

KINGSMEN  
GROUP INC.

9560  
ISLINGTON

URBAN TOWNS.

LANDPOWER

REAL ESTATE LTD. BROKERAGE

9560.CA

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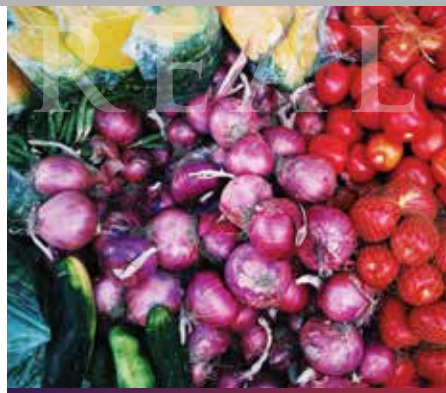
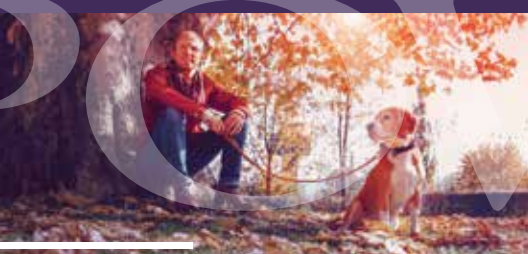






# THIS IS YOUR TIME.

To make some noise in your circles. To start living a lifestyle with a certain je ne sais quoi. You know what you want. The modern home, space to entertain, places to shop, eat and workout. Meet 9560. A collection of contemporary urban towns on Islington, bordering Vaughan, Kleinburg and beautiful Boyd Conservation Park.







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## NOT A PARADOX.

9560 will be private, yet social. Not a paradox, but rather a perfect balance. Designed to fit seamlessly into an established neighbourhood, it will feature private patios and an amazing central courtyard for welcoming neighbours and friends, reading, Instagramming or simply being fabulous.



# SMART MOVE.

You want a home that reflects a new chapter in your life. Bold and confident.  
With clean, purposeful architectural lines. Stylish and meaningful. With facades  
full of brilliant glass, wrapping each space in natural light.







# A PLACE TO BE YOU.

Open and optimistic. Highlighted by spacious rooftop terraces for those endless summer nights. Friendly and forward thinking. Like a central courtyard that's more than just an outdoor space. It's a playground, a social space, a place to read, to meet, to talk. A place to be. **You.**





# CITY MEETS NATURE.

This is where city meets nature, a true 'best of both worlds' community. Walk to the grocery store, then run errands and a forest trail all before lunch. It's 3 minutes to Kleinburg and Boyd Conservation Park, 9 minutes to Vaughan Mills, 400 and the 407, 10 to Canada's Wonderland, under 20 to York U and we're just getting warmed up.



1000  
HECTARES  
OF PARKS



230  
SPORTS  
FIELDS

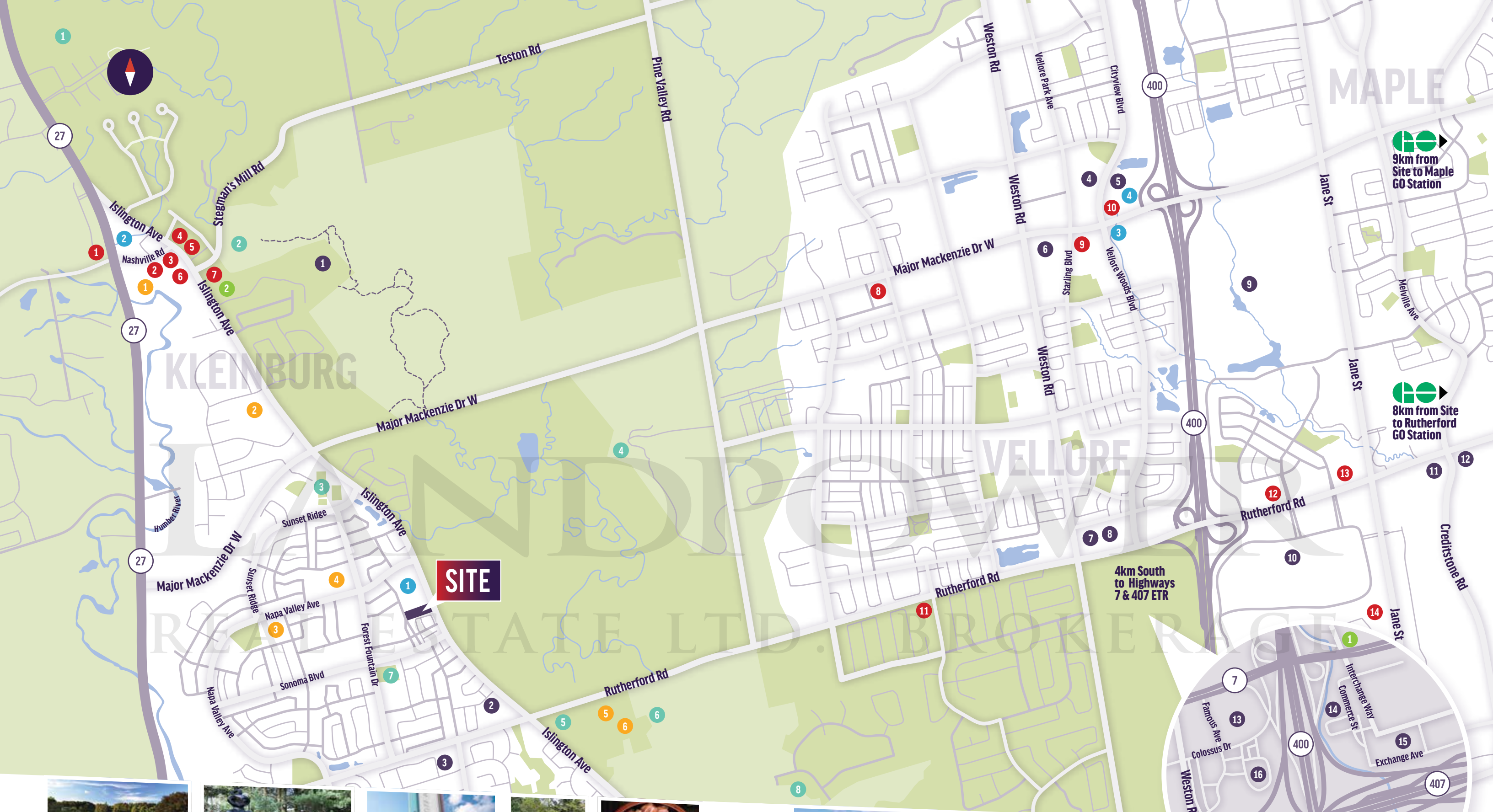


200+  
RESTAURANTS  
& CAFES



208  
SCHOOLS IN  
VAUGHAN

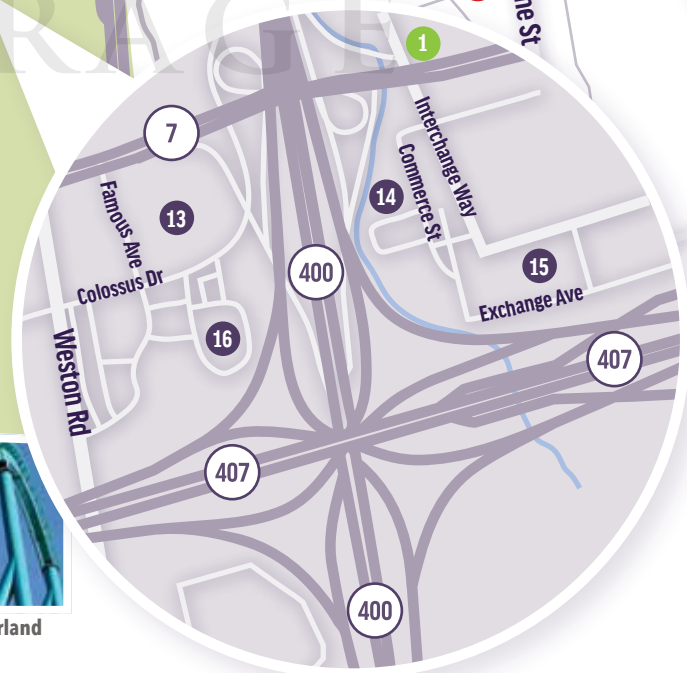




9km from Site to Maple GO Station

8km from Site to Rutherford GO Station

4km South to Highways 7 & 407 ETR



The National Golf Club of Canada



McMichael Canadian Art Collection



Pierre Berton Resource Library



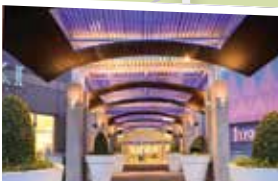
Bindertwine Park



Ichiki Japanese & Thai



Goodlife Fitness



Vaughan Mills



Canada's Wonderland

**DINING**

- |                                  |                              |
|----------------------------------|------------------------------|
| 1. Villaggio Ristorante          | 9. Caldense Bakery           |
| 2. XXI Chophouse                 | 10. Ichiki Japanese & Thai   |
| 3. Chartreuse Restaurant         | 11. Motorino Enoteca         |
| 4. Avenue Cibi e Vini            | 12. The Keg                  |
| 5. Avlyn Gardens Ristorante      | 13. AllStar Wings & Ribs     |
| 6. Kleinburg Cookie Crumble Cafe | 14. Giro D'Italia Ristorante |
| 7. Belsito Trattoria             |                              |
| 8. Spizzico Ristorante           |                              |

**SHOPPING/ENTERTAINMENT**

- |                                      |                        |
|--------------------------------------|------------------------|
| 1. McMichael Canadian Art Collection | 9. Canada's Wonderland |
| 2. Shoppers Drug Mart                | 10. Vaughan Mills      |
| 3. Longo's Rutherford                | 11. Sanctuary Day Spas |
| 4. Walmart Supercentre               | 12. Reptilia           |
| 5. The Home Depot                    | 13. Cineplex Cinemas   |
| 6. FreshCo                           | 14. Dave & Buster's    |
| 7. Rexall Pharma Plus                | 15. IKEA Vaughan       |
| 8. Fab's NoFrills                    | 16. Costco             |

**PARKS/RECREATION**

1. Copper Creek Golf Club
2. Bindertwine Park
3. Sonoma Heights Community Park
4. Kortright Centre For Conservation
5. Al Palladini Community Centre
6. Boyd Conservation Area
7. Tammy Breda Park
8. The National Golf Club of Canada

**HEALTH/MEDICAL**

1. Woodbridge Medical Centre
2. Green Apple Implant & General Dentistry
3. Advanced PhysioCare
4. Goodlife Fitness

**SCHOOLS/EDUCATION**

1. Montessori School Kleinburg
2. Elementary School La Fontaine
3. Lorna Jackson Public School
4. St. Padre Pio Catholic Elementary School
5. Pierre Berton Resource Library
6. Emily Carr Secondary School

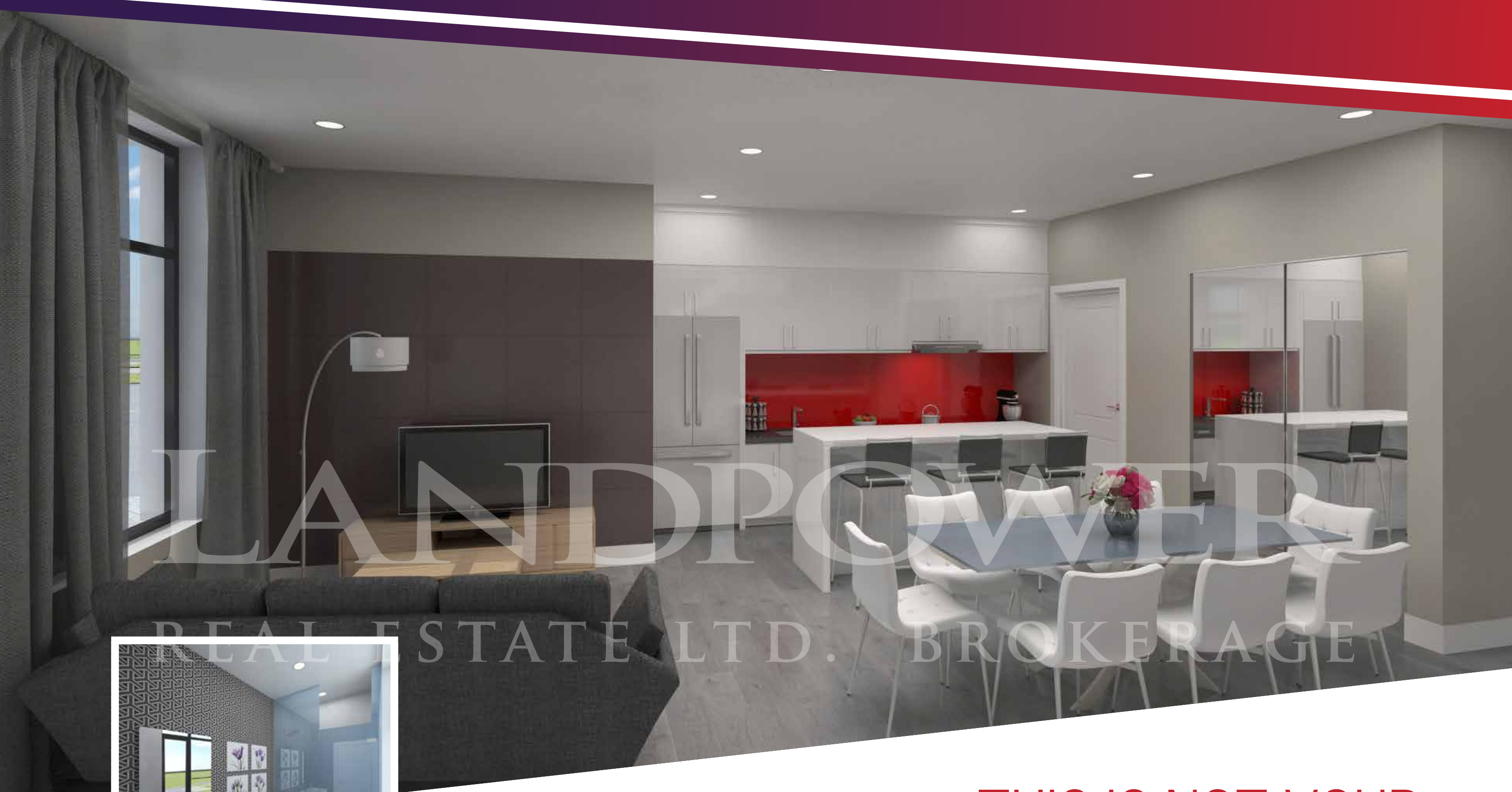
**TRANSPORTATION**

1. Vaughan Metropolitan Centre
2. Kleinburg Railway Station

**9560**  
ISLINGTON

Map may not be to scale. E. & O. E.





# THIS IS NOT YOUR PARENT'S TOWNHOME.

It's modern, luxurious and wide open. Think ultimate dinner party or an intimate evening with friends. With signature Kingsmen design and premium quality. Like engineered hardwood floors throughout and fashionable kitchens with luxurious countertops, backsplashes and contemporary hardware.



# KINGSMEN SIGNATURE DESIGN & QUALITY

- A boutique collection of stylish urban towns, surrounding a beautifully landscaped courtyard
- Convenient underground parking with every suite allows for open, usable space around your home
- Streamlined architecture with oversized windows and glass railings
- Brilliant rooftop terraces and patios, the ultimate space for entertaining



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- 5 appliances including stainless steel double door fridge with pull out freezer, slide in range with cooktop, dishwasher and white washer and dryer
- Granite or quartz kitchen countertops and island, complete with stainless steel undermount sink
- 9' smooth ceilings
- Extra wide 5" plank style wood flooring
- Modern 5" baseboard throughout





# LAND

## 9560

ISLINGTON

### REAL ESTATE LTD