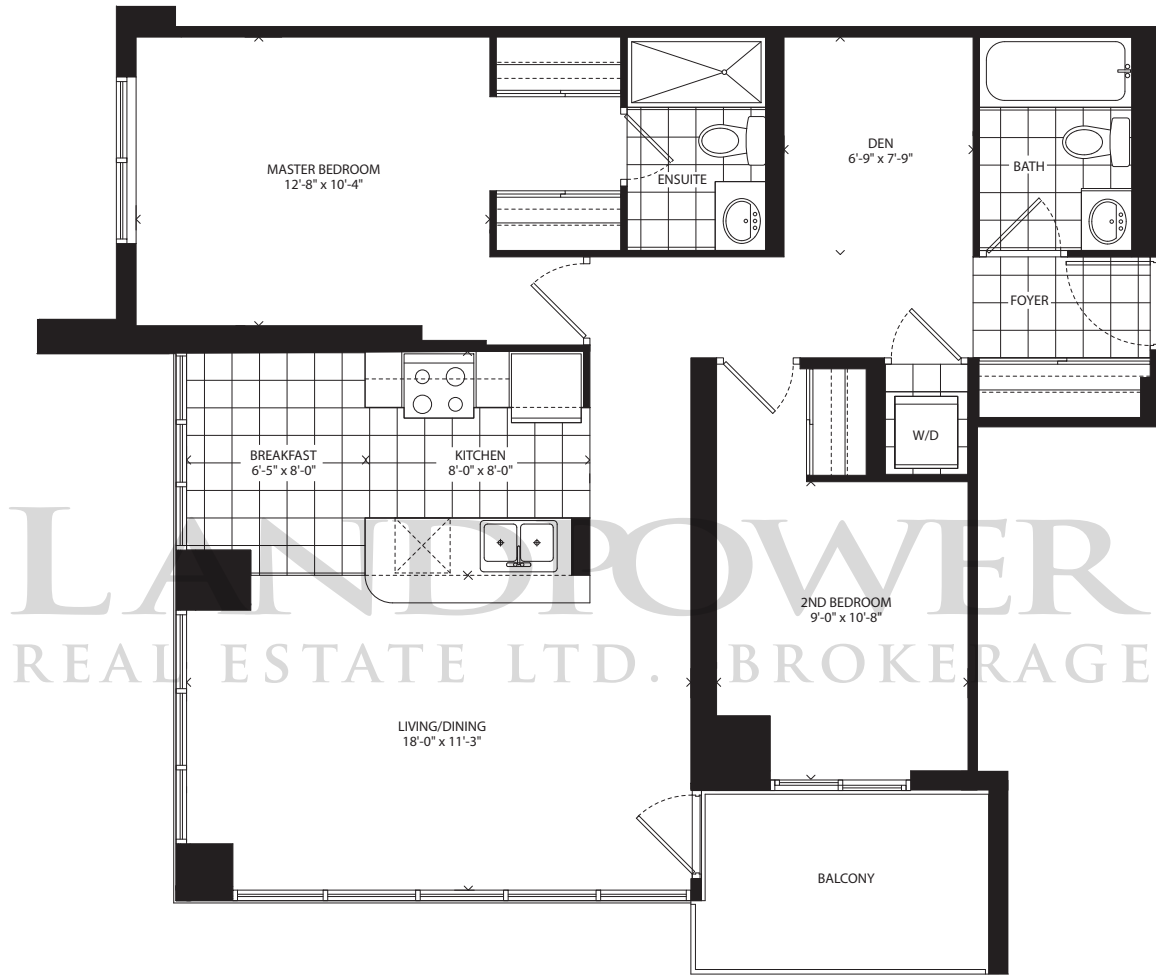




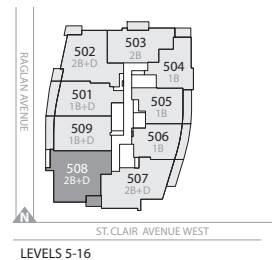
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 008

2 Bedroom + Den • 984 sq.ft.



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REAL ESTATE LTD. BROKERAGE



**WE'VE GOT
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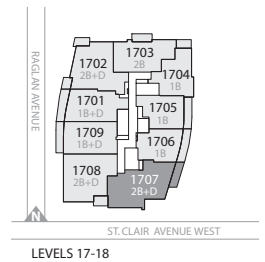
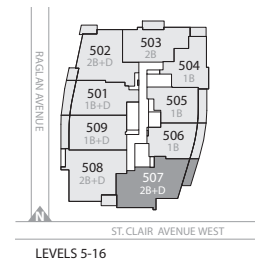
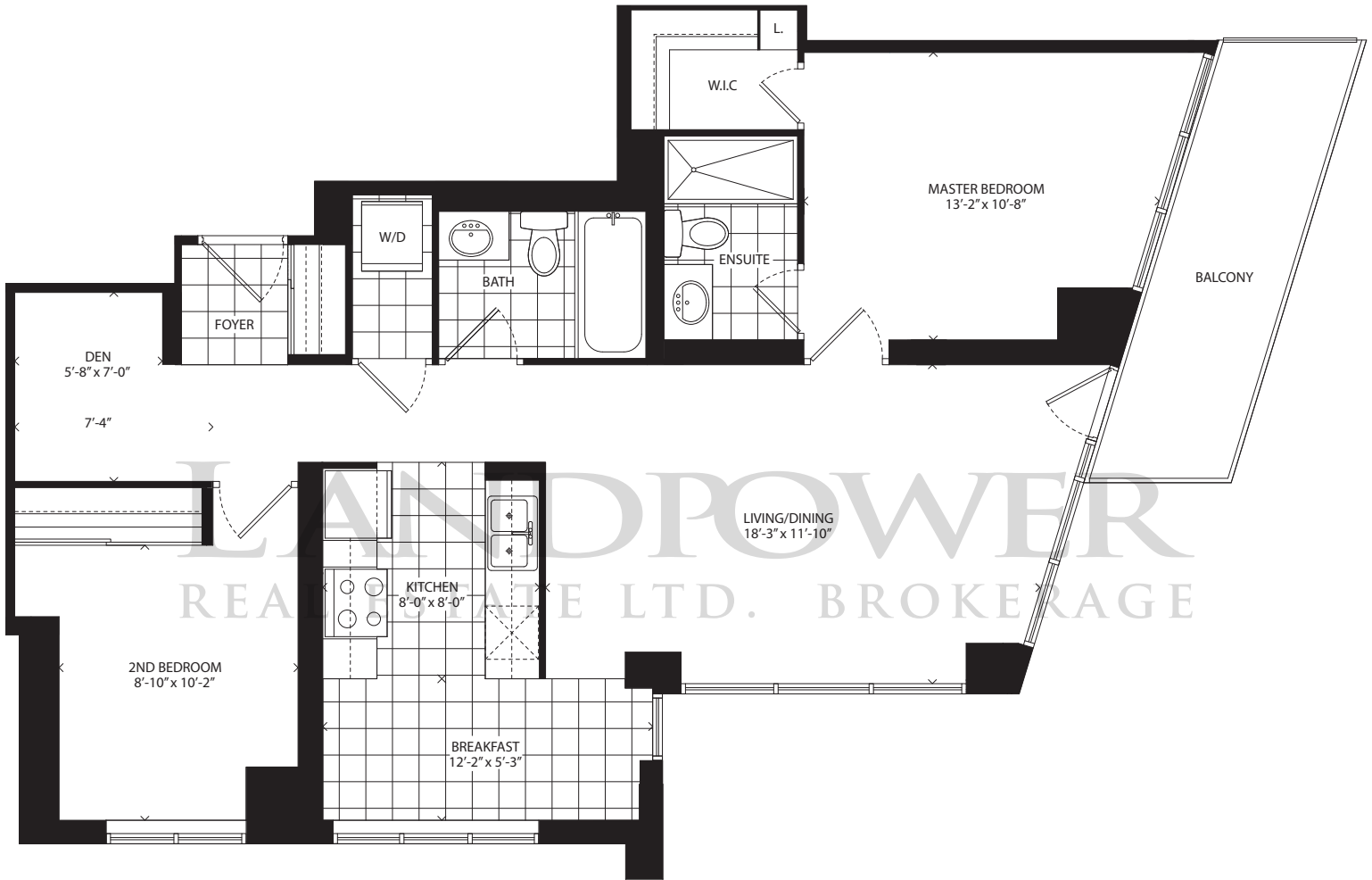




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 007

2 Bedroom + Den • 986 sq.ft.



**WE'VE GOT
THE CORNER ON
ST. CLAIR & BATHURST**

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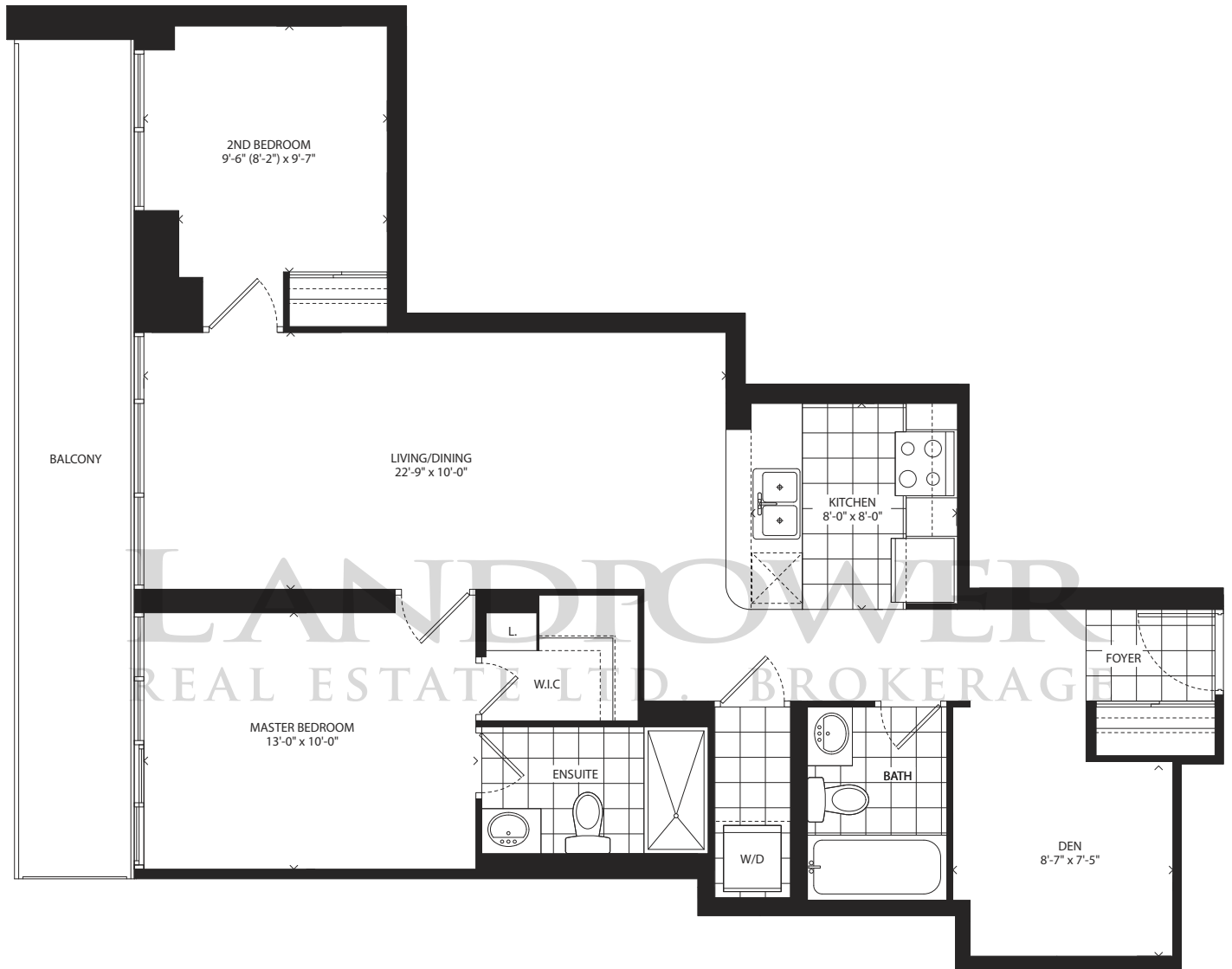




FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 020

2 Bedroom + Den • 973 sq.ft.



**WE'VE GOT
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ST. CLAIR & BATHURST**

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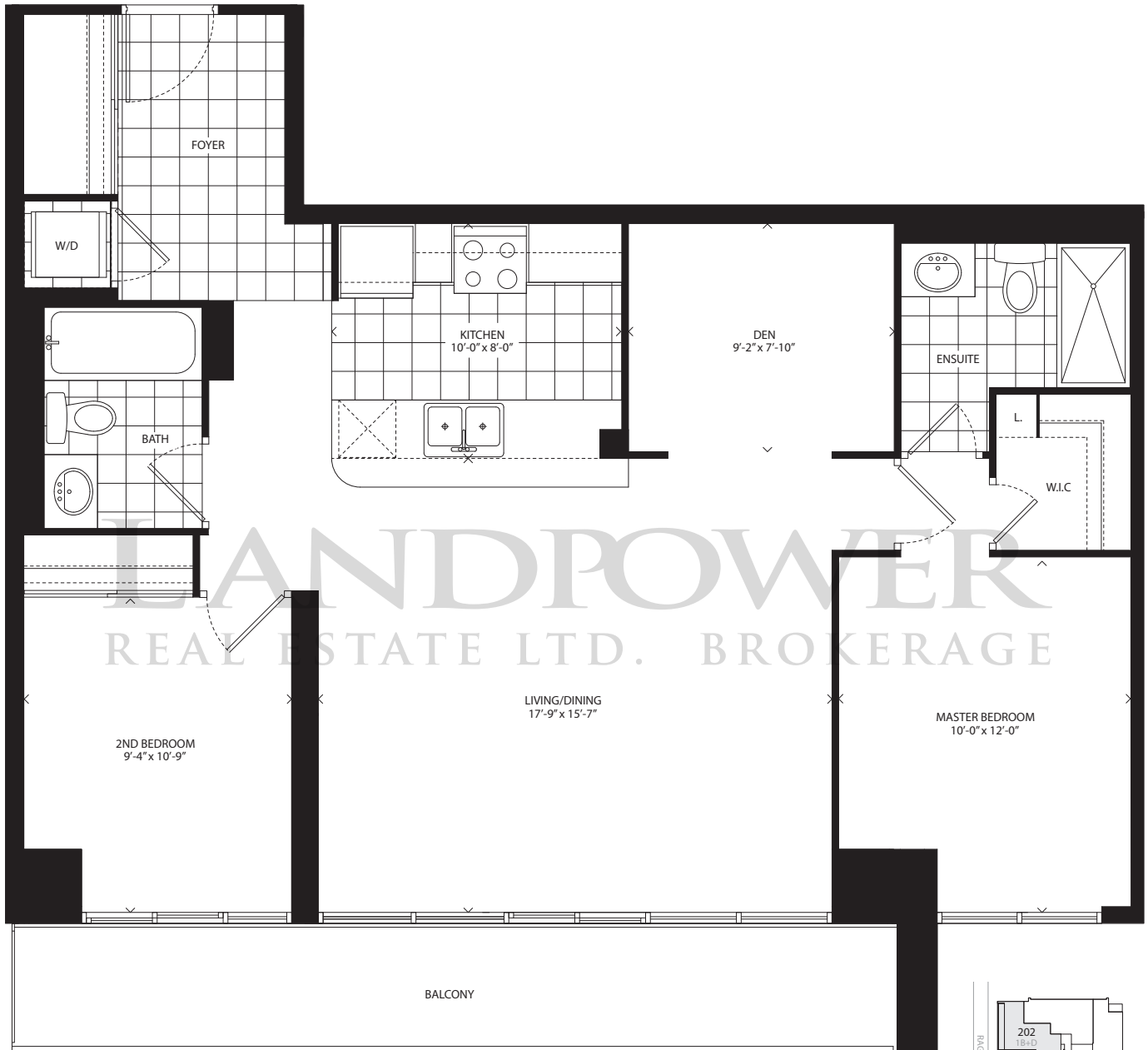




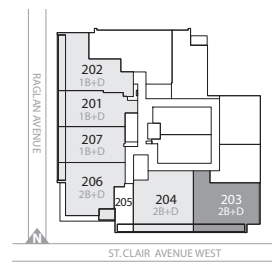
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 027

2 Bedroom + Den • 1,045 sq.ft.



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REAL ESTATE LTD. BROKERAGE



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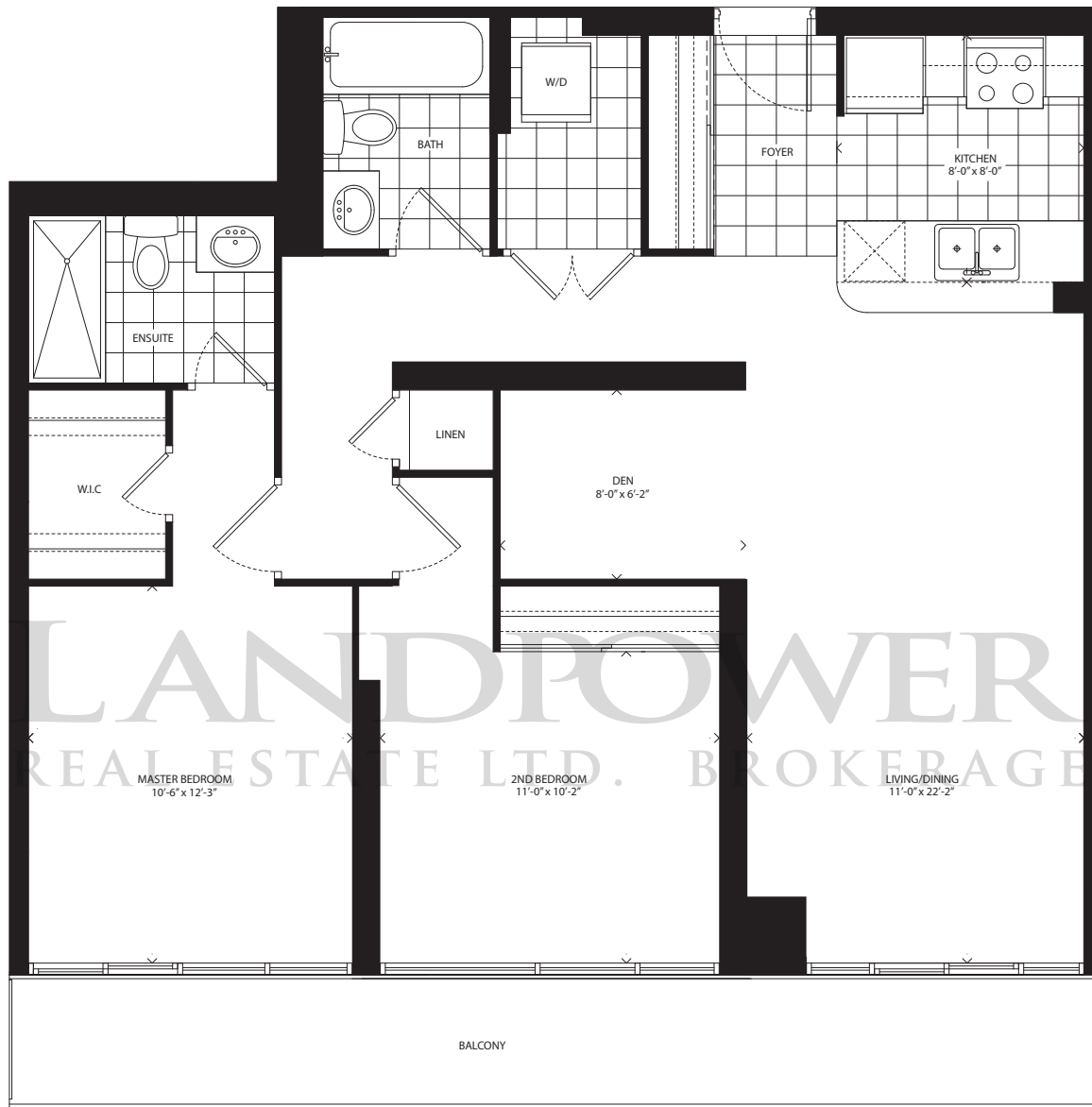




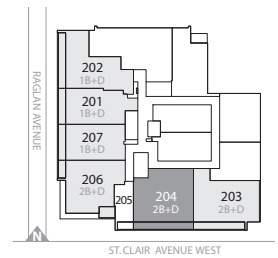
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 028

2 Bedroom + Den • 1,065 sq.ft.



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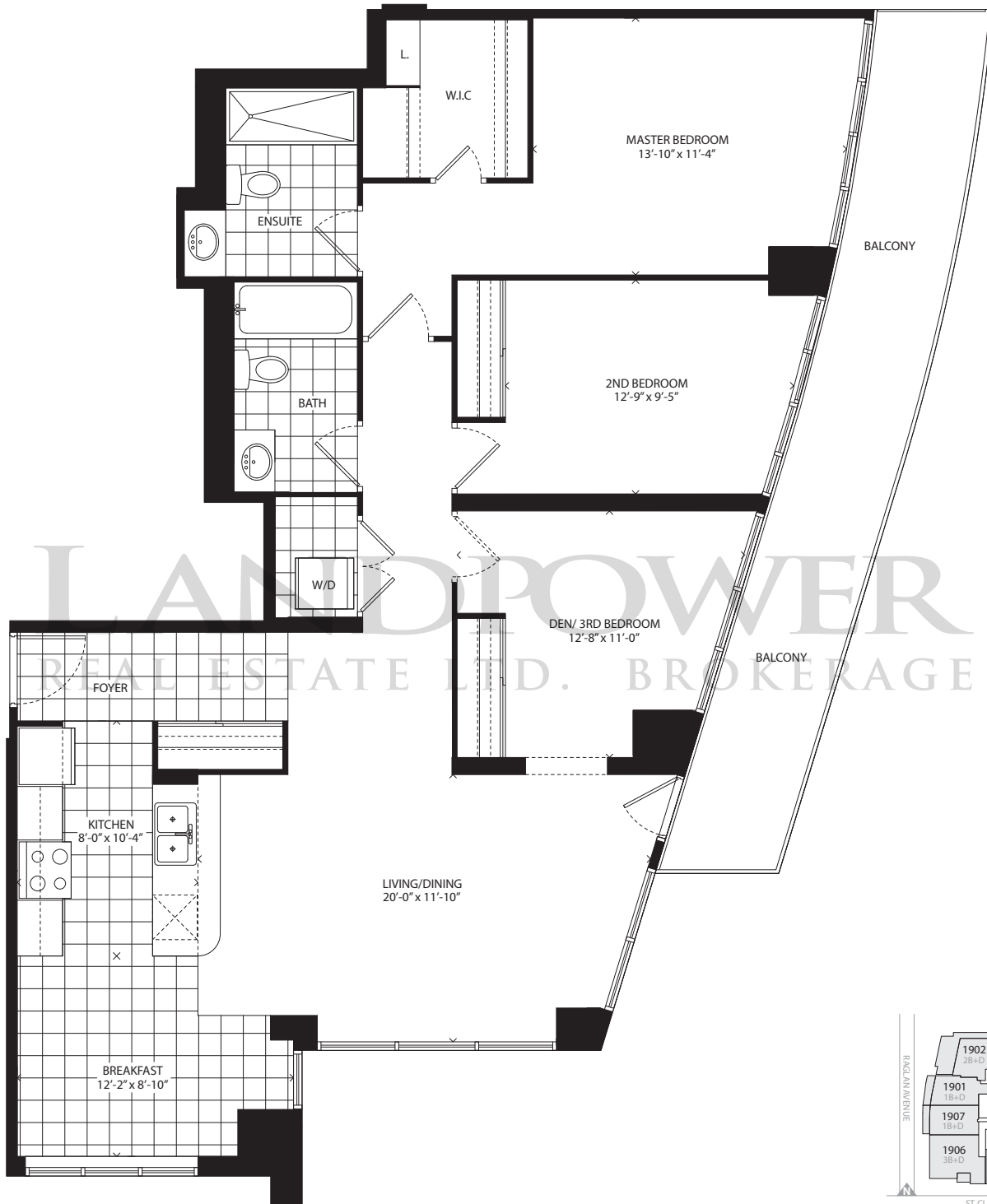




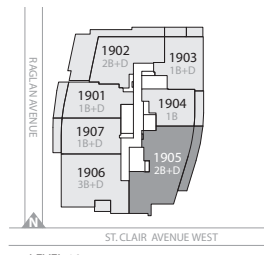
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 014

2 Bedroom + Den • 1,327 sq.ft.



LANDPOWER REAL ESTATE LTD. BROKERAGE



WE'VE GOT THE CORNER ON ST. CLAIR & BATHURST

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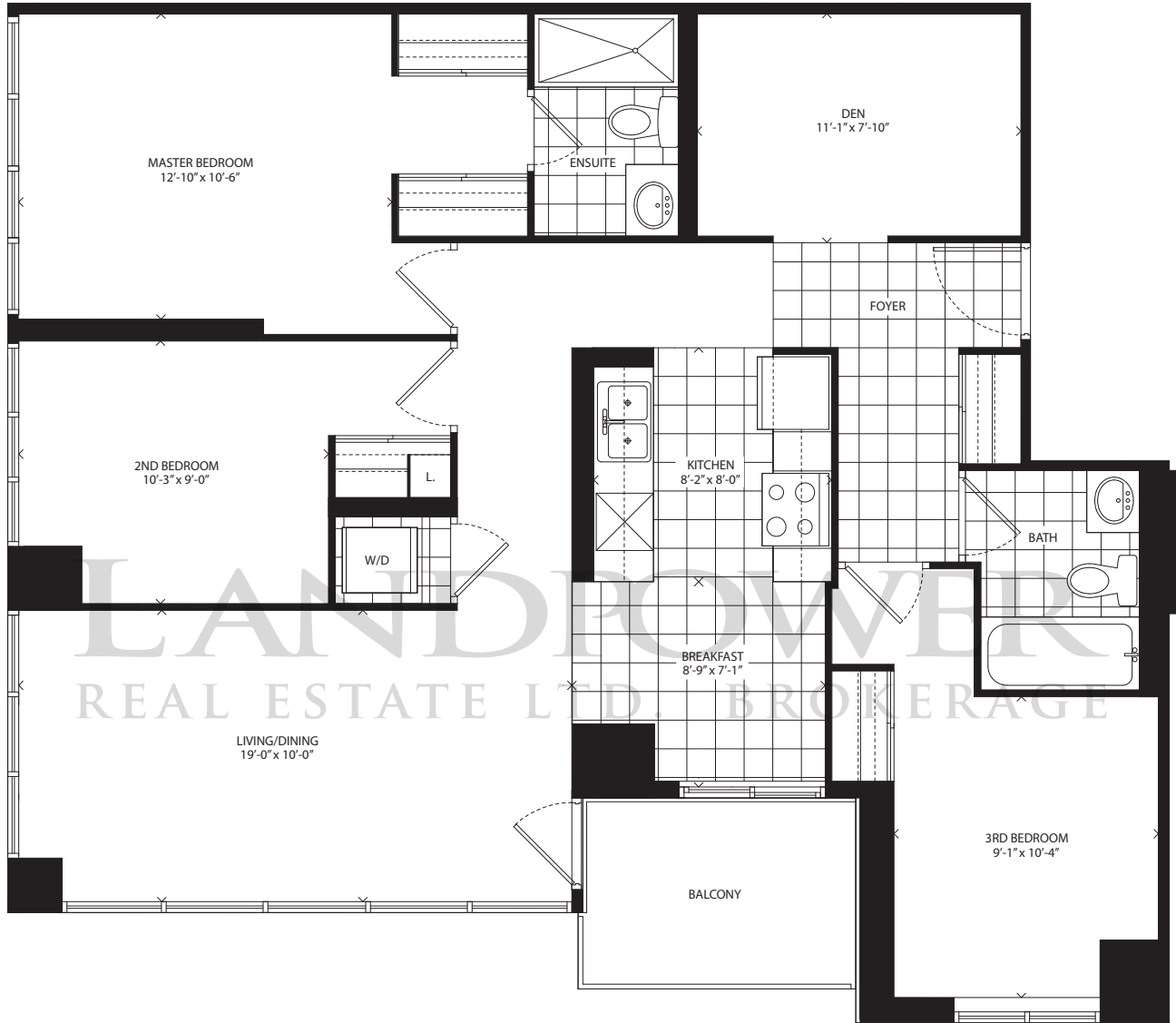




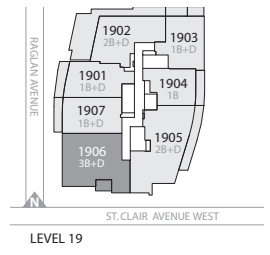
FIVETHIRTY
ST. CLAIR AVE. WEST CONDOMINIUMS

Suite 015

3 Bedroom + Den • 1,177 sq.ft.



LANDPOWER REAL ESTATE LTD. BROKERAGE



WE'VE GOT THE CORNER ON ST. CLAIR & BATHURST

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