

ONE PART CONDO. ONE PART FILM FESTIVAL. A WORLD FIRST.



LANDRO
REAL ESTATE

WELCOME HOME
TO FESTIVAL TOWER

IVAN REITMAN
LEGENDARY FILMMAKER

**5-STAR HOTEL-
INSPIRED SERVICES**
A DAY IN THE LIFE



Daniels
love where you live™

FESTIVAL TOWER IS A JOINT VENTURE BETWEEN
THE DANIELS CORPORATION AND THE REITMAN FAMILY.



LANE
REAL ESTATE

R
AGE

SITE PLAN



LANDSCAPE SITE PLAN IS SUBJECT TO CHANGE DUE TO MUNICIPAL AND OTHER REGULATORY APPROVALS.
GROUND FLOOR PLAN IS SUBJECT TO CHANGE WITHOUT NOTICE. AUGUST 21, 2001, 2:00 PM.

GROUND FLOOR SITE PLAN



10TH FLOOR

LANDPOWER

REAL ESTATE LTD. BROKERAGE



11TH FLOOR

IMPRESSIVE FEATURES & FINISHES

MAGNIFICENT BUILDING FEATURES

- Dramatic 46-storey condominium residence atop Bell Lightbox, the new permanent home of the Toronto International Film Festival Group
- World-class architecturally designed building that soars from its limestone-clad base into a tower sheathed in clear and sandblasted glass, and crowned by an illuminated glass rooftop
- A luxurious 2-storey lobby designed and furnished by an award-winning interior design team will feature a major Peter Powning artwork - The Fantasm. This dramatic 3-dimensional wall sculpture made of slumped glass and cast bronze will be backlit by digital video to create an animated presence, a fantasm of light and colour in perpetual motion, ever evolving, moving and shifting
- Direct access from the lobby to a 2-storey bar / café / restaurant on the ground floor
- Private 24-hour concierge will assure your comfort and security, and facilitate Valet Parking Service, as needed
- A friendly Doorman welcomes you and your guests during executive hours
- A second lobby located on the 10th floor will be home to the Resident Services Director who will provide you with the ultimate in 5-Star Hotel-Inspired services
- An Operations Manager will oversee the tower maintenance
- The Tower Club located on the 10th and 11th floors offers amenities on a level of sophistication that is unprecedented. Amenities include:
 - An authentic 55 seat Tower Cinema and Cinema Lounge with catering kitchen
 - The Tower Lounge - the central gathering place where residents and guests can mingle, surf the internet or exchange film reviews with friends in a state-of-the-art wireless environment, with direct access to a private outdoor terrace, which is adjacent to the Bell Lightbox Terrace. From the Tower Lounge you will enjoy spectacular views of the city skyline and limitless lake vistas
 - Library and fully equipped Business Centre
 - Pool House with vaulted ceiling, an indoor pool, whirlpool and a calming floor-to-ceiling waterfall
 - Rooftop sundeck with cabanas and lounging chairs for sunbathing, and a landscaped terrace perfect for outdoor entertaining
 - His and Hers saunas and change rooms
 - Landscaped Meditation Garden
 - Yoga / Pilates / Dance Studio and Spa Treatment Rooms
 - Sports Lounge with billiards table, a stylish bar and flatscreen TVs
 - Tower Fitness Centre with the most advanced line-up of cardio and weight training equipment
- High-speed elevators will whisk you to your chosen destination
- On-site car sharing program, with up to 6 cars available on an as needed basis
- Overnight visitors can be comfortably accommodated in the fully decorated guest suites

SUITE FEATURES

- Floors 11-40 to have approximately 9 ft. white smooth finish ceilings in principal rooms*
- Floors 41-44 to have approximately 10 ft. white smooth finish ceilings in principal rooms*
- Selection of pre-engineered hardwood flooring in foyer, kitchen, living / dining room, media, study and bedroom(s)
- 7 ft. stained oak veneer solid core entry doors with brushed chrome hardware
- Semi-solid core interior doors with brushed chrome lever hardware
- Interior sliding doors to be single, tempered frosted glass door with brushed chrome lever hardware
- Contemporary profile painted wood baseboards and casings
- Frameless mirror sliding closet doors with beveled edge detail
- Latex semi-gloss white paint in kitchen, bathroom(s) and laundry / storage areas. Latex flat white paint throughout the remaining suite. Latex semi-gloss white paint on all trim and interior doors
- Marble thresholds into all bathrooms
- Cultured marble window sills

GOURMET KITCHEN FEATURES

- Your kitchen at Festival Tower is fully loaded with Miele appliances - the century old German company whose sleek, stylish and state-of-the-art convection ovens, cook tops, refrigerators and dishwashers are famous throughout the world for their design, durability and extraordinary engineering and technology
- Selection of contemporary flat paneled wood veneer kitchen cabinetry with clear matte stain finish and stainless steel hardware
- Custom hood fan cabinetry in a distinct colour

- Custom designed kitchen island with Quartz countertop, under-counter storage and seating area, as per plan
- Selection of Quartz countertops with square built-up edge
- Under-mount bowl and a half stainless steel sink with polished chrome single lever faucet with integral vegetable spray
- Selection of back painted glass backsplash with stainless steel band above countertop for Décora style stainless steel receptacles
- Under cabinet halogen puck lights

LUXURIOUS BATHROOM FEATURES

- Custom designed vanity with stainless steel tubular frame and integrated towel rail
- Quartz countertop with square edge detail and under-mount sink with single lever polished chrome faucet
- Selection of quartz tile flooring and quartz base wall tiles
- Vanity wall to receive a glass wall tile
- Separate shower enclosures to receive a frameless clear glass shower enclosure including a frameless clear glass swing door and a slip resistant porcelain tile base and glass tiled shower walls, as per plan
- Soaker tub and combined soaker bathtub and shower enclosures to receive a frameless glass tub enclosure with glass tile enclosure walls, as per plan
- Vertical wall mounted light fixture with satin chrome finish
- Recessed down-light in ceiling
- Recessed waterproof shower pot light in all shower stalls, as per plan
- Modern chrome accessories including toilet paper holder, towel bar and ring
- Medicine cabinet with frameless mirrored door

STATE-OF-THE-ART ELECTRICAL AND SECURITY FEATURES

- Individually controlled heat pump system for heating and cooling
- Individually metered suite hydro
- Digital PTV offered by Bell
- Bell Lightbox 'Live Feed' and programming guide accessible through IPTV
- Dual CAT-5 receptacles in all rooms, except bathroom(s) and laundry, allowing for both internet and telephone connections
- Dual co-axial receptacles in all rooms, except bathroom(s) and laundry, allowing for both internet and cable connections
- Switched ceiling fixture in study and media area
- Switched wall outlet in living room and studio living area
- Capped switched ceiling fixture in dining room, kitchen and bedroom(s)
- Stylish hallway ceiling fixture as required
- All light switches to be on dimmers
- White Décora style switches and receptacles
- Rough-in suite security system complete with door contacts; suites up to and including the 12th floor to receive balcony door and window contacts
- Enter-phone and cameras at all visitor entrances allowing in-suite viewing available through cable television connection direct to suite
- Resident security card access throughout all common areas
- Secure, well-lit underground parking with cameras in the garage at pre-selected locations along with two-way voice communication to concierge or monitoring station

CONVENIENT LAUNDRY ROOM FEATURES

- White Miele stacked washer / dryer combination, vented to exterior
- Selection of white ceramic tile flooring in laundry / storage areas, baseboard tile to match flooring tile

BALCONY FEATURES

- Heavy duty aluminum frame balcony swing door offering superior performance with regards to wind and rain penetration
- Custom glass balcony railings with porcelain frit design
- Exterior receptacle(s) and lighting fixtures for all balconies/terraces
- Underside of all balconies to receive a smooth parged finish

* Principal Rooms include the Living and Dining Room

Prices, rates, prices and specifications are subject to change without notice. All areas and stated room dimensions are approximate. Floor area measured in accordance with Toronto Building Code's R22. Actual living area will vary from floor area stated. Buyer may substitute materials for those provided in the plan and specifications provided such materials are of quality equal to or better than the material provided for in the plans and specifications. Decorative and upgraded items displayed in the furnished model suite/office and sales office are for display purposes only. Floors and specific finishes will depend on Vendor's decor packages as selected. E. & O. E. - August 2006

PENTHOUSE FEATURES & FINISHES

MAGNIFICENT BUILDING FEATURES

- Dramatic 46-storey condominium residence atop Bell Lightbox, the new permanent home of the Toronto International Film Festival Group
- World-class architecturally designed building that soars from its limestone-clad base into a tower sheathed in clear and sandblasted glass, and crowned by an illuminated glass rooftop
- A luxurious 2-storey lobby designed and furnished by an award-winning interior design team will feature a major Peter Powling artwork - The Fantasm. This dramatic 3-dimensional wall sculpture made of slumped glass and cast bronze will be backlit by digital video to create an animated presence, a fantasm of light and colour in perpetual motion, ever evolving, moving and shifting
- Direct access from the lobby to a 2-storey bar / café / restaurant on the ground floor
- Private 24-hour concierge will assure your comfort and security, and facilitate Valet Parking Service, as needed
- A friendly Doorman welcomes you and your guests during executive hours
- A second lobby located on the 10th floor will be home to the Resident Services Director who will provide you with the ultimate in 5-Star Hotel-Inspired services
- An Operations Manager will oversee the tower maintenance
- The Tower Club located on the 10th and 11th floors offers amenities on a level of sophistication that is unprecedented. Amenities include:
 - An authentic 55 seat Tower Cinema and Cinema Lounge with catering kitchen
 - The Tower Lounge - the central gathering place where residents and guests can mingle, surf the internet or exchange film reviews with friends in a state-of-the-art wireless environment, with direct access to a private outdoor terrace, which is adjacent to the Bell Lightbox Terrace. From the Tower Lounge you will enjoy spectacular views of the city skyline and limitless lake vistas
 - Library and fully equipped Business Centre
 - Pool House with vaulted ceiling, an indoor pool, whirlpool and a calming floor-to-ceiling waterfall
 - Rooftop sundeck with cabanas and lounging chairs for sunbathing, and a landscaped terrace perfect for outdoor entertaining
 - His and Hers saunas and change rooms
 - Landscaped Meditation Garden
 - Yoga / Pilates / Dance Studio and Spa Treatment Rooms
 - Sports Lounge with billiards table, a stylish bar and flat-screen TVs
 - Tower Fitness Centre with the most advanced line-up of cardio and weight training equipment
- High-speed elevators will whisk you to your chosen destination
- On-site car sharing program, with up to 6 cars available on an as needed basis
- Overnight visitors can be comfortably accommodated in the fully decorated guest suites

IMPRESSIVE SUITE FEATURES

- Floors 45-46 to have approximately 11 ft. white smooth finish ceilings in principal rooms**
- Foyers to have approximately 10 ft. with smooth finish ceiling
- Restricted access to Penthouse floors controlled by penthouse residents and concierge
- Selection of pre-engineered hardwood flooring in foyer, kitchen, living / dining room, library, family room, den, media, study and bedrooms
- 8 ft. stained oak veneer solid core entry doors with brushed chrome hardware
- 7 ft. Semi-solid core interior doors with brushed chrome lever hardware
- Interior sliding doors to be single, tempered frosted glass door with brushed chrome lever hardware
- Contemporary profile painted wood baseboards and casings
- Frameless mirror sliding closet doors with beveled edge detail
- Latex semi-gloss white paint in kitchen, bathroom(s) and laundry / storage areas. Latex flat white paint throughout the remaining suite. Latex semi-gloss white paint on all trim
- Marble thresholds into all bathrooms
- Cultured marble window sills

GOURMET KITCHEN AND BREAKFAST ROOM FEATURES

- Your kitchen at Festival Tower is fully loaded with Miele appliances including a Gas Cook Top, Speed Oven, Master Chef Wall Oven, Steam Oven, Warming Drawer, Built-in Coffee Maker, under-counter Dishwasher, and a bottom-mount Refrigerator / Freezer. Miele appliances are famous throughout the world for their design, durability and extraordinary engineering and technology
- Selection of contemporary flat paneled wood veneer kitchen cabinetry with clear matte stain finish and stainless steel hardware
- Custom hood fan cabinetry in a distinct colour
- Stainless steel countertop with integral double-bowl sink and single lever faucet with integrated vegetable spray
- Brushed stainless steel backsplash and concealed kitchen counter receptacles
- Under cabinet halogen puck lights

LUXURIOUS ENSUITE BATHROOM FEATURES

- Radiant floor heating
- Custom designed vanity with stainless steel tubular frame and integrated towel rail
- Choice of Marble or Quartz countertop with square edge detail and under-mount sink with single lever polished chrome faucet

- Choice of Marble or Quartz tile flooring throughout
- Vanity wall to receive a choice of Marble or Quartz wall tiles
- Separate shower enclosures to receive a frameless clear glass shower enclosure including a frameless clear glass swing door and a Marble tiled base and Marble tiled shower walls, as per plan
- Soothing 6 ft. Soaker tub and faucet with hand shower
- Vertical wall mounted light fixture with glazed nickel finish
- One piece elongated toilet and bidet, where shown
- Recessed down-light in ceiling
- Recessed waterproof shower pot light in all shower stalls, as per plan
- Modern chrome accessories including toilet paper holder, towel bar and ring
- Medicine cabinet with frameless mirrored door

MAIN BATHROOM FEATURES

- Radiant floor heating
- Custom designed vanity with stainless steel tubular frame and integrated towel rail
- Choice of Marble or Quartz countertop with square edge detail and under-mount sink with single lever polished chrome faucet
- Choice of Marble or Quartz tile flooring throughout
- Vanity wall to receive a choice of Marble or Quartz wall tiles
- Separate shower enclosures to receive a frameless clear glass shower enclosure including a frameless clear glass swing door and a Marble tiled base and Marble tiled shower walls, as per plan
- Relaxing 5 ft. Soaker tub and polished chrome faucet
- Vertical wall mounted light fixture with glazed nickel finish
- One piece elongated toilet
- Recessed down-light in ceiling
- Recessed waterproof shower pot light in all shower stalls, as per plan
- Modern chrome accessories including toilet paper holder, towel bar and ring
- Medicine cabinet with frameless mirrored door

POWDER ROOM FEATURES

- Custom designed vanity with stainless steel tubular frame and integrated towel rail
- Choice of Marble or Quartz countertop with square edge detail and under-mount sink with single lever faucet
- Choice of Marble or Quartz tile flooring
- Choice of Marble or Quartz wall tiles
- Vertical wall mounted light fixture with satin chrome finish
- One piece elongated toilet
- Recessed down-light in ceiling
- Modern chrome accessories including toilet paper holder and towel ring

STATE-OF-THE-ART ELECTRICAL AND SECURITY FEATURES

- Automated lighting system
- Individually controlled heat pump system for heating and cooling
- Individually metered suite hydro
- Digital IPTV offered by Bell
- Bell Lightbox 'Live Feed' and programming guide accessible through IPTV
- Dual CAT-5 receptacles in all rooms, except bathroom(s) and laundry, allowing for both internet and telephone connections
- Dual Co-Axial receptacles in all rooms, except bathroom(s) and laundry, allowing for both internet and cable connections
- Switched capped ceiling fixture in study and media area
- Switched wall outlet in living room, library and family room
- Capped switched ceiling fixture in dining room, kitchen and bedroom(s)
- Stylish hallway ceiling fixture, as required
- All light switches to be on dimmers
- White Décora style switches and receptacles
- Rough-in suite security system complete with door and balcony door and window contacts
- Enter-phones and cameras at all visitor entrances allowing in-suite viewing available through cable television connection direct to suite
- Resident security card access throughout all common areas
- Secure, well-lit underground parking with cameras in the garage at pre-selected locations along with two-way voice communication to concierge or monitoring station

CONVENIENT LAUNDRY ROOM FEATURES

- White side-by-side or stacked Miele appliance washer / dryer combination, vented to exterior
- Selection of white ceramic tile flooring in laundry / storage areas

BALCONY FEATURES

- Heavy duty aluminum frame balcony swing door offering superior performance with regards to wind and rain penetration
- Custom glass balcony railings with porcelain frit design
- Exterior receptacle(s) and lighting fixtures for all balconies/terraces
- Underside of all balconies to receive a smooth parged finish

** Principal Rooms include the Living / Dining Room & Library

Please note: prices and specifications are subject to change without notice. All areas and stated room dimensions are approximate. Floor area measured in accordance with Toronto Building Bulletin #22. Actual living area will vary from floor area stated. Builder may substitute materials for those provided in the plans and specifications provided such materials are of quality equal to or better than the material provided for in the plans and specifications. Decorative and upgraded items displayed in the furnished model suite/venue and sales office are for display purposes only. Floors and specific finishes will depend on vendor's décor packages as selected. E. & O.E. - August 2008



CONDOMINIUMS ATOP BELL LIGHTBOX AT KING & JOHN

FESTIVAL TOWER

CONDOMINIUMS ATOP BELL LIGHTBOX AT KING & JOHN

NEW & FINAL RELEASE OF SUITES ONE-DAY-ONLY RED CARPET SALES EVENT

PREVIEW PRICING – SEPTEMBER 13, 2008

(SUBJECT TO AVAILABILITY)

MODEL	TYPE	APPROXIMATE SUITE SIZE	STARTING FLOORS	EXPOSURE	SEPT 15 TH PRICES	STARTING PRICES FROM:
NICHOLSON	1 BEDROOM	568 SQ. FT.	12	WEST	\$456,900	\$441,900
MONROE	1 BEDROOM	577 SQ. FT.	12	EAST	\$474,900	\$456,900
KEATON	1 BED + DEN	619 SQ. FT.	12	NORTH	\$485,900	\$470,900
JOLIE	1 BED + DEN	627 SQ. FT.	12	NORTH	\$458,900	\$443,900
HAYWORTH	1 BED + DEN	674 SQ. FT.	12	WEST	\$572,900	\$557,900
PACINO	1 BED + DEN	683 SQ. FT.	12	EAST	\$552,900	\$537,900
BRANDO	1 BED + MEDIA	703 SQ. FT.	12	NORTH EAST	\$582,900	\$567,900
EASTWOOD	2 BED + MEDIA	898 SQ. FT.	12	NORTH WEST	\$740,900	\$695,900
CHAPLIN	2 BED + DEN	939 SQ. FT.	12	SOUTH	\$804,900	\$774,900
BARDOT	2 BEDROOM	1,001 SQ. FT.	12	SOUTH WEST	\$794,900	\$764,900
LOREN	2 BED + MEDIA	1,249 SQ. FT.	12	SOUTH EAST	\$922,900	\$892,900
GARLAND	2 BED + DEN	1,640 SQ. FT.	41	NORTH EAST	\$1,389,900	\$1,339,900
HOFFMAN	2 BED + DEN	1,870 SQ. FT.	43	SOUTH WEST	\$1,674,900	\$1,621,900
PH – FREEMAN	2 BED + DEN	2,289 SQ. FT.	45	NORTHEAST	\$2,200,900	\$2,150,900

Premiums are approximately \$1,000 per floor. Some exceptions apply. Please speak to a Sales Representative for details.

ONE PART CONDO. ONE PART FILM FESTIVAL. A WORLD FIRST.

Festival Tower is located in the heart of Toronto's Entertainment District, at the corner of King and John Streets. This 46-storey tower will rise atop Bell Lightbox, the new home of the Toronto International Film Festival Group. The tower consists of 381 suites and will feature 5 Star Hotel-inspired services including room service, housekeeping, valet parking, and much more. Festival Tower residents will be intimately connected to Bell Lightbox by way of exclusive memberships, screenings, and early access to the Toronto International Film Festival®.

Building Features

A 24-hour Concierge and Executive Doorman will welcome you home to a dramatic 2-storey Lobby designed and furnished by an award-winning design team. The lobby also features Peter Powning's intensely dramatic artwork, *The Fantasm*. The Tower Club, which occupies the 10th and 11th floors at Festival Tower, offers unprecedented amenities. Tower Club features include: The Pool House with an indoor swimming pool; whirlpool; a cascading floor-to-ceiling waterfall; His and Hers saunas and change rooms. A spectacular sundeck and a large rooftop terrace. The Tower Fitness Centre features the most advanced cardio and weight-training equipment. The Tower Lounge is a wonderful retreat where guests can read or surf the net in a wireless environment. Festival Tower is the only condominium residence that offers an authentic cinema that provides a second-to-none viewing environment and seating for 55 people. The Tower Cinema is so state-of-the-art that the Toronto International Film Festival Group will use it for screenings. Other Tower Club Amenities include a Business Centre, Meditation Garden, Spa Treatment Rooms, Yoga/Pilates/Dance Studio and a Sports Lounge. Overnight visitors can be comfortably accommodated in the fully decorated guest suites.

Suite Features

9' smooth finish ceilings in principal rooms on Floors 11 to 40. 10' smooth finish ceilings in principal rooms on Floors 41 to 44. Penthouses on floors 45 & 46 feature 11' smooth finish ceiling. Pre-engineered hardwood flooring in the foyer, kitchen, living/dining room, media, study and bedrooms. Designer kitchens will include a complete MIELE appliance package, Quartz countertops, and contemporary flat paneled wood veneer kitchen cabinetry. Luxurious bathrooms feature Quartz countertops and a custom designed vanity with stainless steel tubular frame.

-- FESTIVAL TOWER IS UNDER CONSTRUCTION --

<p>DEPOSIT STRUCTURE \$5,000 WITH AGREEMENT OF PURCHASE AND SALE BALANCE OF 5% IN 30 DAYS 5% IN 120 DAYS 5% IN 300 DAYS</p> <p>PARKING* P4 – LEVEL - \$38,000 P5 – LEVEL - \$36,000 P1 – LEVEL - \$50,000 (RESERVED FOR PENTHOUSES ONLY)</p> <p>*PLEASE NOTE THE FOLLOWING SUITES CANNOT PURCHASE PARKING (DOUGLASS, JOLIE, KEATON, MONROE AND NICHOLSON)</p>	<p>TAXES ESTIMATED AT APPROXIMATELY 0.83% OF PURCHASE PRICE, AS PER THE 2006 TAX RATE</p> <p>MAINTENANCE FEES \$0.47 / SQ. FT. (HYDRO METERED SEPARATELY)</p> <p>PARKING MAINTENANCE \$50 PER MONTH LOCKER MAINTENANCE \$15 PER MONTH</p> <p>LOCKERS \$4,000</p> <p>OCCUPANCY COMMENCING SEPTEMBER 2010</p> <p>G.S.T. INCLUDED FOR ALL SUITES</p>
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All prices, specifications, figures and materials are preliminary and subject to change without notice E. & O. E.

T. 416-203-2020 WWW.FESTIVALTOWER.COM September 13, 2008.

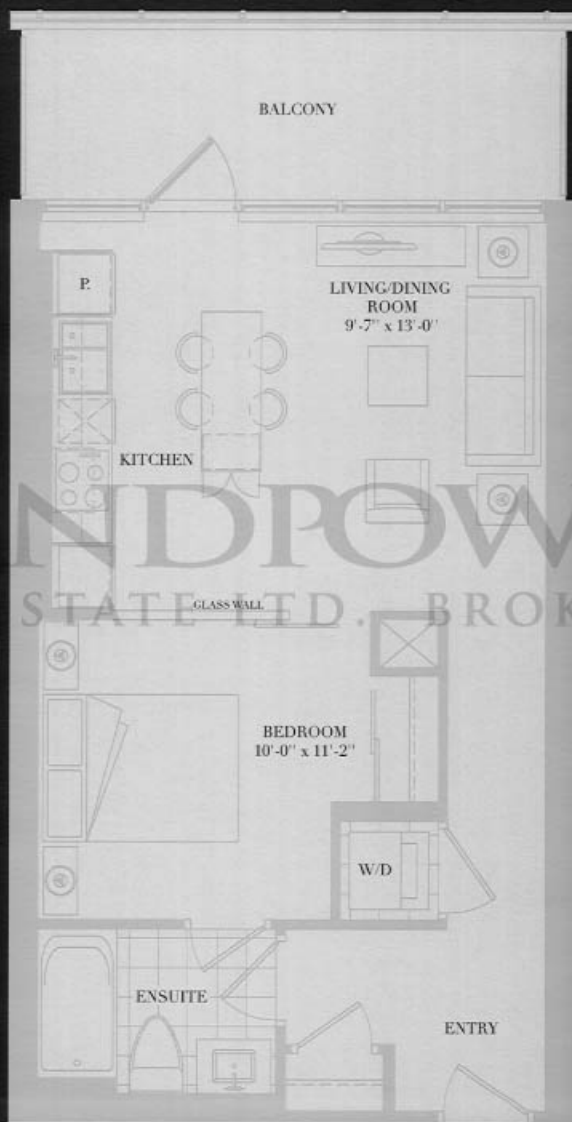
EXCLUSIVE LISTING BROKERAGE: Baker Real Estate Incorporated. Brokers Protected.

THE NICHOLSON

568 SQ.FT.

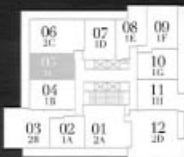
1C
 ONE BEDROOM
 OUTDOOR AREA: 107 SQ.FT.
 TOTAL AREA: 675 SQ.FT.

NEW RELEASE

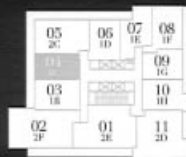


FESTIVAL TOWER

All areas and stated room dimensions are approximate. Floor area measured in accordance with Texas Warranty Corporation bulletin #22. Actual living area will vary from the floor area stated. The purchaser acknowledges that the actual unit purchased may be a reverse layout to the plan shown. E. & O.E. Illustration is artist concept.



12TH - 29TH FLOOR



30TH - 40TH FLOOR



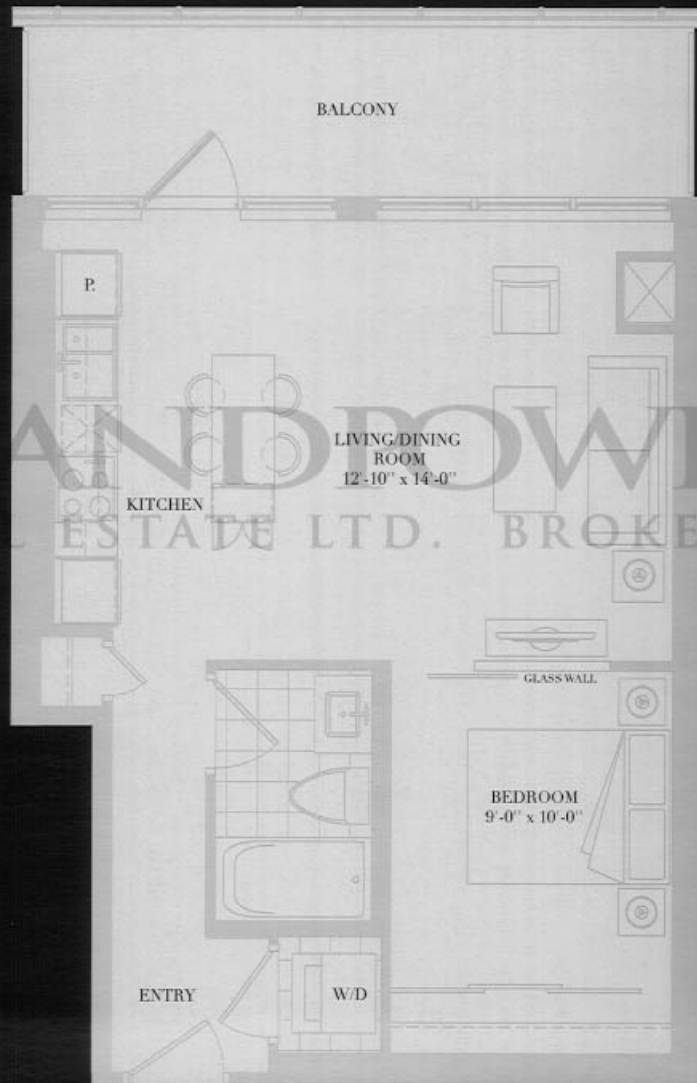
41ST - 44TH FLOOR

THE MONROE

577SQ.FT.

ONE BEDROOM
OUTDOOR AREA: 126 SQ.FT.
TOTAL AREA: 703 SQ.FT.

NEW RELEASE



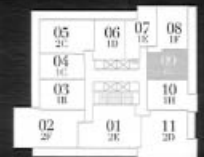
FESTIVAL
TOWER

CONDOMINIUM PLATOP BILL LIGHTBOX AT KING & JOHN

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12TH - 29TH FLOOR

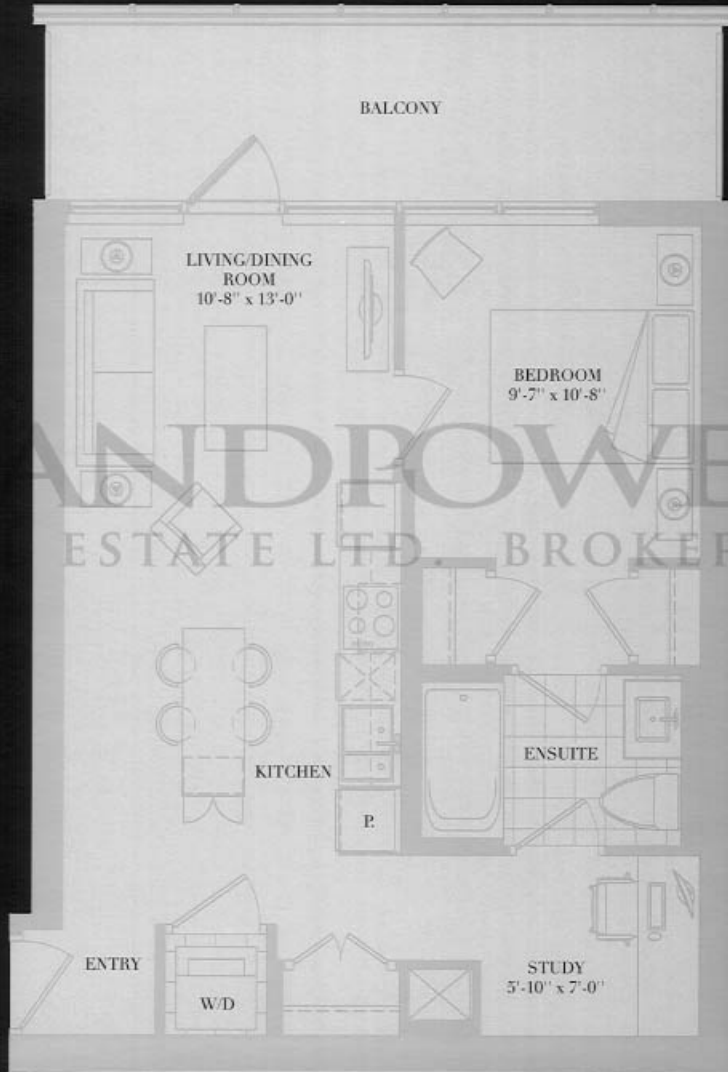


30TH - 40TH FLOOR

THE KEATON 619 SQ.FT.

1D ONE BEDROOM + STUDY
OUTDOOR AREA: 128 SQ.FT.
TOTAL AREA: 747 SQ.FT.

NEW RELEASE

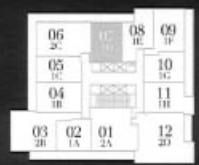


ANDERSON
ESTATE LTD. BROKER

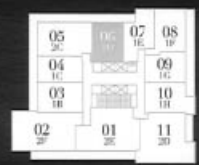


FESTIVAL TOWER
CONDOMINIUMS AT KING & JOHN

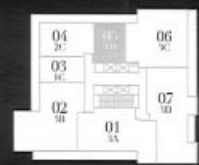
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12TH - 29TH FLOOR



30TH - 40TH FLOOR

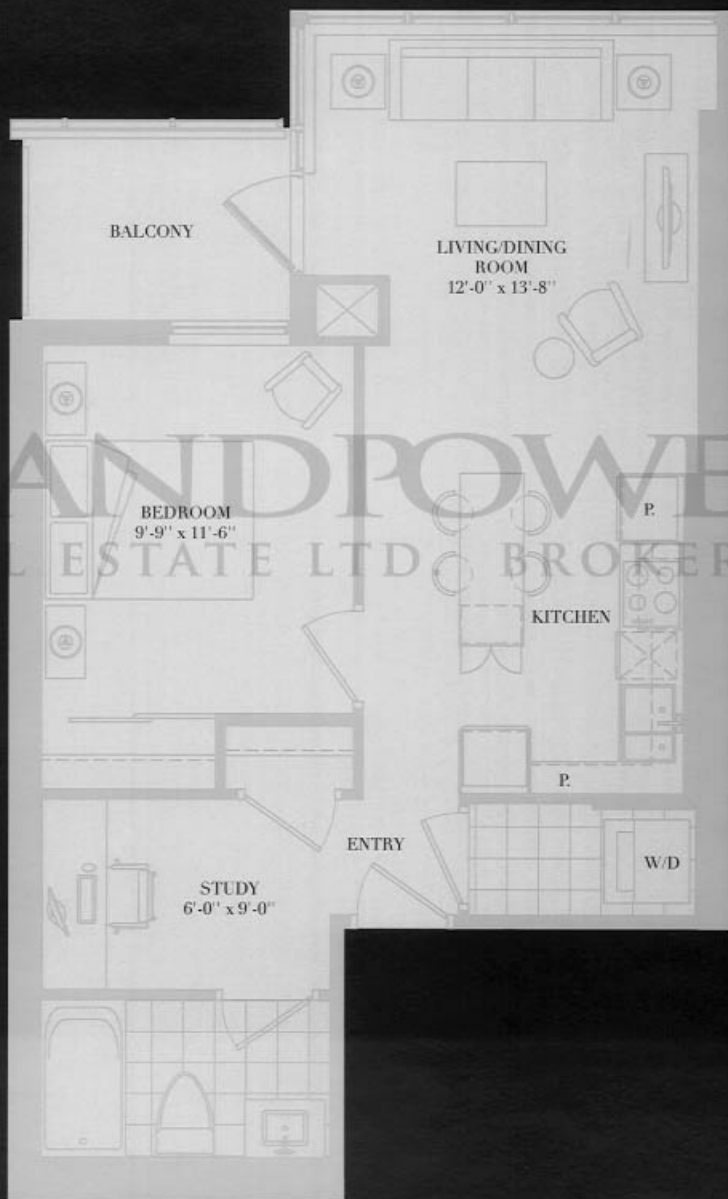


41ST - 44TH FLOOR

THE JOLIE 627 SQ.FT.

ONE BEDROOM + STUDY
OUTDOOR AREA: **49 SQ.FT.**
TOTAL AREA: **676 SQ.FT.**

NEW RELEASE



**FESTIVAL
TOWER**

CONDOMINIUMS AT 1000 KING & JOHN

All areas and stated room dimensions are approximate. Floor area measured in accordance with Tarion Warranty Corporation bulletin #22. Actual living area will vary from the floor area stated. The purchaser acknowledges that the actual unit purchased may be a reverse layout to the plan shown. E. & O.E. Illustration is artist concept.



12TH - 29TH FLOOR



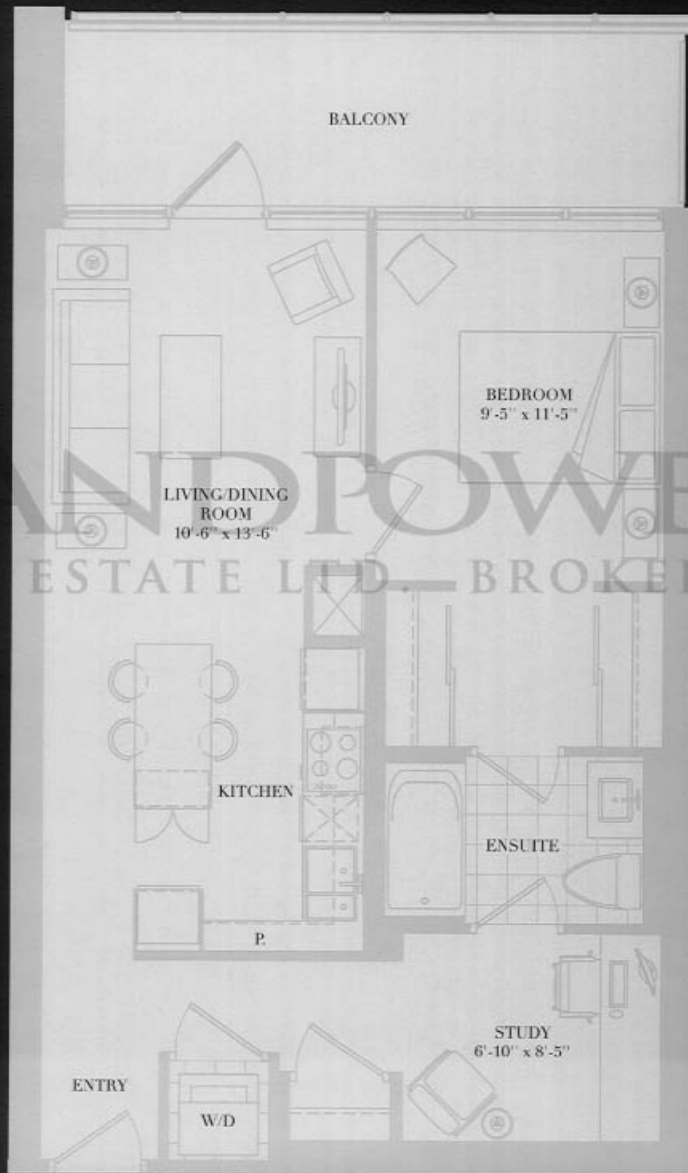
30TH - 40TH FLOOR

THE HAYWORTH

674 SQ.FT.

1B
 ONE BEDROOM + STUDY
 OUTDOOR AREA: 119 SQ.FT.
 TOTAL AREA: 793 SQ.FT.

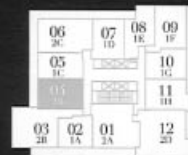
NEW RELEASE



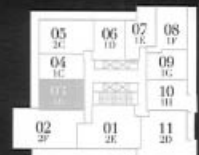
FESTIVAL TOWER

CONDOMINIUMS AT 1000 KING STREET WEST

All areas and stilled room dimensions are approximate. Floor area measured in accordance with Tarion Warranty Corporation bulletin #22. Actual living area will vary from the floor area stated. The purchaser acknowledges that the actual unit purchased may be a reverse layout to the plan shown. E. & O.E. Illustration is artist concept.



12TH - 29TH FLOOR

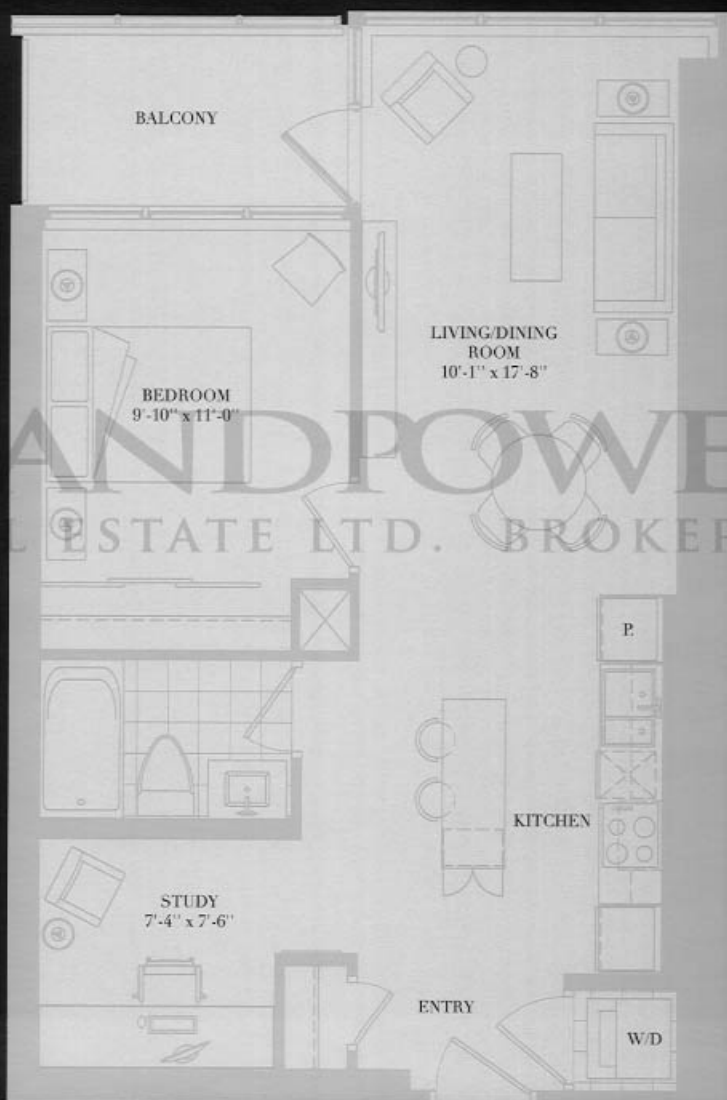


30TH - 40TH FLOOR

THE PACINO 683 SQ.FT.

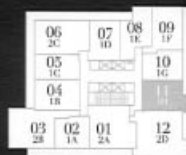
1H
ONE BEDROOM + STUDY
OUTDOOR AREA: 60 SQ.FT.
TOTAL AREA: 743 SQ.FT.

NEW RELEASE

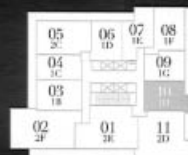


FESTIVAL
TOWER

CONDOMINIUMS OF 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000



12TH - 29TH FLOOR



30TH - 40TH FLOOR

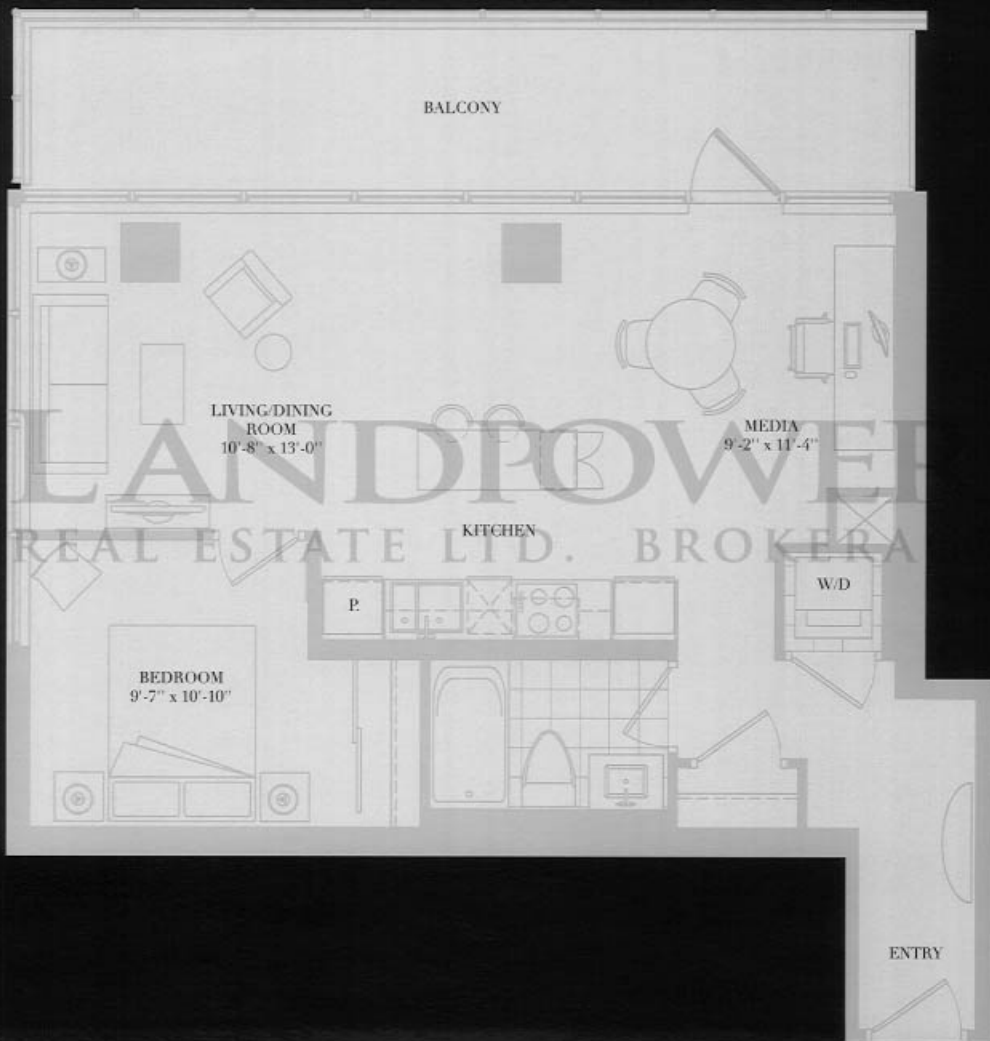
All areas and stated room dimensions are approximate. Floor area measured in accordance with Tarion Warranty Corporation bulletin #22. Actual living area will vary from the floor area stated. The purchaser acknowledges that the actual unit purchased may be a reverse layout to the plan shown. E. & O.E. Illustration is artist concept.

THE BRANDO

703 SQ.FT.

1F
 ONE BEDROOM + MEDIA
 OUTDOOR AREA: 178 SQ.FT.
 TOTAL AREA: 881 SQ.FT.

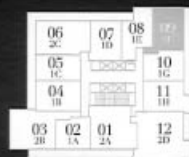
NEW RELEASE



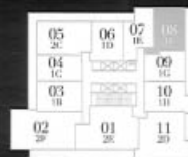
FESTIVAL TOWER

CONCEPT BY ARCHITECTURE BY KING & JOHN

All areas and stated room dimensions are approximate. Floor area measured in accordance with Tarion Warranty Corporation bulletin #22. Actual living area will vary from the floor area stated. The purchaser acknowledges that the actual unit purchased may be a reverse layout to the plan shown. E. & O.E. Illustration is artist concept.



12TH - 29TH FLOOR



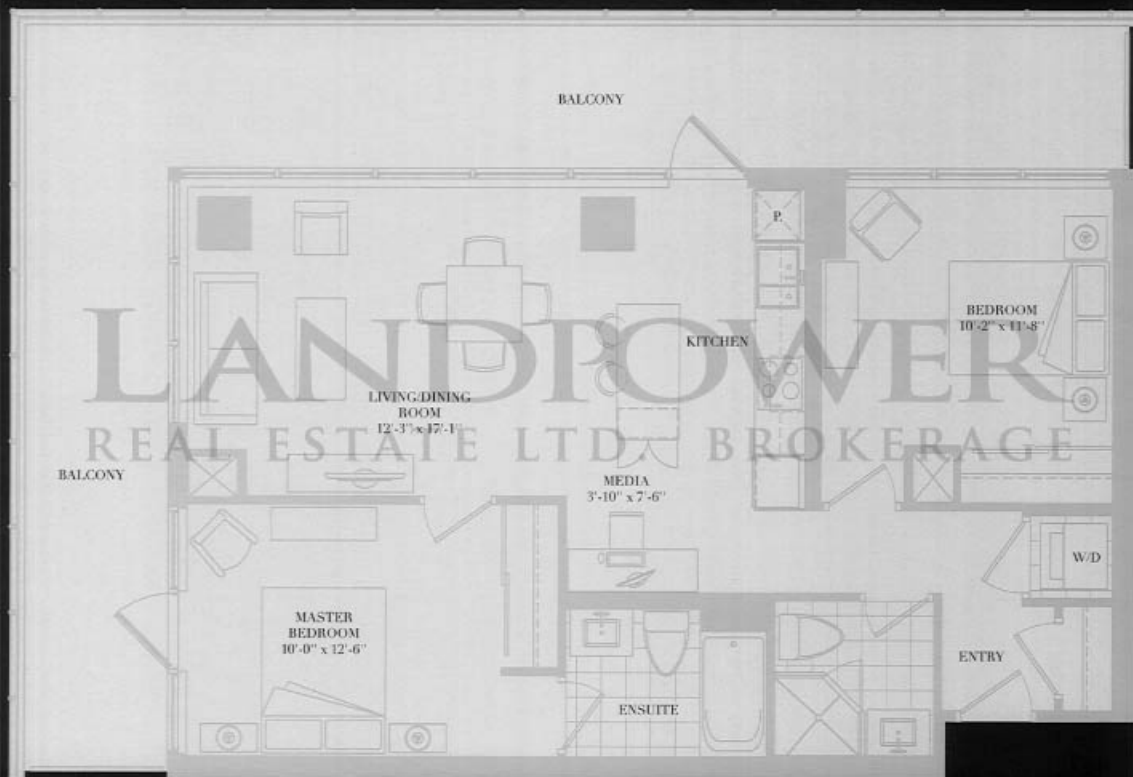
30TH - 40TH FLOOR

THE EASTWOOD

898 SQ.FT.

ONE BEDROOM + MEDIA
 OUTDOOR AREA: 401 SQ.FT.
 TOTAL AREA: 1299 SQ.FT.

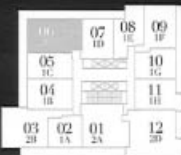
NEW RELEASE



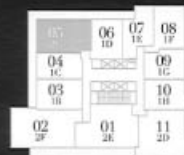
FESTIVAL TOWER

CONCEPTUAL ART BY BILL LIGHTBODY AT KING & JOHN

All areas and stated room dimensions are approximate. Floor area measured in accordance with Tarion Warranty Corporation bulletin #22. Actual living area will vary from the floor area stated. The purchaser acknowledges that the actual unit purchased may be a reverse layout to the plan shown. E. & O.E. Illustration is artist concept.



12TH - 29TH FLOOR



30TH - 40TH FLOOR



41ST - 44TH FLOOR

THE CHAPLIN 939 SQ.FT.

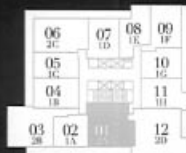
2A
TWO BEDROOM + STUDY
OUTDOOR AREA: 128 SQ.FT.
TOTAL AREA: 1067 SQ.FT.



**FESTIVAL
TOWER**

CONDOMINIUM AT 811 LIGHTSTREET, PHOENIX, AZ

All areas and stated room dimensions are approximate. Floor area measured in accordance with Tanon Warranty Corporation bulletin #22. Actual living area will vary from the floor area stated. The purchaser acknowledges that the actual unit purchased may be a reverse layout to the plan shown. E. & O.E. Illustration is artist concept.

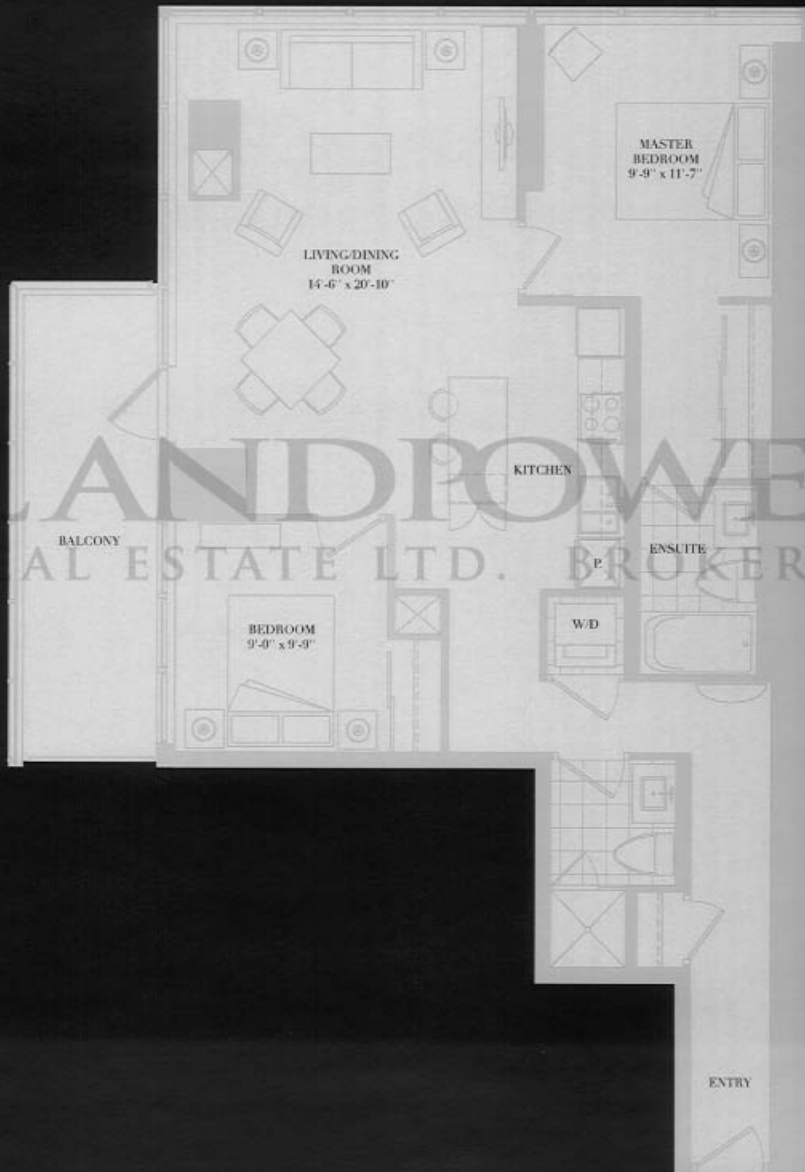


12TH - 29TH FLOOR

THE BARDOT

1001 SQ.FT.

2B
TWO BEDROOM
OUTDOOR AREA: 117 SQ.FT.
TOTAL AREA: 1118 SQ.FT.



FESTIVAL TOWER

CONDOMINIUM 207 MILLIKEN AT KING & JONES

All areas and stated room dimensions are approximate. Floor area measured in accordance with Tarion Warranty Corporation bulletin #22. Actual living area will vary from the floor area stated. The purchaser acknowledges that the actual unit purchased may be a reverse layout to the plan shown. E. & O.E. Illustration is artist concept.

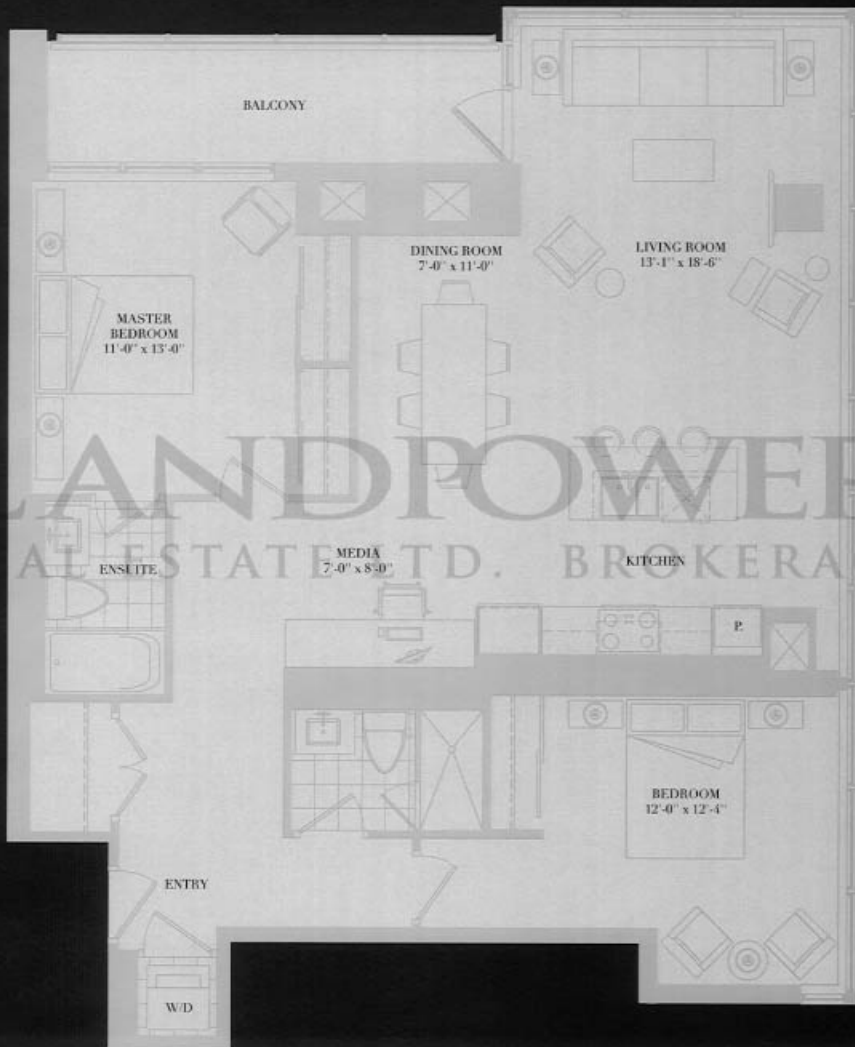


12TH - 29TH FLOOR

THE LOREN

1249 SQ.FT.

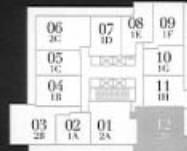
2D TWO BEDROOM + MEDIA
 OUTDOOR AREA: 143 SQ.FT.
 TOTAL AREA: 1392 SQ.FT.



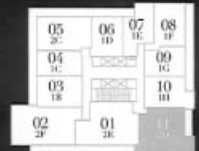
FESTIVAL TOWER

CONDOMINIUMS AT 1100 BAYVIEW

All areas and stated room dimensions are approximate. Floor area measured in accordance with Tarion Warranty Corporation bulletin #22. Actual living area will vary from the floor area stated. The purchaser acknowledges that the actual unit purchased may be a reverse layout to the plan shown. E. & D.E. Illustration is artist concept.



12TH - 29TH FLOOR

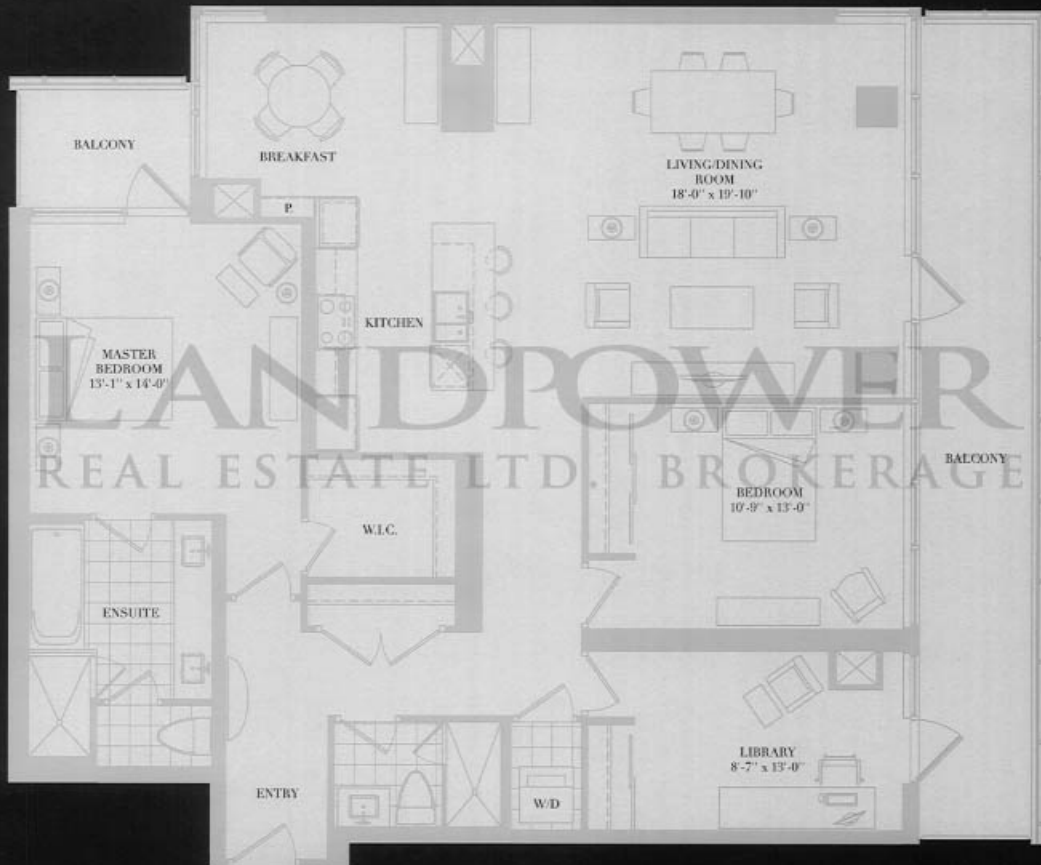


30TH - 40TH FLOOR

THE GARLAND

1640 SQ.FT.

3C
TWO BEDROOM + LIBRARY
OUTDOOR AREA: 282 SQ.FT.
TOTAL AREA: 1922 SQ.FT.



FESTIVAL TOWER

CONDOMINIUM AT 41ST & JONES

All areas and stated room dimensions are approximate. Floor area measured in accordance with Toron Warranty Corporation bulletin #22. Actual living area will vary from the floor area stated. The purchaser acknowledges that the actual unit purchased may be a reverse layout to the plan shown. E. & O.E. Illustration is artist concept.



41ST - 44TH FLOOR

THE HOFFMAN 1870^{SQ.FT.}

3B TWO BEDROOM + LIBRARY
 OUTDOOR AREA: 303 SQ.FT.
 TOTAL AREA: 2173 SQ.FT.

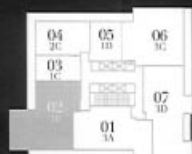


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**FESTIVAL
 TOWER**

CONDOMINIUM OFFICE BUILDING AT KING & JOHN

All areas and stated room dimensions are approximate. Floor area measured in accordance with Tarion Warranty Corporation bulletin #22. Actual living area will vary from the floor area stated. The purchaser acknowledges that the actual unit purchased may be a reverse layout to the plan shown. E. & D.E. Illustration is artist concept.



41ST - 44TH FLOOR

THE FREEMAN 2289 SQ.FT.

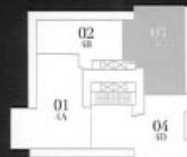
4C
PENTHOUSE
TWO BEDROOM + FAMILY ROOM
OUTDOOR AREA: 403 SQ.FT.
TOTAL AREA: 2692 SQ.FT.



**FESTIVAL
TOWER**

CONDOMINIUMS AT 1111 LIGHTHOUSE AT 404 & 1045

All areas and stated room dimensions are approximate. Floor area measured in accordance with "Tarion Warranty Corporation bulletin #22. Actual living area will vary from the floor area stated. The purchaser acknowledges that the actual unit purchased may be a reverse layout to the plan shown. E. & O.E. Illustration is artist concept.



45TH - 46TH FLOOR PENTHOUSE

LANDPOWER

REAL ESTATE LTD. BROKERAGE



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