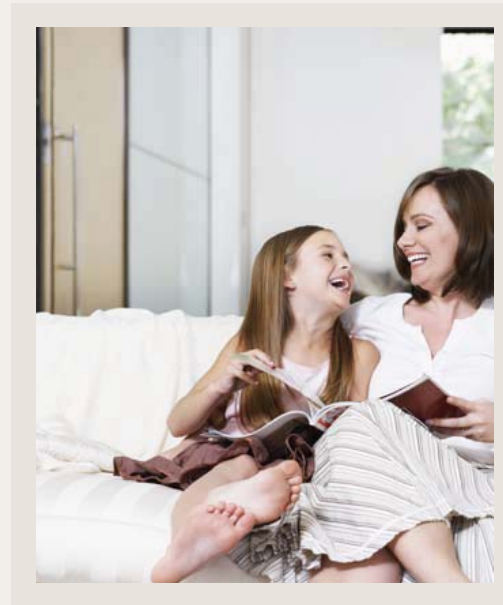


HOMES OF THE  
BRIDLE PATH

*Discover Luxury and Prestige at Bayview Ave. and Post Rd.*

*— homes of the bridle path —*



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## Forest Hill. Rosedale. Bayview. Post Road. The Bridle Path.

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Each name resonates with an exclusive residential cachet, not only within Toronto, but also throughout the entire country. Of these, The Bridle Path is quite possibly the most distinguished of all. Famous for its large boulevards lined with expansive estates and acres of parklands, The Bridle Path still retains much of the natural grandeur of its rich equestrian heritage. When one beholds the sheer majesty of this historic setting, it becomes clear why so many of the city's elite prefer to call The Bridle Path home. This is the neighbourhood that's home to some of the finest real estate in the city, not to mention the prestigious Granite Club and some of the city's most elite private schools. Now, at Bayview Avenue and Post Road, you too can come home to this prestigious Toronto neighbourhood. Discover the best of life at Homes of The Bridle Path.

*— homes of the bridle path —*





— homes of the bridle path —

## An Exclusive Townhome Enclave.

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At Homes of the Bridle Path, a distinctive grand gateway of timeless stone and design ushers you in to a private enclave of designer townhomes of true refinement. Featuring a limited collection of just 40 homes, discerning buyers will be amazed by the distinctive contemporary feel of these stunning designs. Drive in to the community and park in a private underground garage, then emerge in to your private luxury oasis. It's been said that true beauty rests on the inside, but that doesn't account for the absolute splendour of the exteriors of the homes in this community. Situated on immaculately landscaped grounds, each home either offers an intimate private front courtyard or secluded backyard with garden. For added outdoor space, homes also boast rooftop terraces. The front of the homes feature striking elevations of limestone and clay brick with floor-to-ceiling windows that let you take in the beauty of this prestigious neighbourhood. Inside, interiors offer perfectly balanced form and function, with stunning open-concept main floor plans, spectacular gourmet kitchens, lavish master suites and the finest selection of high-end features and finishes. With so much to offer, those in search for the path to luxury townhome living need look no further than Homes of The Bridle Path.

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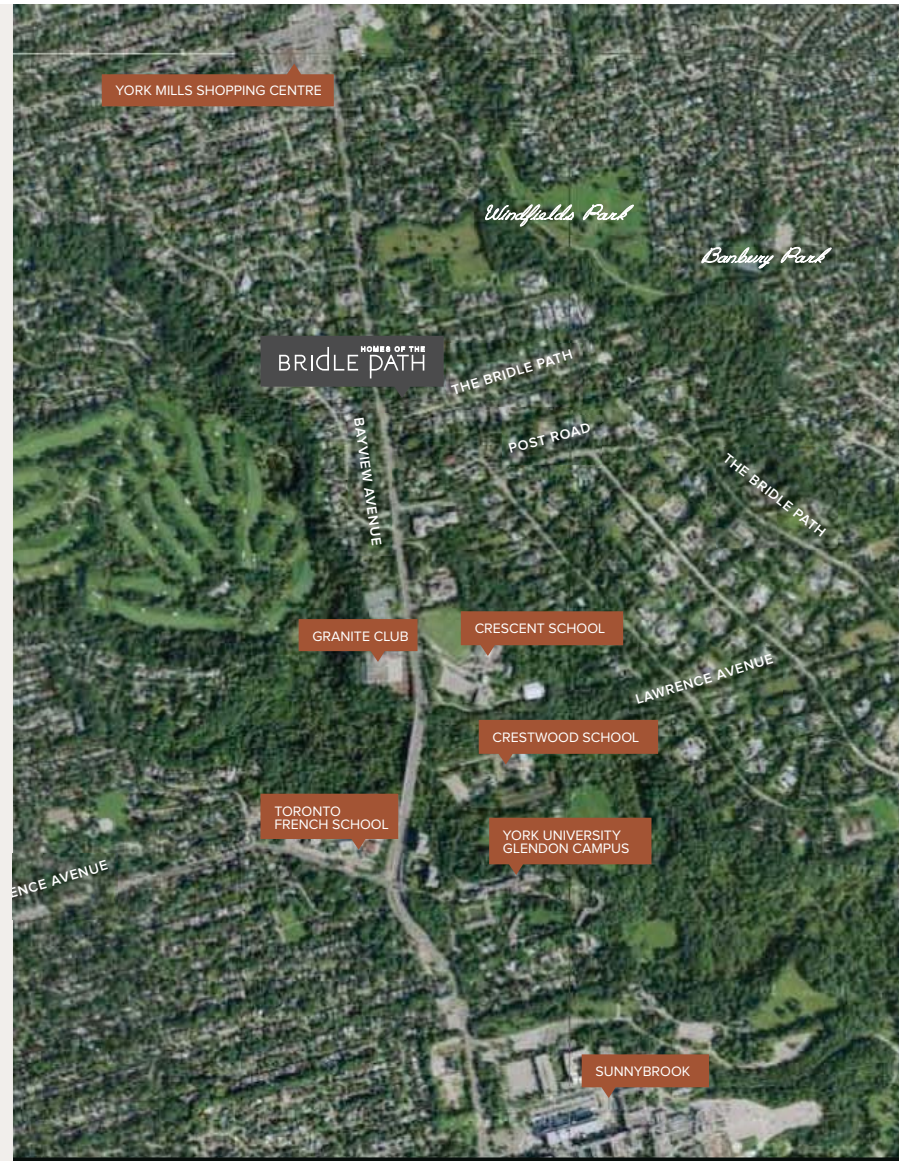
## A Perfect Community Location.

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Located at the gateway to The Bridle Path, this community offers you unmatched access to Toronto's most prestigious amenities. The community is located adjacent to the prestigious Granite Club, and Rosedale Golf and Country Club can be found just moments away. Homes of The Bridle path also offers convenient proximity to some of Toronto's most prestigious schools such as Toronto French School and the elite Crescent School, not to mention easy access to York University's Glendon campus, right down the road. There's also a wonderful array of shops and restaurants along Bayview Avenue and nearby Lawrence Avenue. And those looking to enjoy outdoor living can relax in the expansive nature nearby in places such as Windfields Park or Sunnybrook Park.

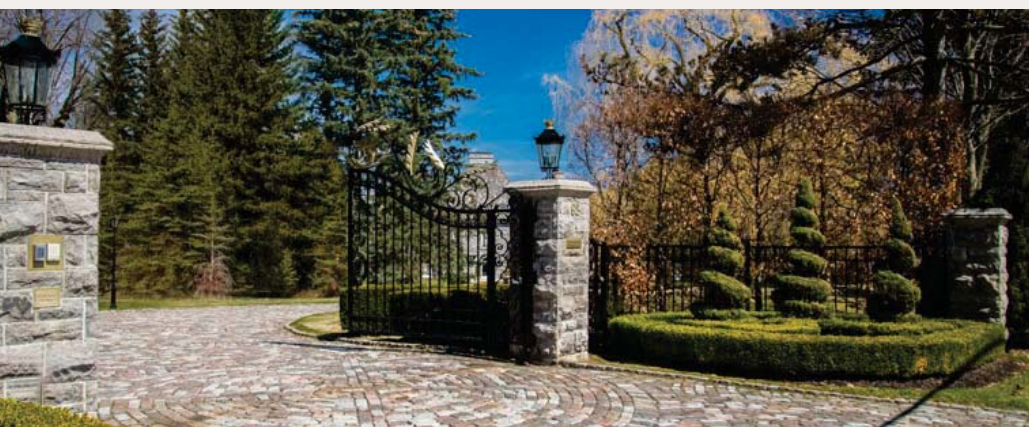
*— homes of the bridle path —*



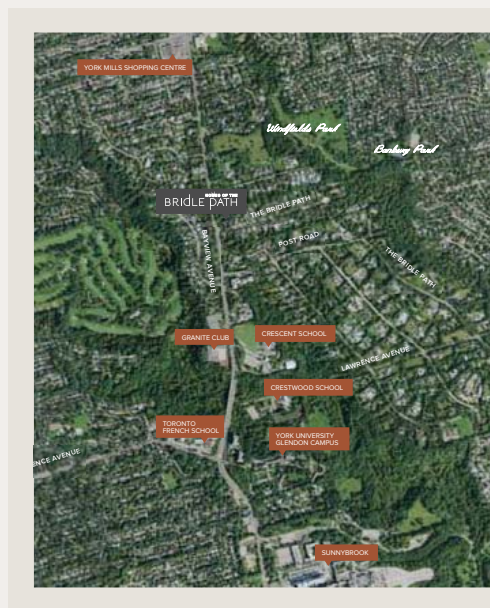


— homes of the bridle path —





*— homes of the bridle path —*



Exquisite Homes at An Exclusive Location.

FPO

HOUSES OF THE  
BRIDLE PATH





*— homes of the bridle path —*



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## IPAD Home Control.

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Smart electronics are playing an ever-more central role in our daily lives, and the homes at Homes of The Bridle Path have been equipped to take advantage of the latest advances in electronic home management. Every home will offer iPad home control — allowing homeowners to control a wide range of devices and systems in their homes from an iPad, including home audio, HVAC, lights, security systems and more. Create the perfect movie lighting with a single touch. Adjust your thermostat on your way home from the airport, change your music from across the house, even receive an automatic text as soon as your teenager gets home. The iPad home control system is available to you to make all this and more possible.

*— homes of the bridle path —*







001 WESTSIDE LOFTS /// 002 RIVIERA /// 003 NEIGHBOURHOODS OF DOWNSVIEW PARK /// 004 HOGG'S HOLLOW  
 005 RIVERDALE /// 006 NEIGHBOURHOODS OF QUEEN STREET EAST

*— homes of the bridle path —*

## At Home in the Heart of the City.

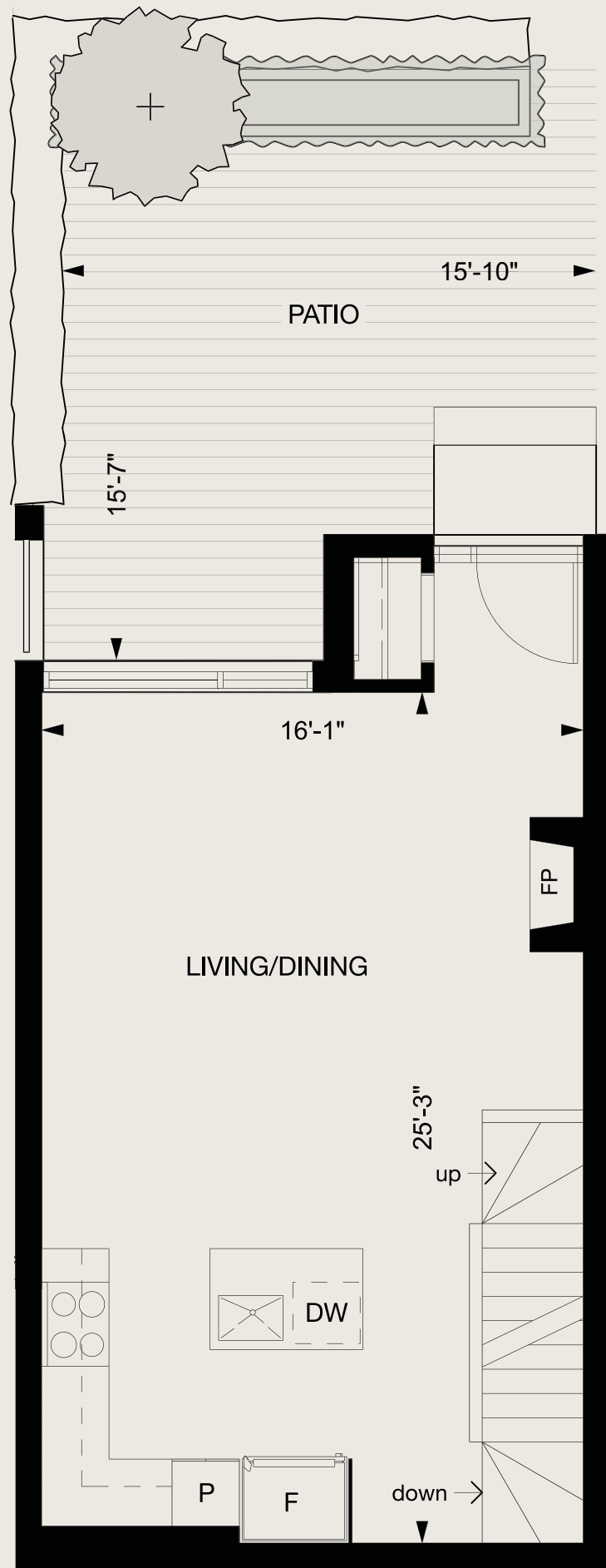
Urbancorp's mission is to successfully develop residential communities in established neighbourhoods in the city of Toronto, with upfront value for their home owners. Urbancorp is proud to have created some of the most visionary home and condominium communities in the GTA. With the Townhomes of Hoggs Hollow, Urbancorp created a luxury new home development adjacent to the Yorkmills subway station.

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 central Toronto, Urbancorp's The Neighbourhoods of Downsview Park is one of the City of Toronto's largest residential developments. 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. Now, with Homes of The Bridle Path, Urbancorp puts its signature touch on one of the city's most sought-after addresses.

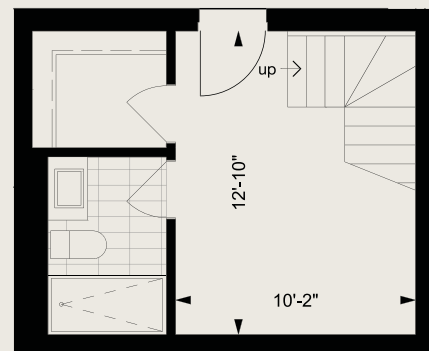
*— homes of the bridle path —*



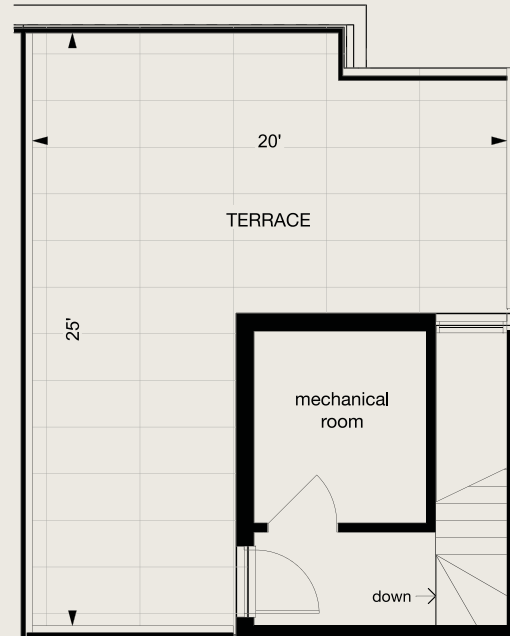
*Experience Distinctive Bridle Path Living.*



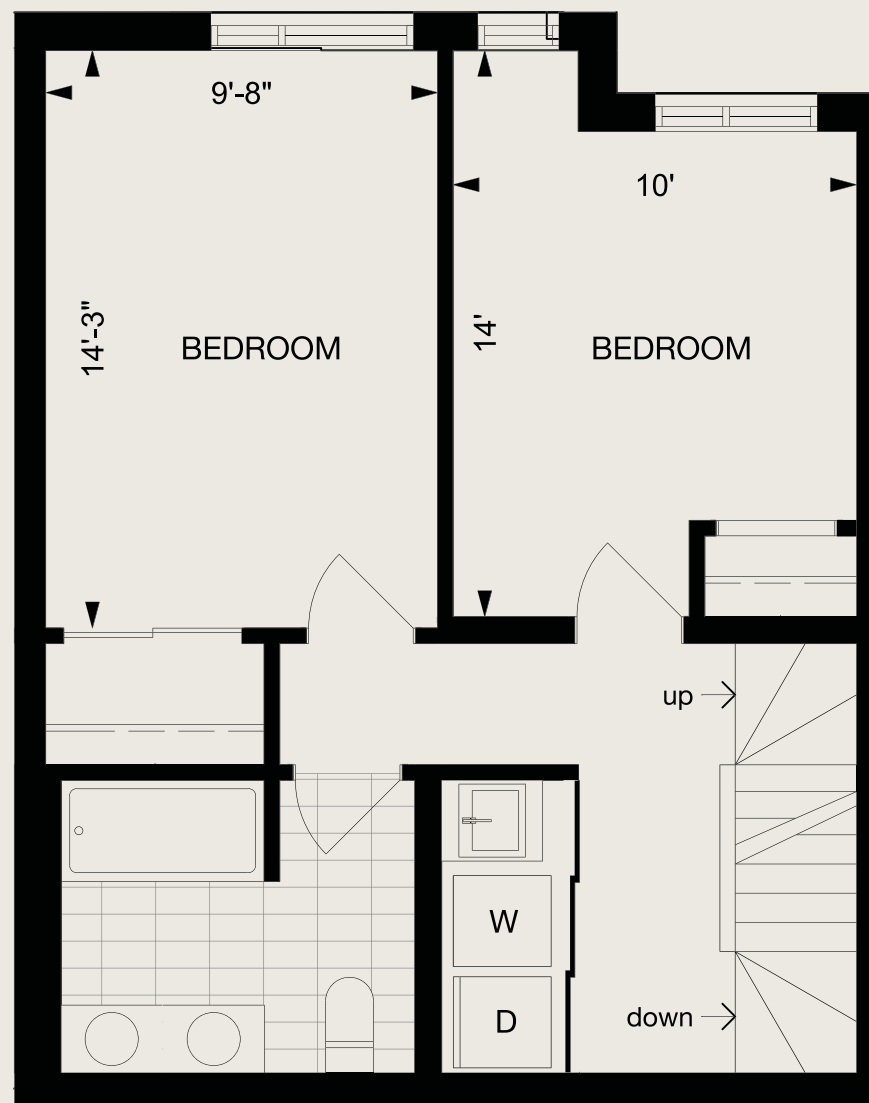
MAIN



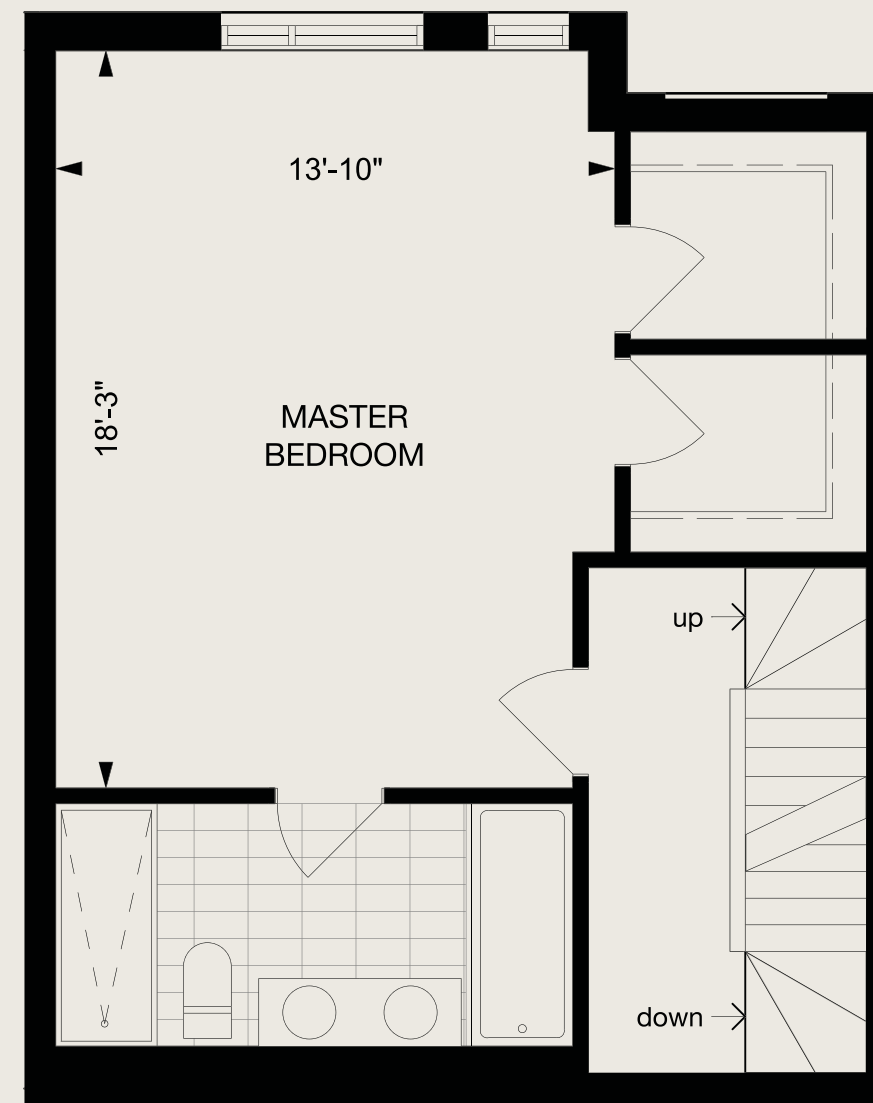
BASEMENT



ROOF TERRACE



SECOND FLOOR



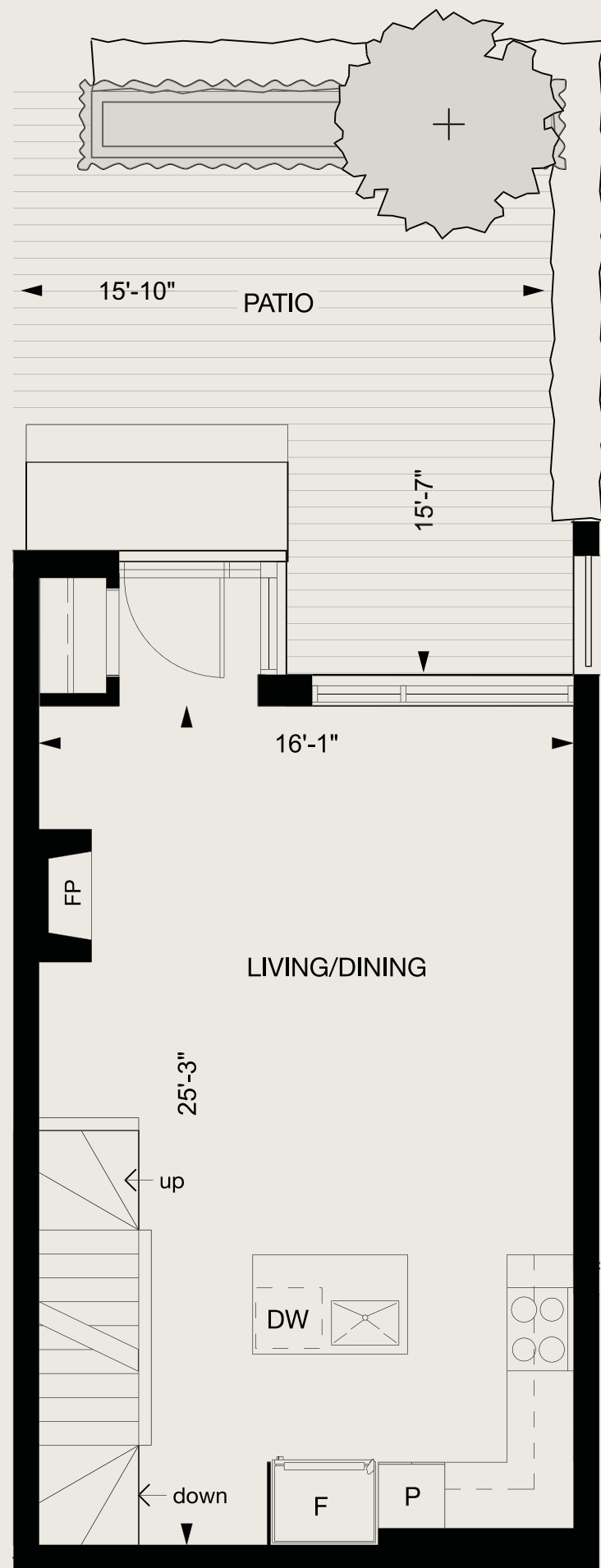
THIRD FLOOR

A

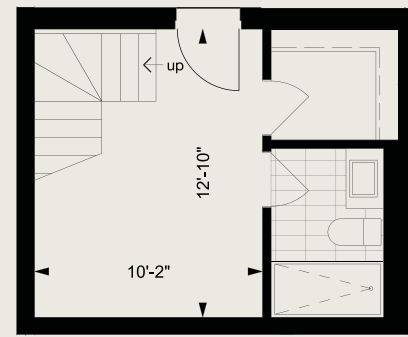
THREE BEDROOM  
1960 SQUARE FEET  
(Incl. 315 s.f. of bsmt.  
& Mech. area)

A-1

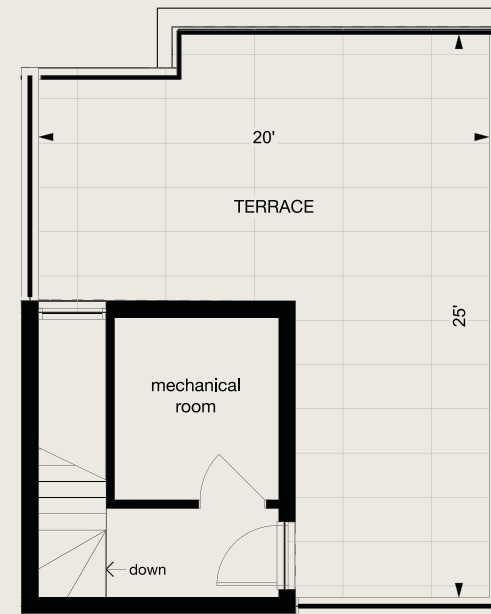
THREE BEDROOM  
1960 SQUARE FEET  
(Incl. 315 s.f. of bsmt.  
& Mech. area)



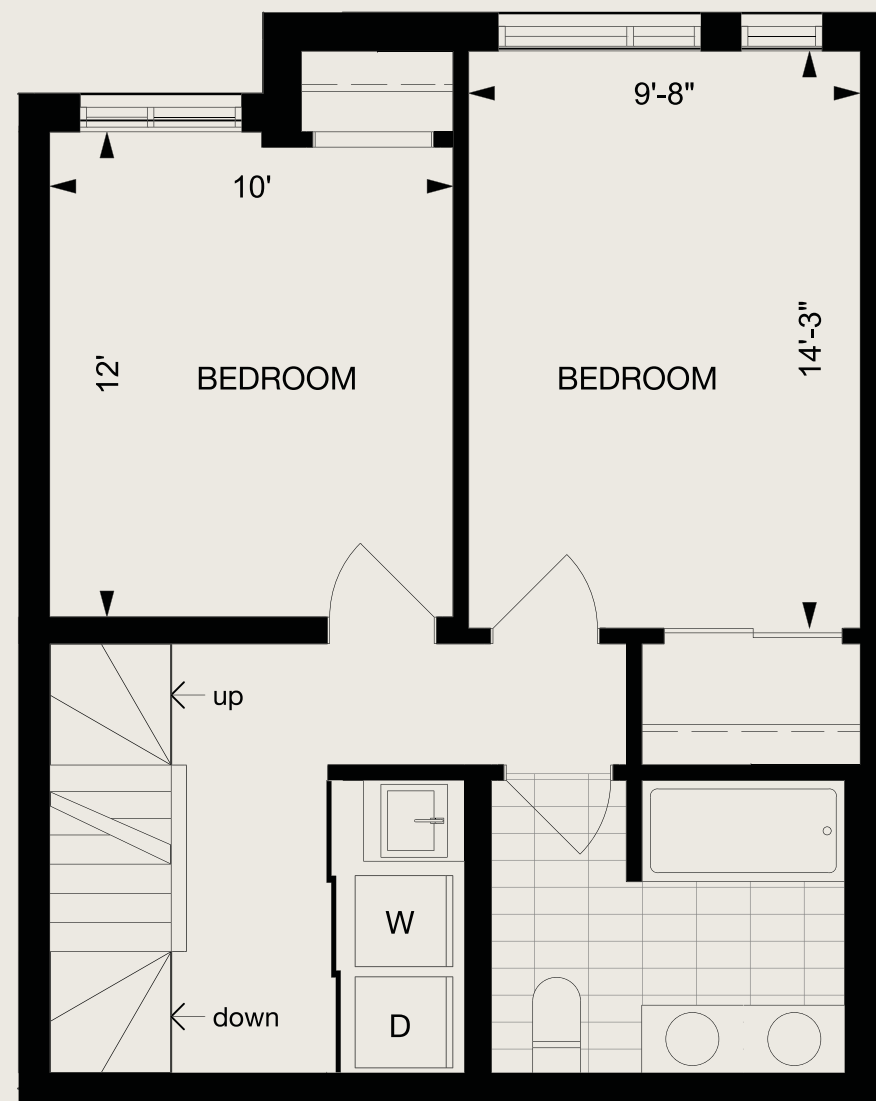
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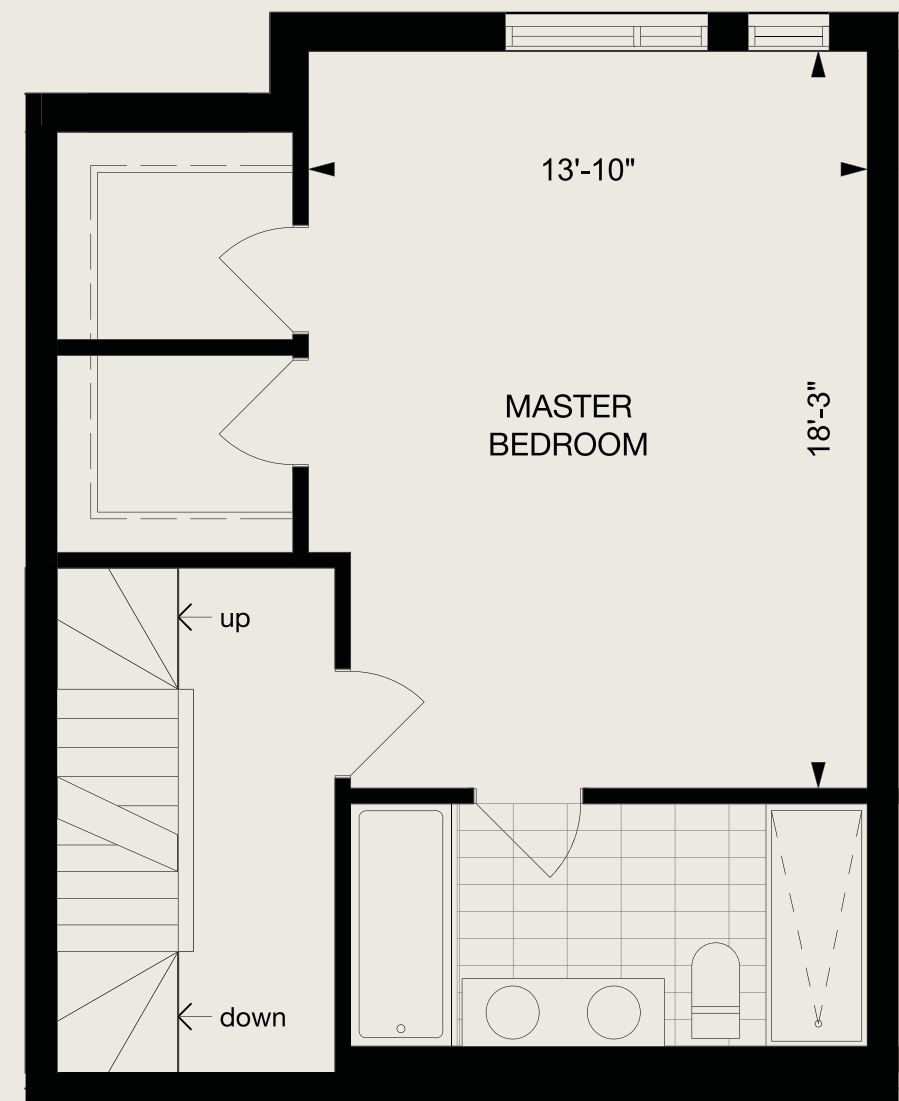
BASEMENT



ROOF TERRACE



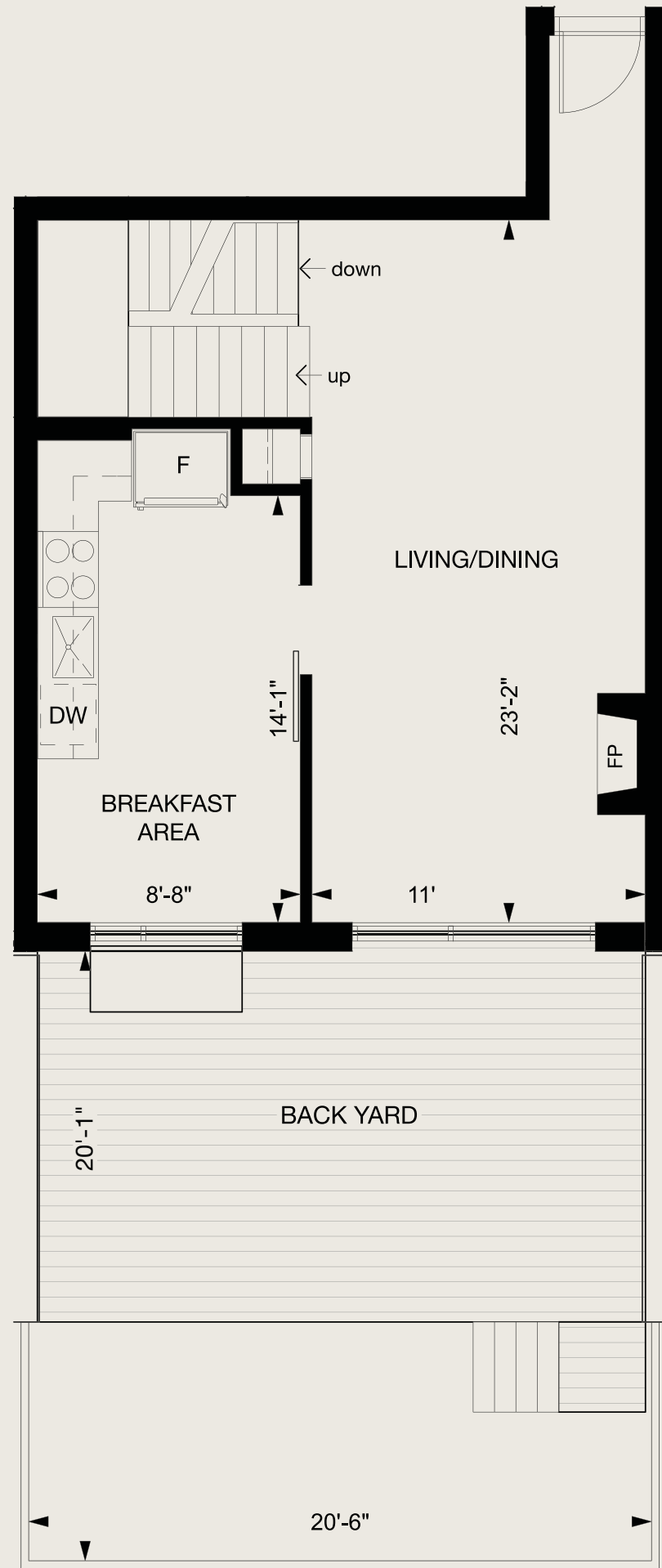
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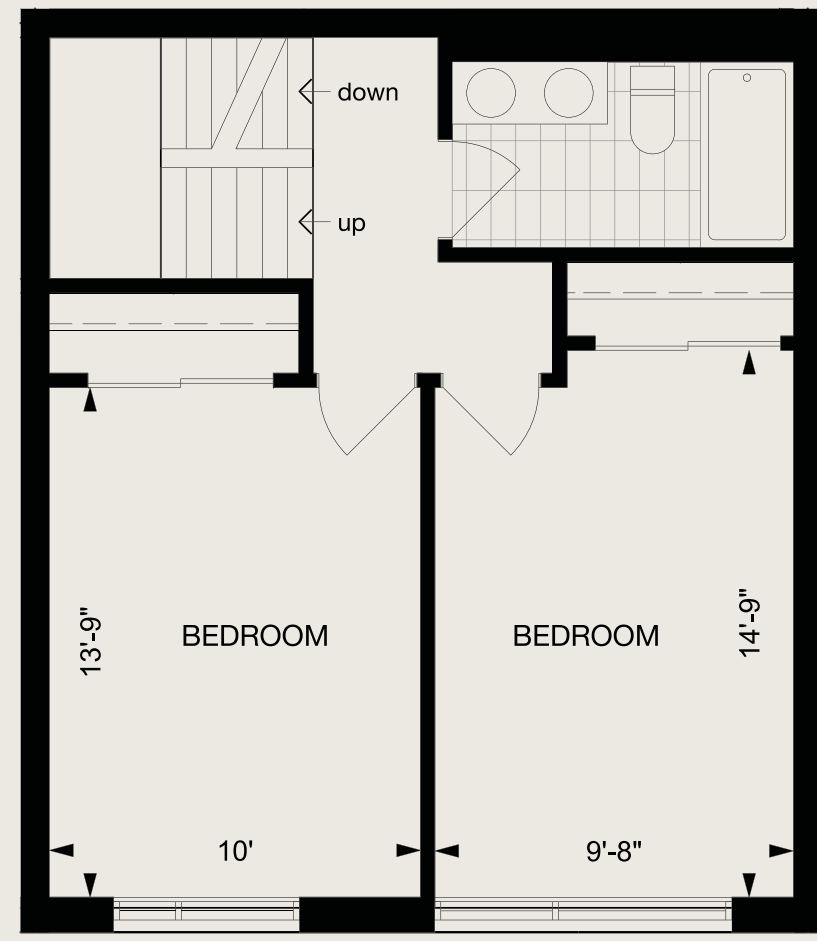
THIRD FLOOR

B

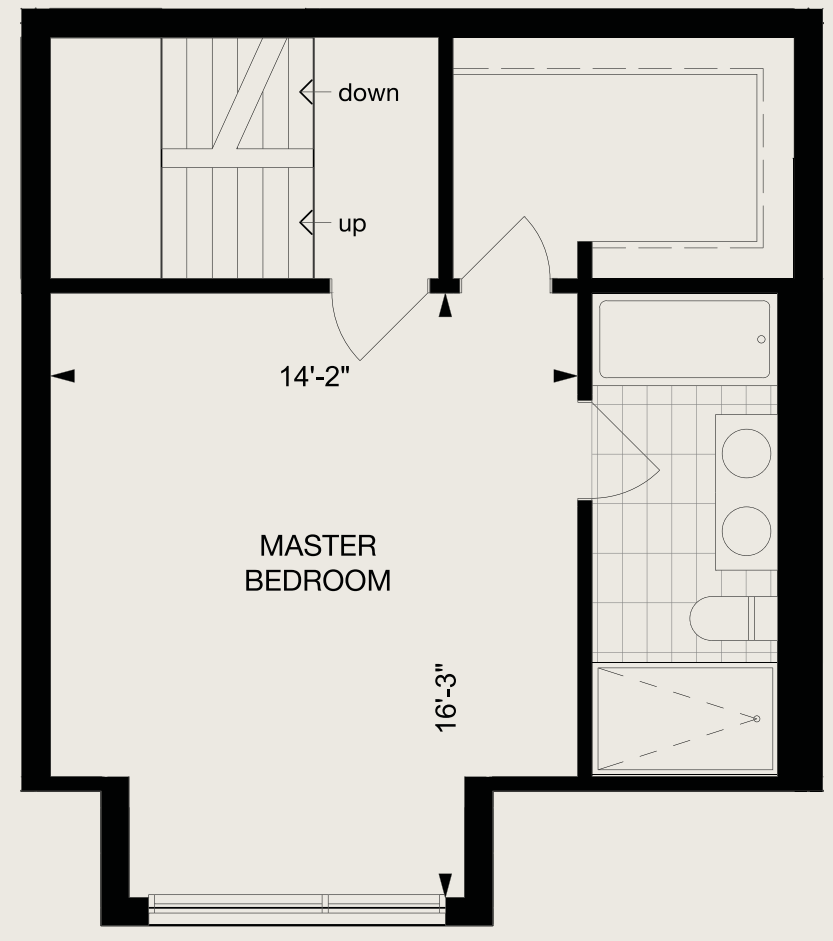
THREE BEDROOM  
2175 SQUARE FEET  
(incl. 660 s.f. of bsmt. area)



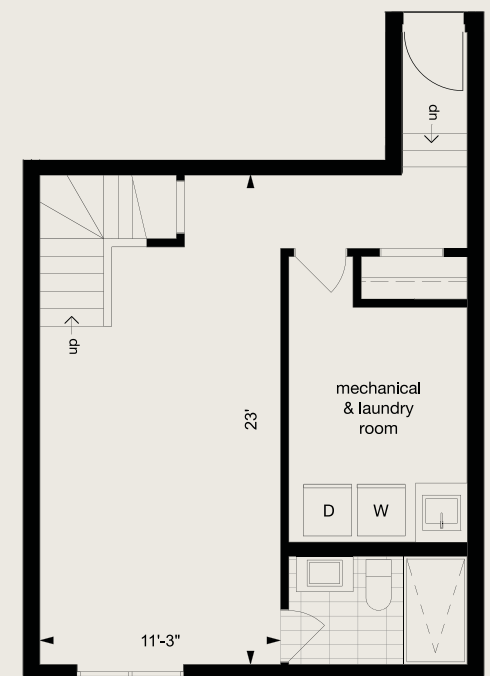
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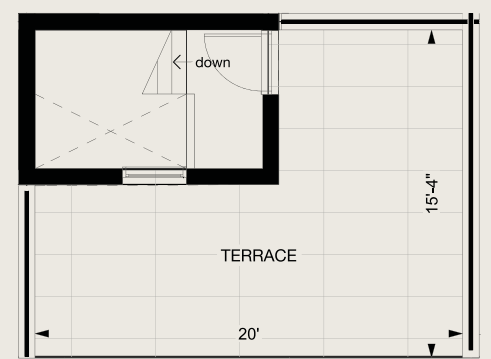
SECOND FLOOR



THIRD FLOOR

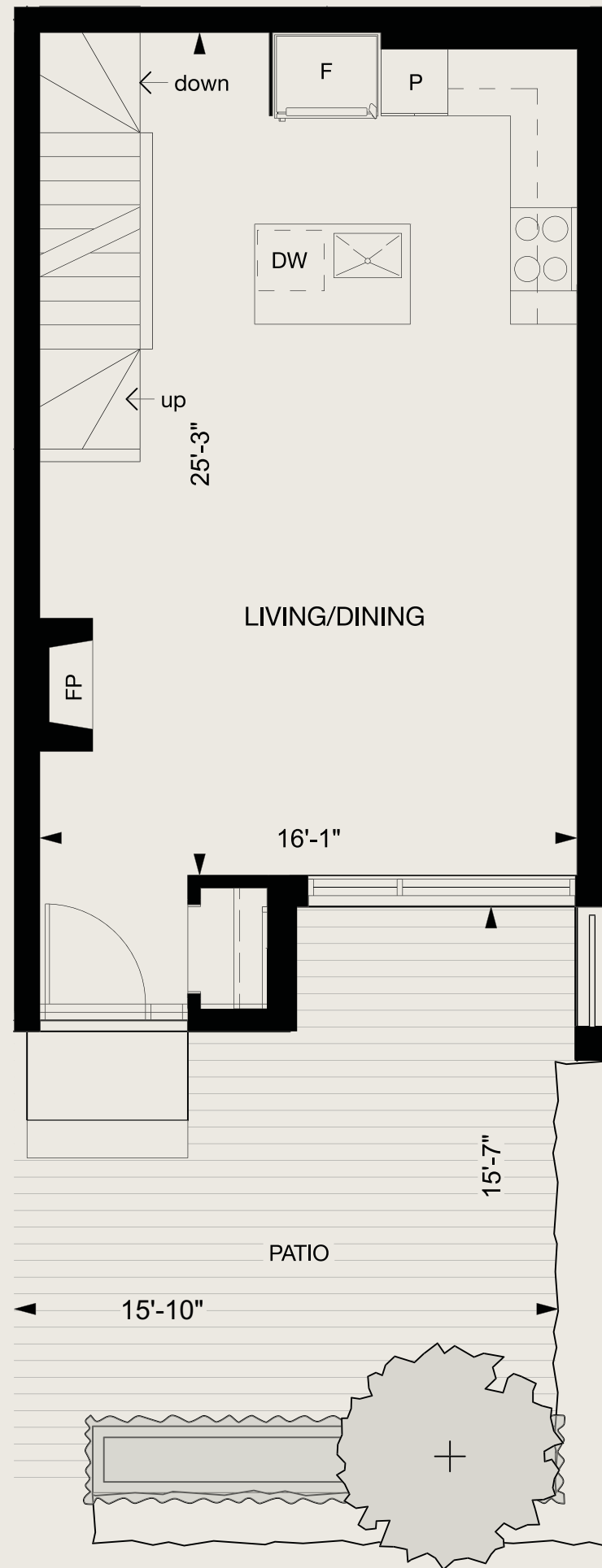


BASEMENT

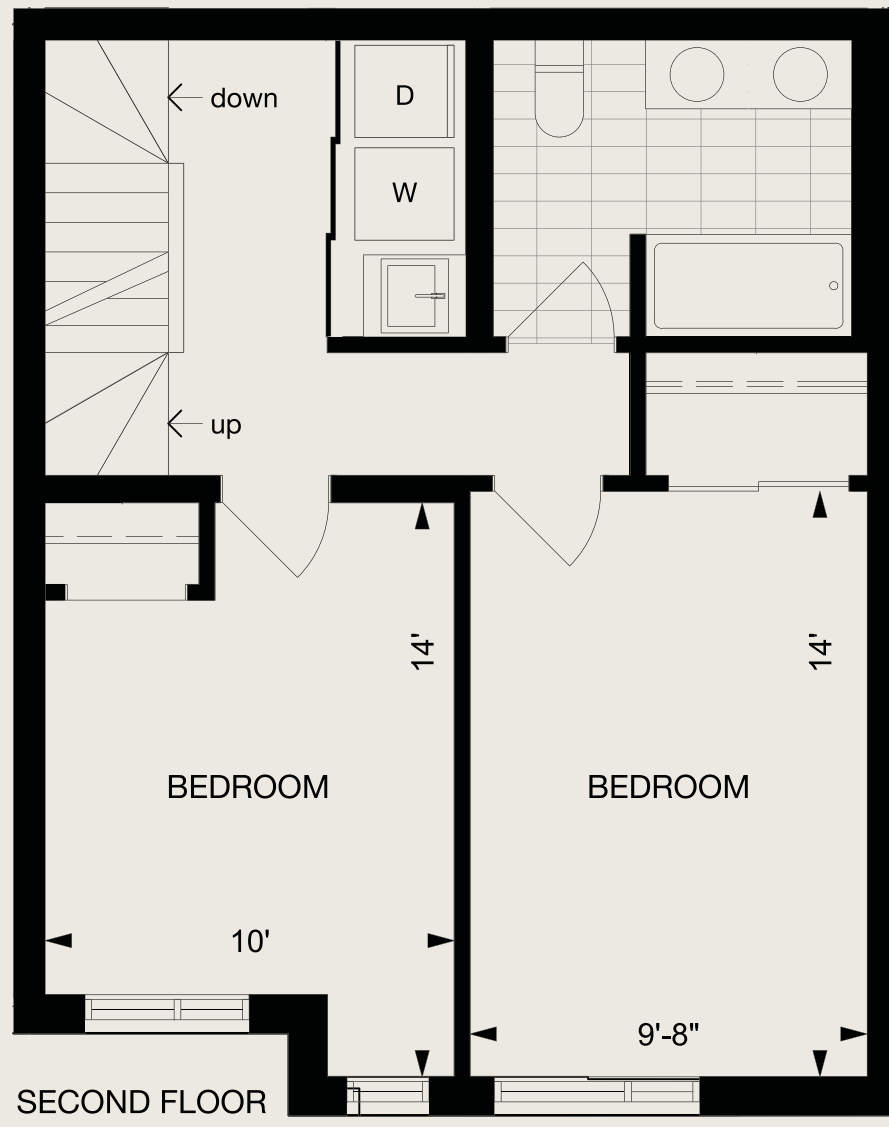


ROOF TERRACE

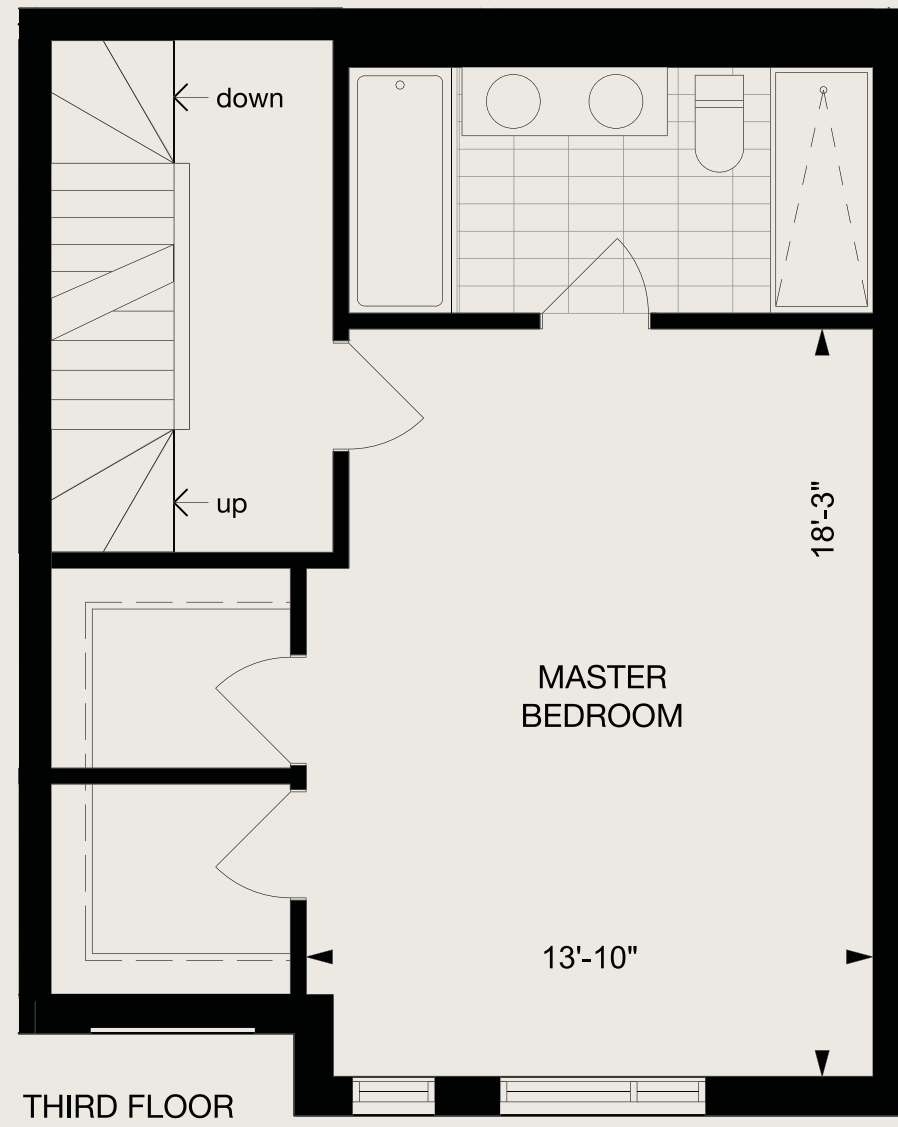




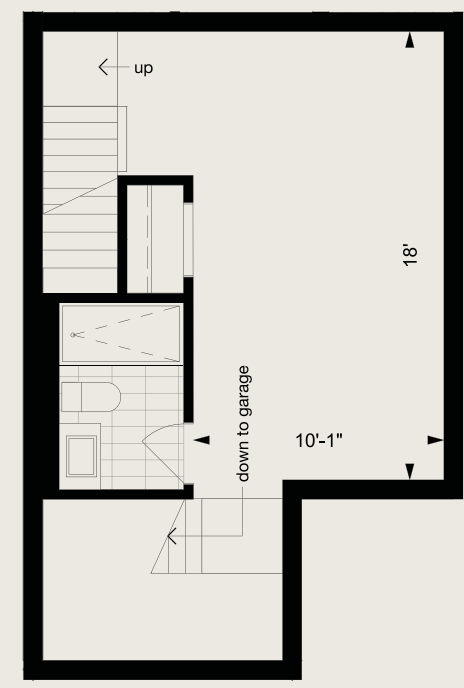
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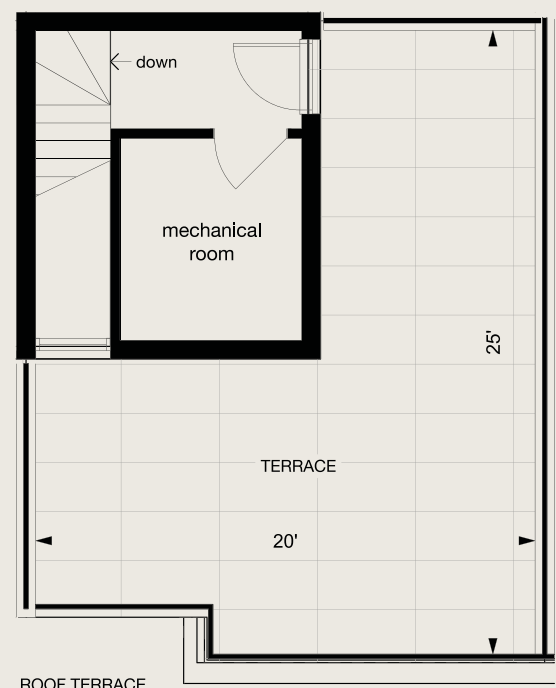
SECOND FLOOR



THIRD FLOOR



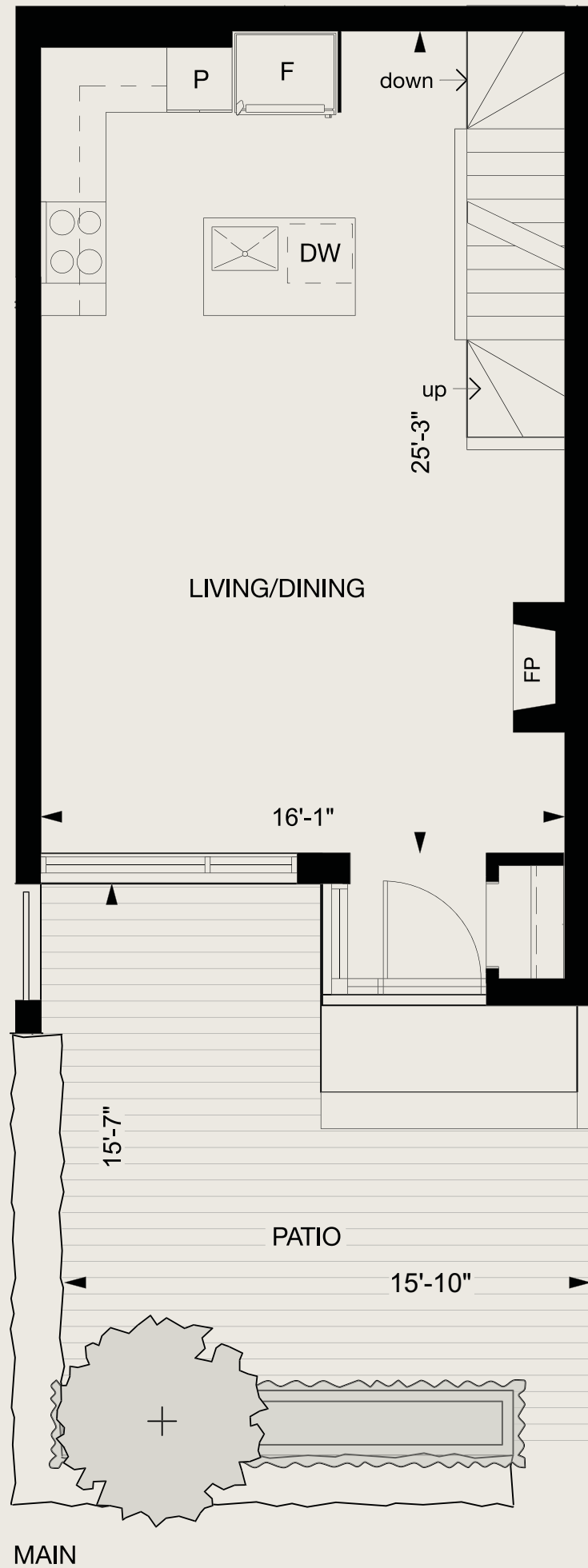
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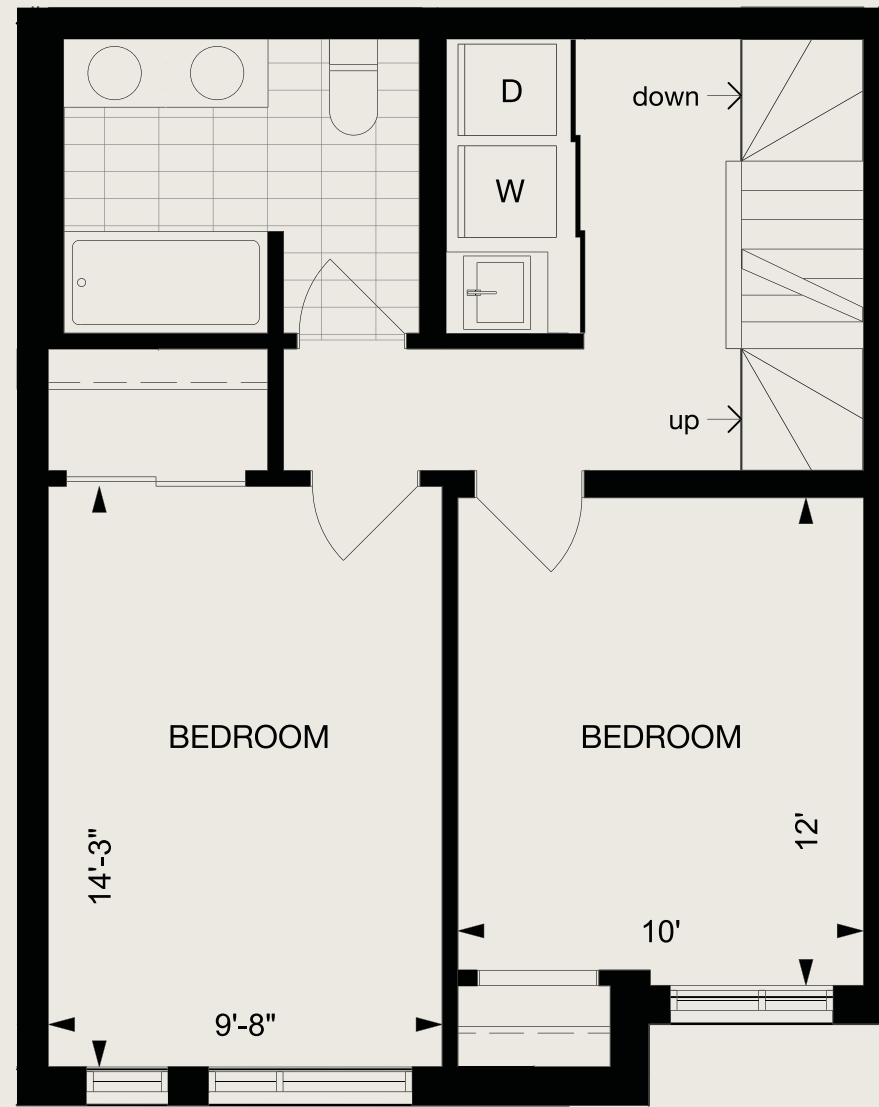
ROOF TERRACE

All floor plans are approximate dimensions. Floor plans may be reversed. E.& O.E.

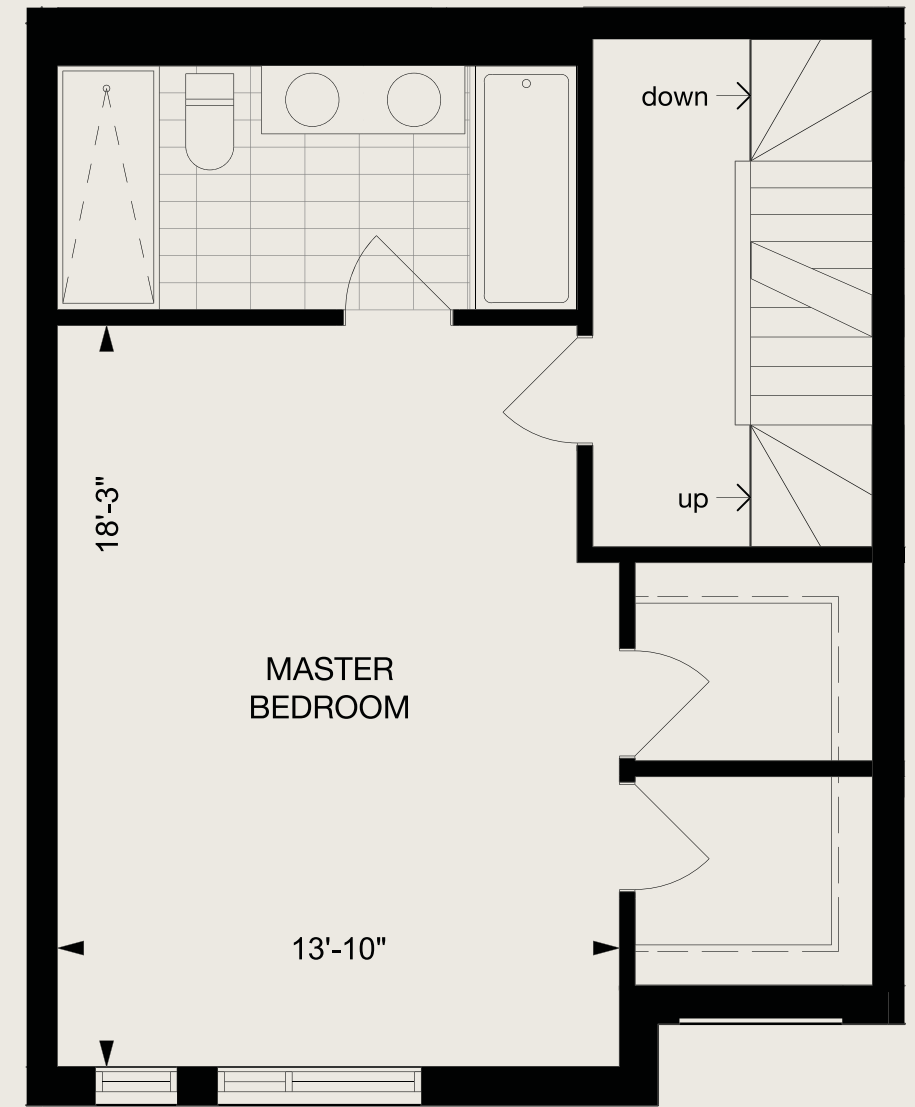
  
**THREE BEDROOM**  
**2115 SQUARE FEET**  
 (Incl. 475 s.f. of bsmt.  
 & Mech. area)



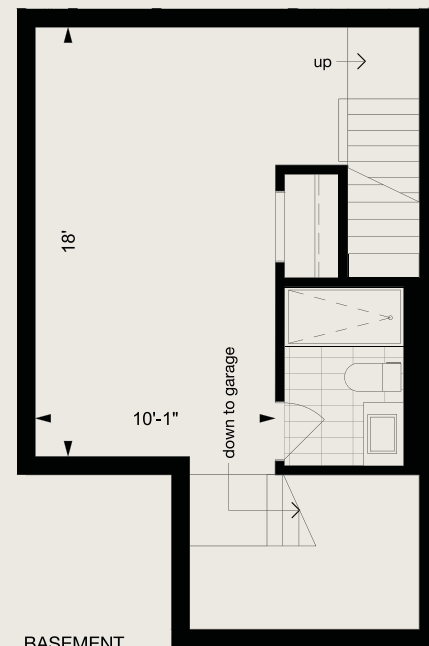
MAIN



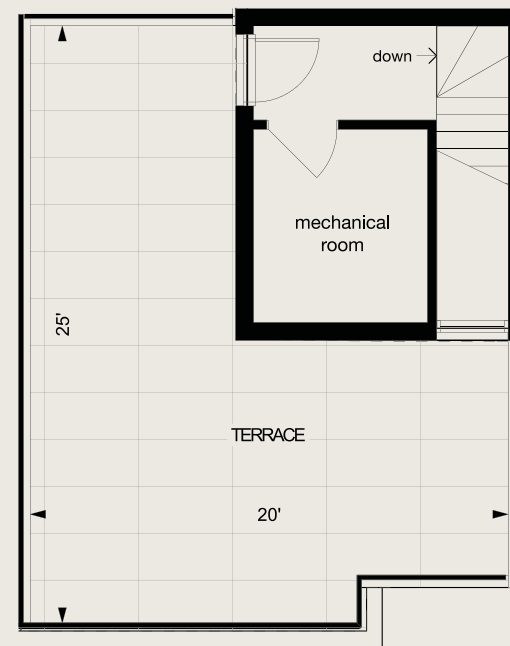
SECOND FLOOR



THIRD FLOOR



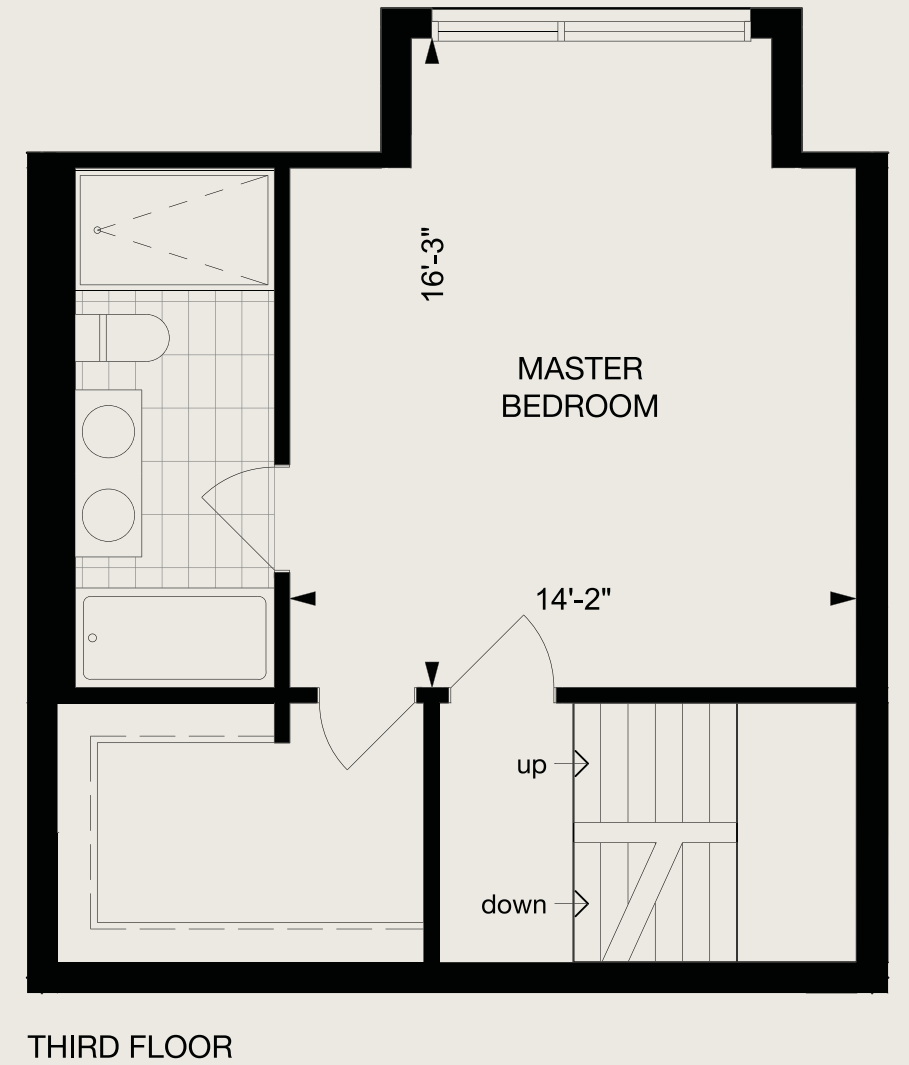
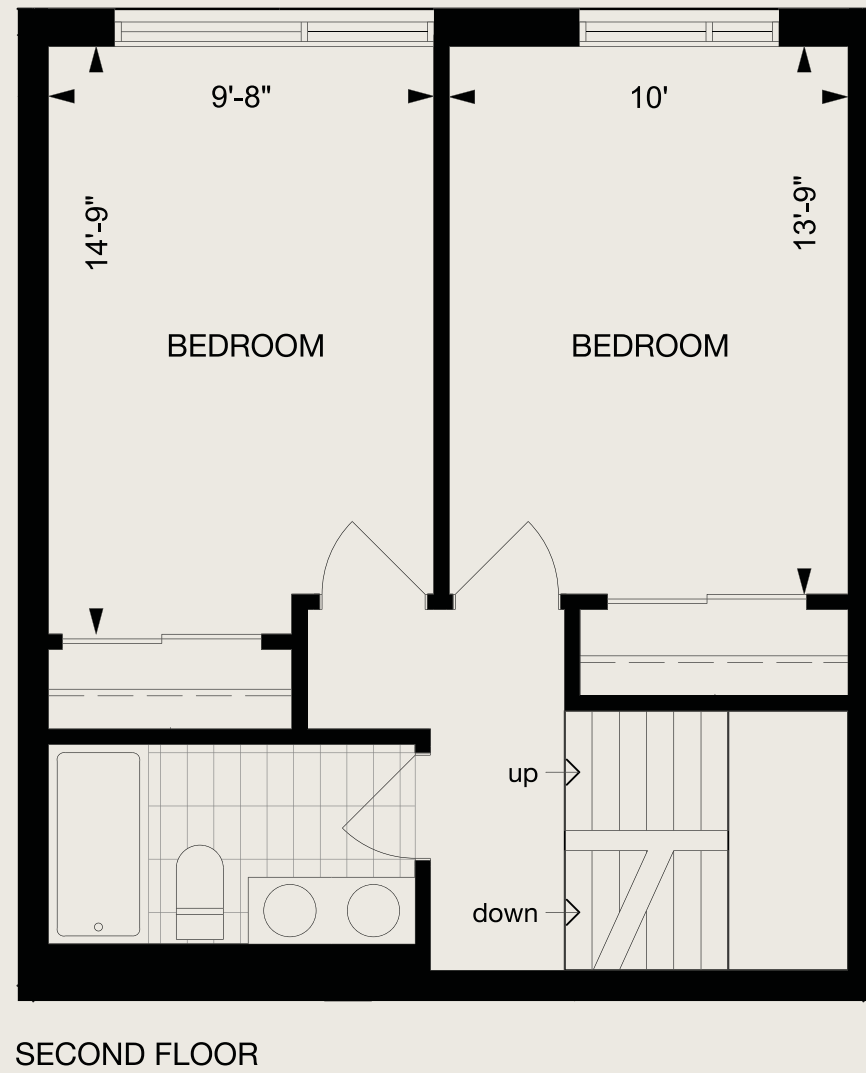
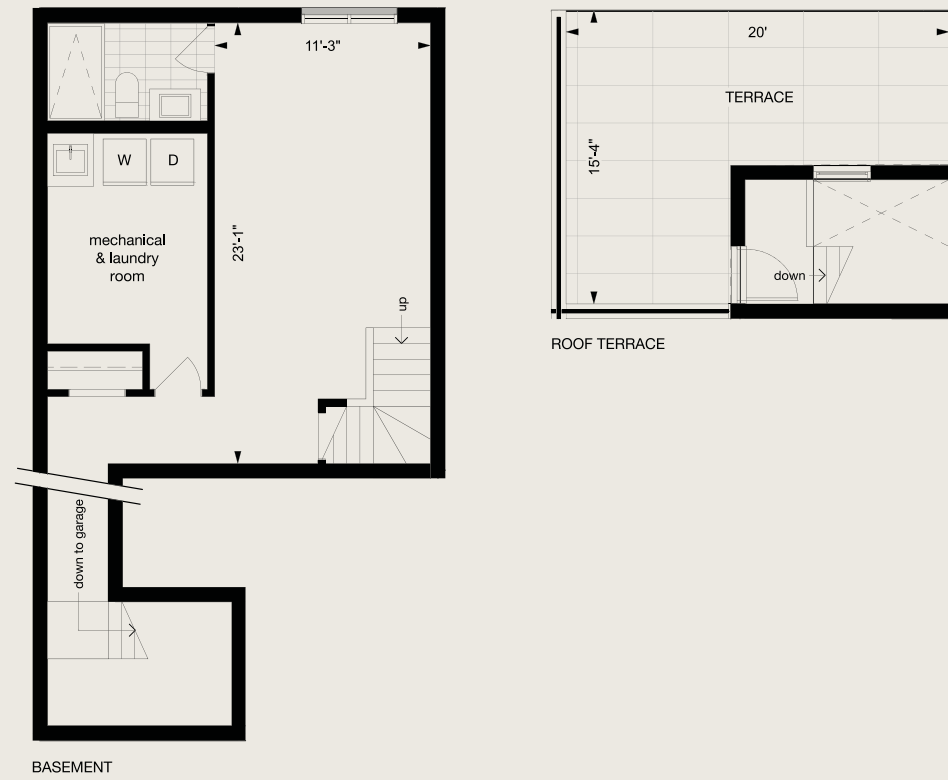
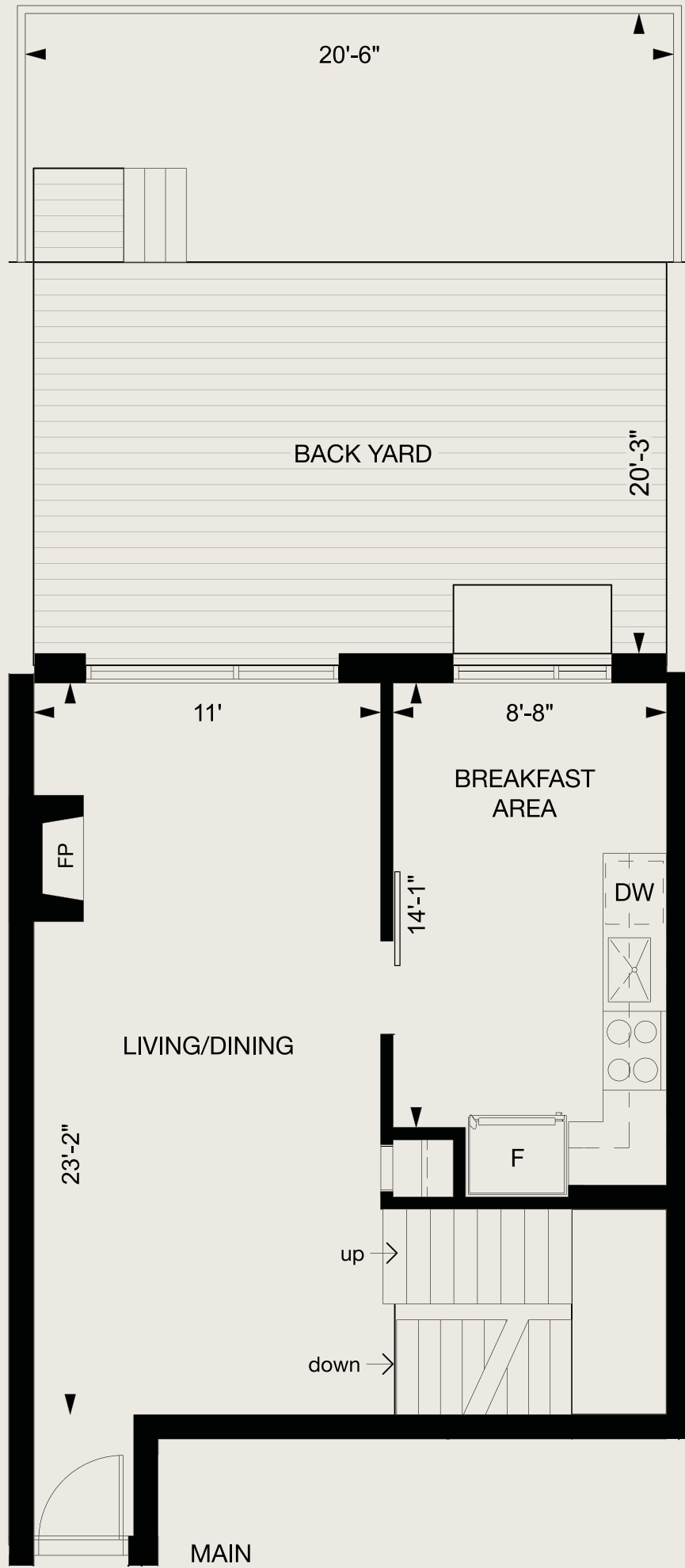
BASEMENT



ROOF TERRACE

**C-1**  
 THREE BEDROOM  
 2115 SQUARE FEET  
 (Incl. 475 s.f. of bsmt.  
 & Mech. area)

**D**  
 THREE BEDROOM  
 2270 SQUARE FEET  
 (Incl. 660 s.f. of bsmt. area)

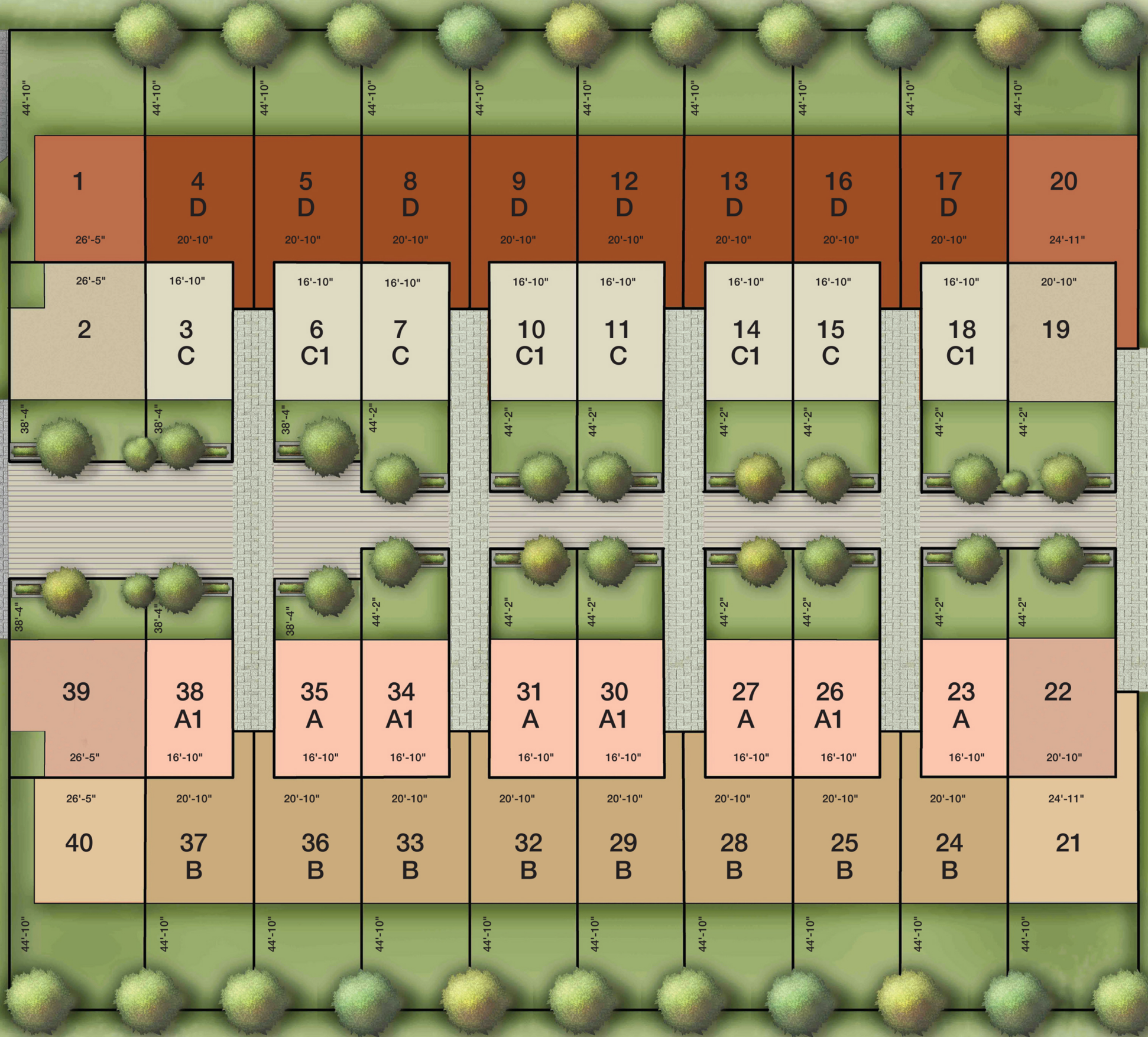


HOMES OF THE  
**BRIDLE PATH**

**BAYVIEW AVE**



**RAMP TO GARAGE**



**URBANCORP.**

## Features and Finishes

### Exterior Features

- Contemporary designed homes with modern façades.
- Contemporary designed expansive windows.
- Architecturally selected front entry doors.
- Architecturally selected pavers on backyard/patio.
- Garden door to backyard as per plan.
- Two exterior GFI receptacles (one at patio/backyard and one at roof terrace)
- One exterior non-freeze hose bib at backyard/patio.
- One gas barbeque connection at backyard/patio.
- Direct basement access to garage.

### Home Features

- 9'-0" ceiling height on main and 3rd floor and 8'-0" ceiling height on 2nd floor.\*
- Gas fireplace with marble surround from Vendor's samples.
- White Decora receptacles and switches throughout.
- Telephone outlet rough-ins in kitchen and bedrooms.
- Television outlet rough-ins in kitchen, family room and bedrooms.
- Cat5e data outlet rough-ins basement, family room and master bedroom.
- Designer style lighting fixtures in main entrance, kitchen, bedrooms and bathrooms.
- 100 Amp service panels with circuit breakers.
- Smoke and carbon monoxide detectors as per building code.
- High efficiency furnace and central heating
- Individually metered hydro, gas and water.

### Interior Features

- 7" contemporary baseboards throughout with 3 1/2" casings on all doorways.
- Interior doors painted white with contemporary style hardware.
- Mirror sliding closet doors as per plan.
- Oak staircase and staircase landing natural stained finished throughout.
- Ceramic tile flooring and mechanical rooms and roof terrace level from Vendor's samples
- Hardwood floors of prefinished engineered selections on main floor from Vendor's samples.
- Carpet with underpadding on upper floors from vendor's samples.
- Satin nickel finish interior hardware with lever style door handles throughout.
- Ceramic tile flooring in mechanical rooms and roof terrace level from Vendor's samples.

### Kitchen Features

- Contemporary European design cabinetry in selection of coloured and wood finishes from Vendor's samples.
- Stone countertops in a selection of granites and quartz from Vendor's samples.
- Kitchen island to feature cantilevered top for bar seating and stone waterfall side gable from Vendor's samples (as per plan).
- Undermount deep single bowl stainless steel sink with pull out faucet.
- Matching designer backsplash in selection of tiles from Vendor's samples.

### Bathroom Features

- Contemporary European design cabinetry in selection of coloured and wood finishes from Vendor's samples.
- Stone vanity top in a selection of marbles and granites with white undermount sinks in bathrooms and ensuite from Vendor's samples.
- Glass panel shower stall in bathroom and ensuite (as per plan).
- Soaker tubs in all bathrooms.
- Temperature controlled mixing valve to tub/shower.
- Vanity mirrors above vanity basin.
- Ceramic tile tub/shower surround from Vendor's samples
- Ceramic tile flooring from Vendor's samples
- Privacy locks on all bathroom doors.

### Laundry Area Features

- Ceramic tile flooring.
- White laundry sink complete with water connection.
- Full size white front load side by side washer and dryer.

\* Ceiling Heights in some areas may be lower due to bulkheads for ductwork.