

westvillage  
ETOBICOKE

TRIDEL®  
BUILT FOR LIFE

A NEW URBAN VILLAGE IN THE HEART OF ETOBICOKE







## INTRODUCING AN INNOVATIVE URBAN VILLAGE AT ETOBICOKE CIVIC CENTRE

westvillage  
ETOBICOKE

Soaring 27 storeys in a classic tiered design, West Village cuts a distinctive silhouette against the Etobicoke skyline. Located on The West Mall, north of Bloor Street W., a welcoming pedestrian-friendly streetscape leads to a beautifully landscaped central courtyard, and a stately front entrance with Palladian-style windows crowned by an exquisite canopy.





# westvillage Masterplan

ETOBICOKE



Eva Road

HWY 427



# Ground Level Amenity Plan



# Second Level Amenity Plan

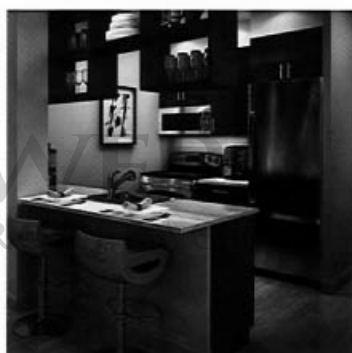


# The Exceptional Features & Finishes

## Suite Finishes

Every suite comes with beautifully appointed features and finishing appointments:

- Premium plank laminate, ceramic tile and plush green label 40 oz broadloom flooring
- Contemporary designer kitchen cabinetry
- Square edge granite or engineered quartz counter top with stainless steel ledge back sink and ceramic tile backsplash
- ENERGY STAR® 17 cubic foot frost-free refrigerator in stainless steel finish
- Microwave in stainless steel finish
- 30 inch stove in stainless steel finish
- ENERGY STAR® high efficiency dishwasher in stainless steel finish
- Bathroom vanity cabinetry with cast granite countertop complete with rectangular basin
- Dual flush, low flow, high performance toilet, low-flow faucets and high pressure, low-flow showerheads
- Stacked front loading dryer and ENERGY STAR® high efficiency, front loading washer
- Personally encoded suite intrusion alarm system with key pad and door contact, connected to Concierge station
- Individual metering of electricity, heating, cooling and hot water consumption
- Energy Recovery Ventilator for energy savings, superior comfort and air quality



## PRICE LIST

SUITE	Design Type	Starting Price*	Starting Floor	Approximate Square Footage**	View	Estimated Maintenance Fees	Estimated Property Tax
1K ✓	One Bedroom	\$212,000	2	516	E/W	\$268	\$154
1A ✓	One Bedroom	\$226,000	4	558	N	\$290	\$164
1B ✓	One Bedroom	\$252,000	4	620	E	\$322	\$183
1C+D ✓	One Bedroom & Den	\$257,000	4	640	W	\$333	\$186
1D+D ✓	One Bedroom & Den	\$263,000	14	641	N	\$333	\$191
1E+D ✓	One Bedroom & Den	\$267,000	4	658	N	\$342	\$194
1F+D ✓	One Bedroom & Den	\$272,000	4	688	N	\$358	\$197
2A ✓	Two Bedroom	\$294,000	4	708	SW	\$368	\$213
2B ✓	Two Bedroom	\$314,000	4	755	S	\$393	\$228
2C ✓	Two Bedroom	\$351,000	14	815	NW	\$424	\$254
2D ✓	Two Bedroom	\$369,000	14	837	SE	\$435	\$268
2E+D ✓	Two Bedroom & Den	\$380,000	14	862	NE	\$448	\$276
2F+D ✓	Two Bedroom & Den	\$432,000	24	886	N	\$461	\$313
2H ✓	Two Bedroom	\$489,000	24	1006	E	\$523	\$355
2G ✓	Two Bedroom	\$441,000	24	906	W	\$471	\$320

### DEPOSIT STRUCTURE

- 5% due on signing
- 5% due 90 days after signing
- 5% due 180 days after signing
- 10% due on occupancy

### Parking:

One Parking Included

### Floor Increments:

\$500 from Ground to 12th floor  
\$1,000 from 13th to PH

### Maintenance fee:

52¢/sq.ft.\*\*\*  
(hydro, thermal and water metered individually)

Tentative Occupancy: Fall/Winter of 2013

### PRESENTATION CENTRE

6 Eva Road  
Etobicoke, ON M9C 2A8  
Tel: 416.620.1887  
Fax: 416.620.7675  
Email: westvillage@tridel.com

### PRESENTATION CENTRE HOURS

Monday to Thursday 11:00 am - 7:00 pm  
Friday Closed  
Weekends & Holidays 12:00 noon - 6:00 pm

### SALES REPRESENTATIVES



Rebecca Copping  
rcopping@tridel.com



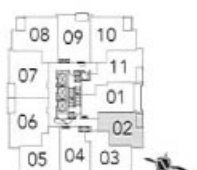
Anita Zaman  
azaman@tridel.com





# Residence 1a

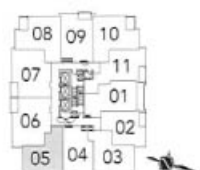
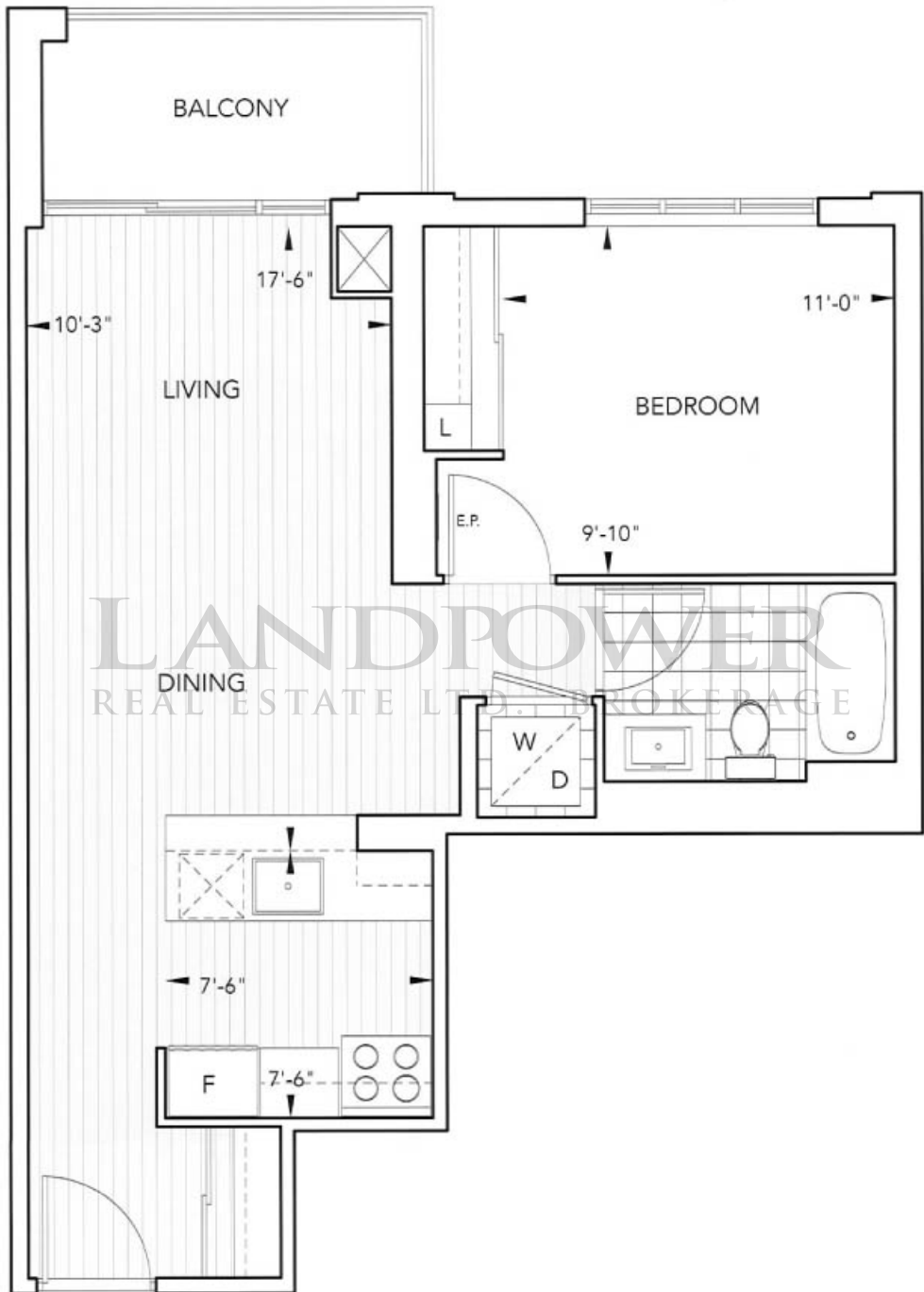
1 bedroom plus living/dining room and balcony



FLOORS 4-12

# Residence 1b

1 bedroom plus living/dining room and balcony

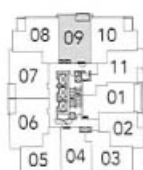
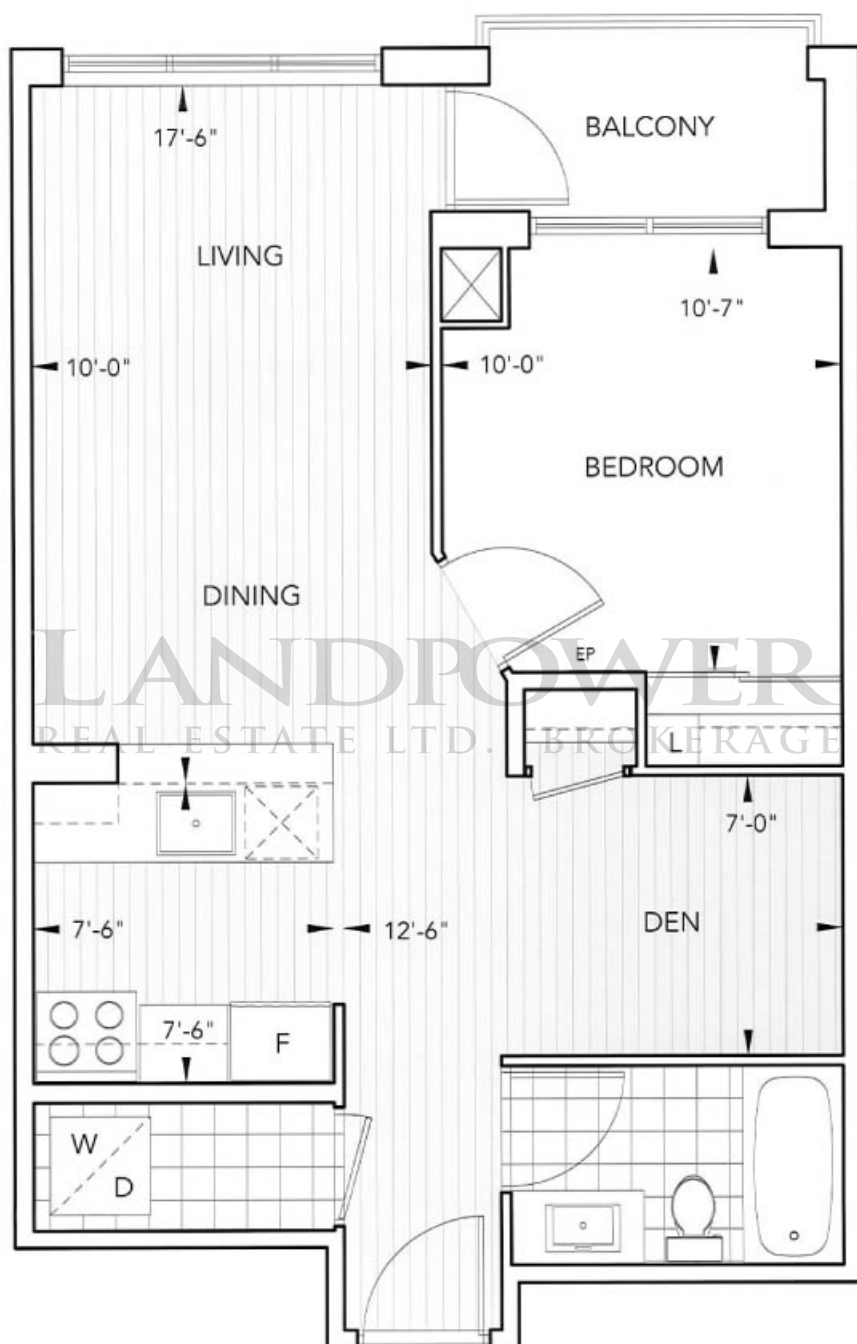


FLOORS 4-12



# Residence 1c+d

1 bedroom plus living/dining room, den and balcony



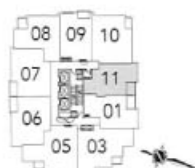
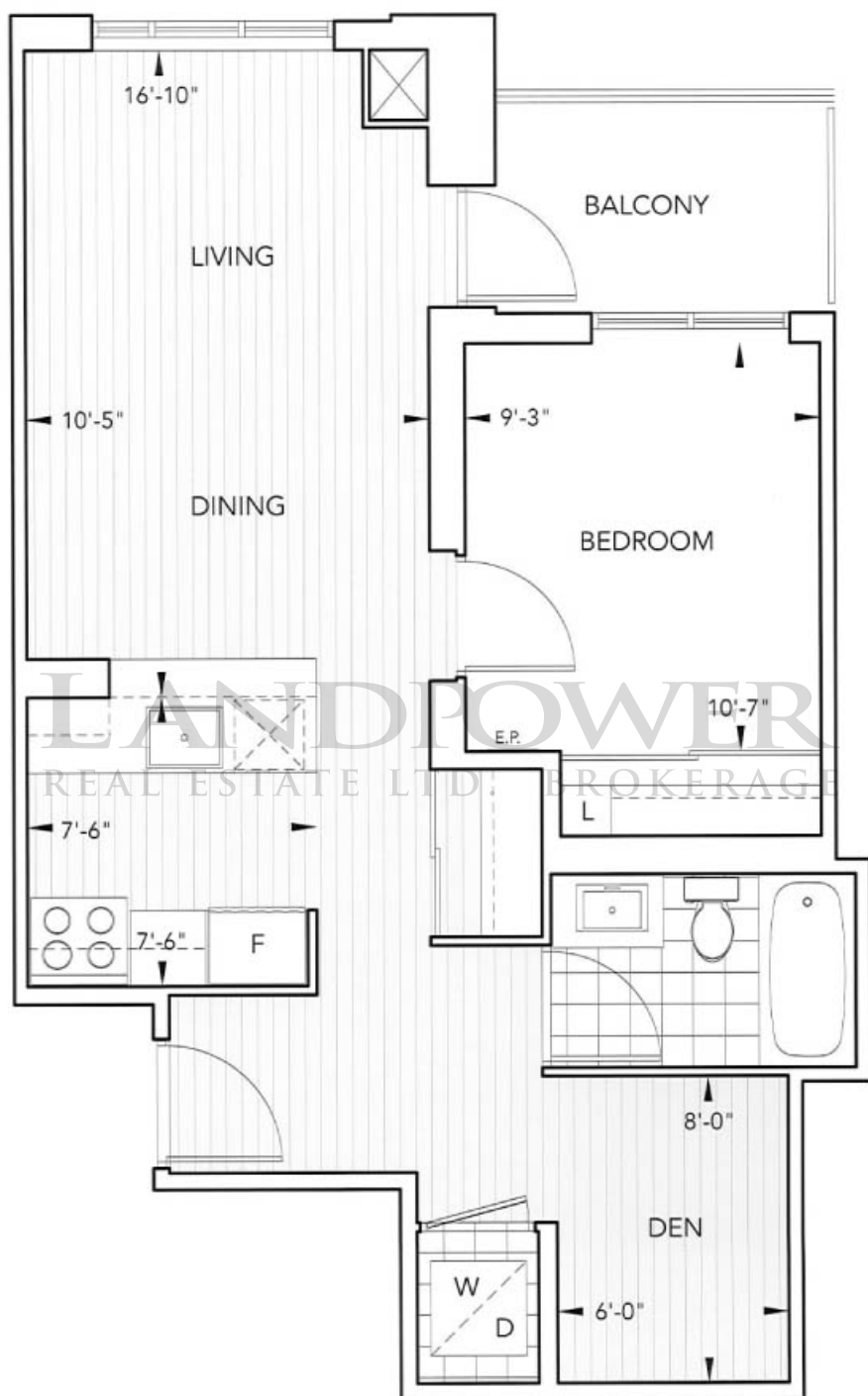
FLOORS 4-12



FLOORS 14-22

# Residence 1d+d

1 bedroom plus living/dining room, den and balcony

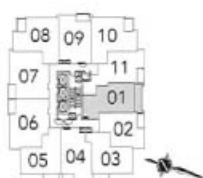


FLOORS 14-22



# Residence 1e+d

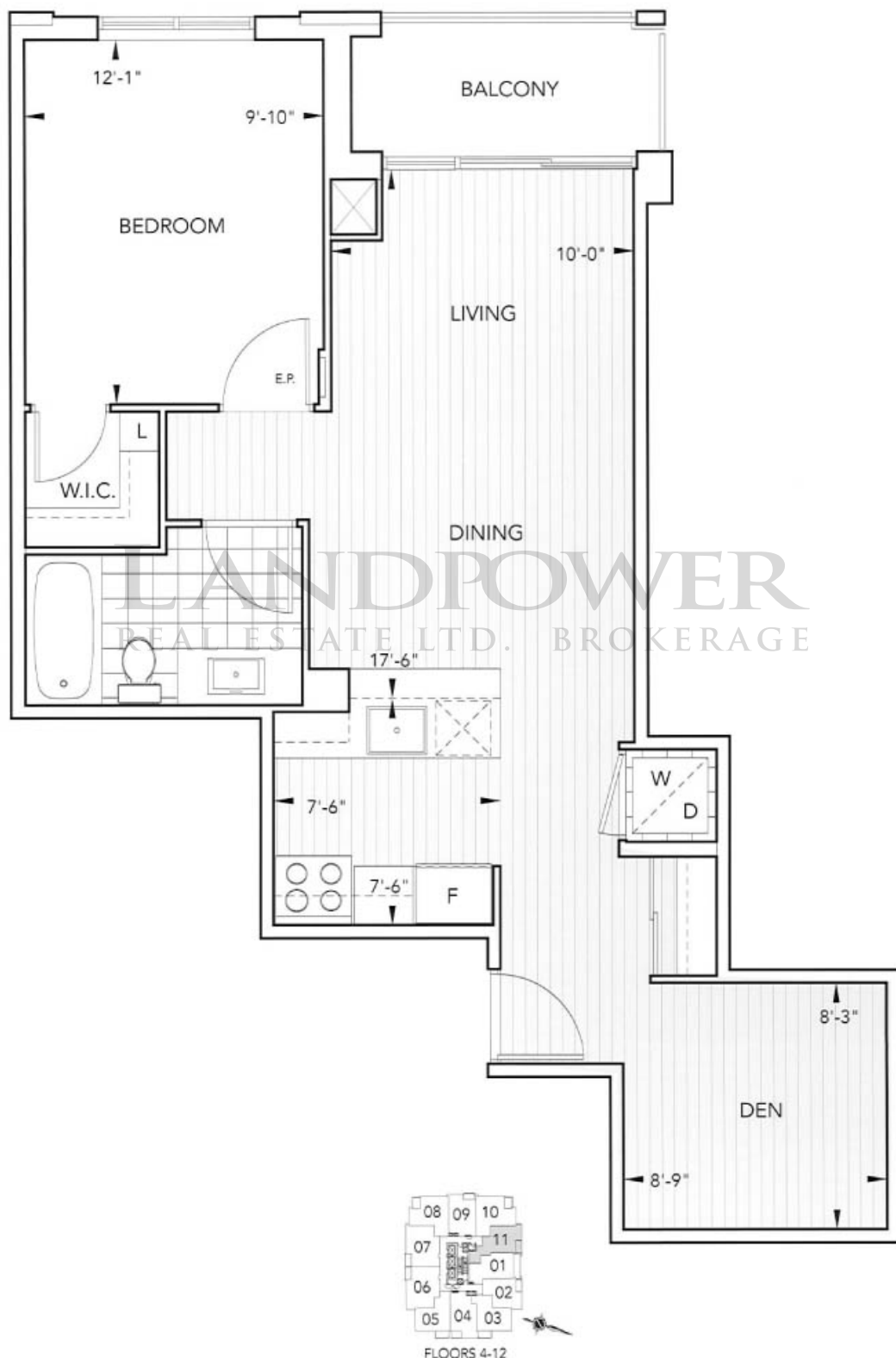
1 bedroom plus living/dining room, den and balcony



FLOORS 4-12

# Residence 1f+d

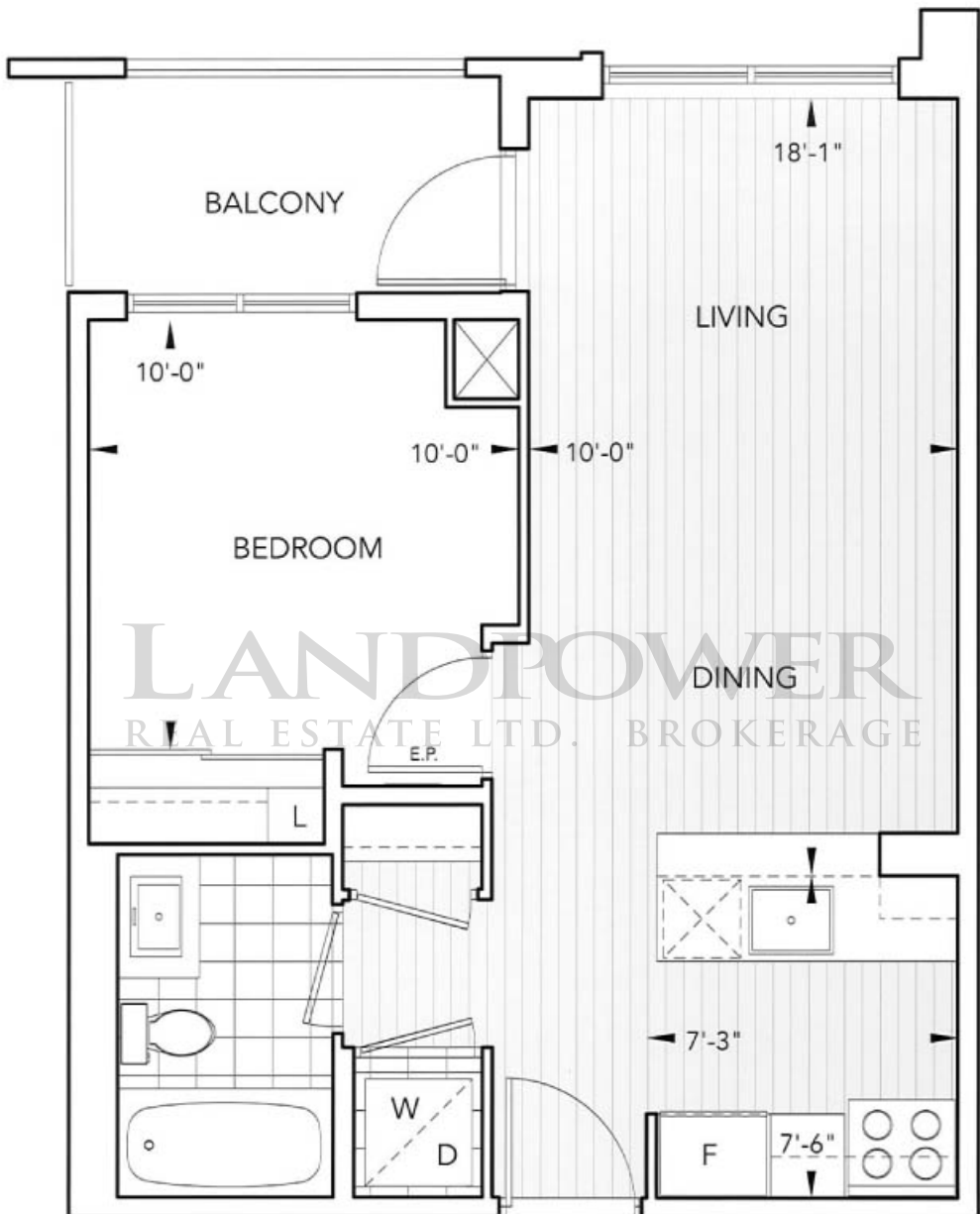
1 bedroom plus living/dining room, den and balcony





# Residence 1k

1 bedroom plus living/dining room and balcony



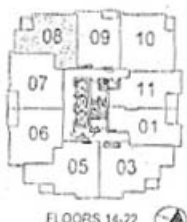
2ND FLOOR

# westvillage

## Schedule C1



2A  
08



### LEGEND

F	•	FRIDGE
L	•	LINEN
W/D	•	WASHER/DRYER
WIC	•	WALK-IN CLOSET
EP	•	ELECTRICAL PANEL
F.C.U.	•	FAN COIL UNIT

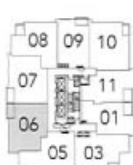
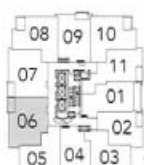
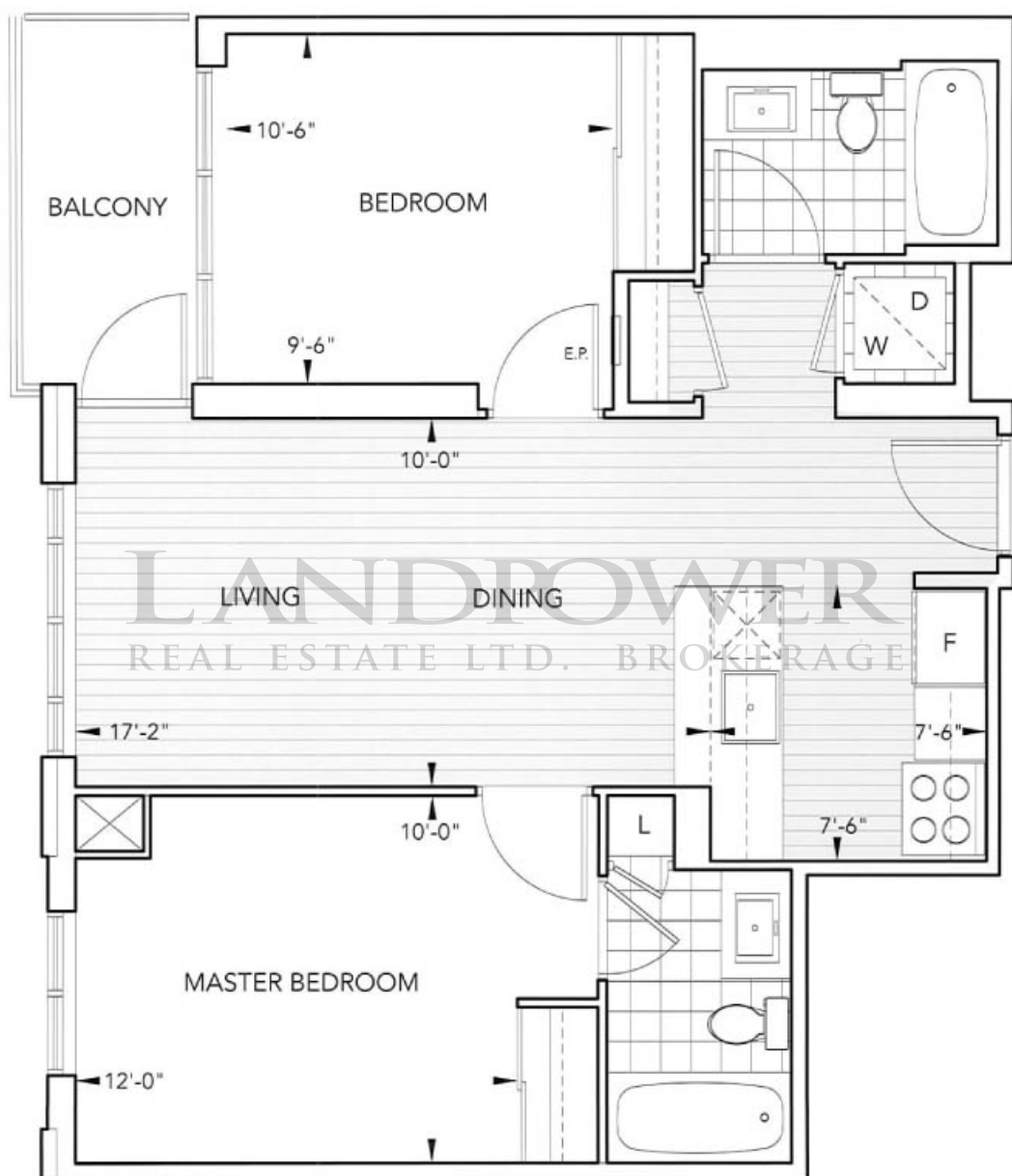
Materials, Specifications, floor plans and dimensions are subject to change without notice. Window sizes and type may vary. Actual usable floor space may vary from the stated floor area. Landscaping, pool and balcony areas subject to change E. & C. I.

Purchaser Acknowledgement: \_\_\_\_\_ Date: \_\_\_\_\_  
 (Signature) to: \_\_\_\_\_  
 LRP: \_\_\_\_\_ Legal Use: \_\_\_\_\_

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# Residence 2b

2 bedrooms plus living/dining room and balcony

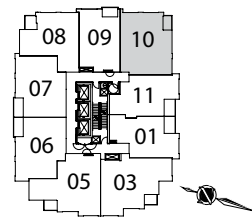
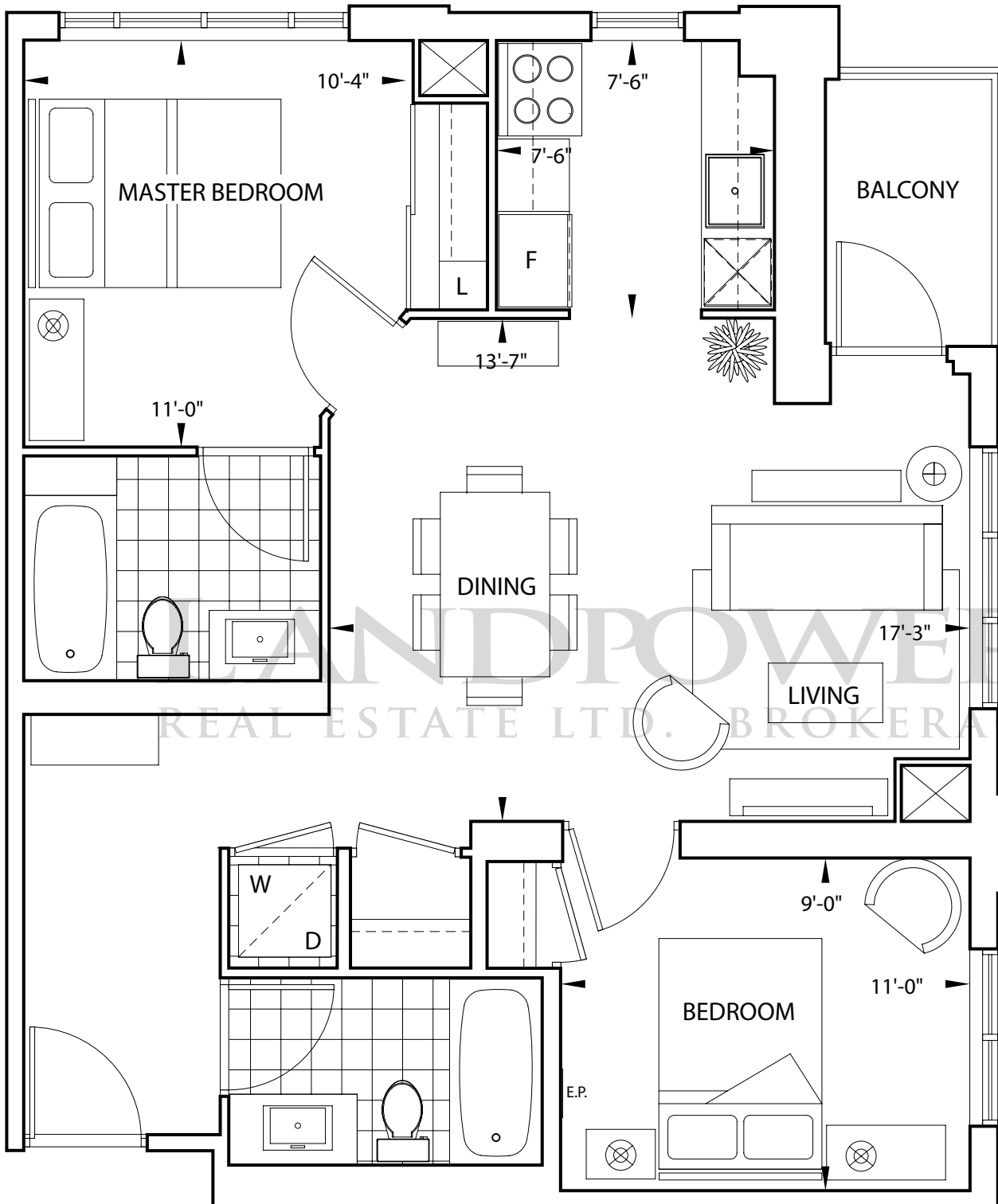


## Suite 2C

2 Bedrooms

Starting from \$356,000\* ~ 815 sq.ft.\*

Tentative Occupancy Fall/Winter 2013\*



FLOORS 14-22

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2010 Ontario High-Rise Builder of the Year by Tarion.



2010 High-Rise Green Builder of the Year by BILD.



2009 Home Builder of the Year by the Ontario Home Builders' Association.



[tridel.com](http://tridel.com)



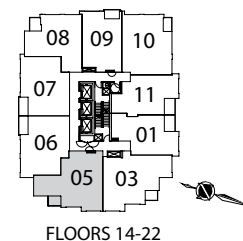
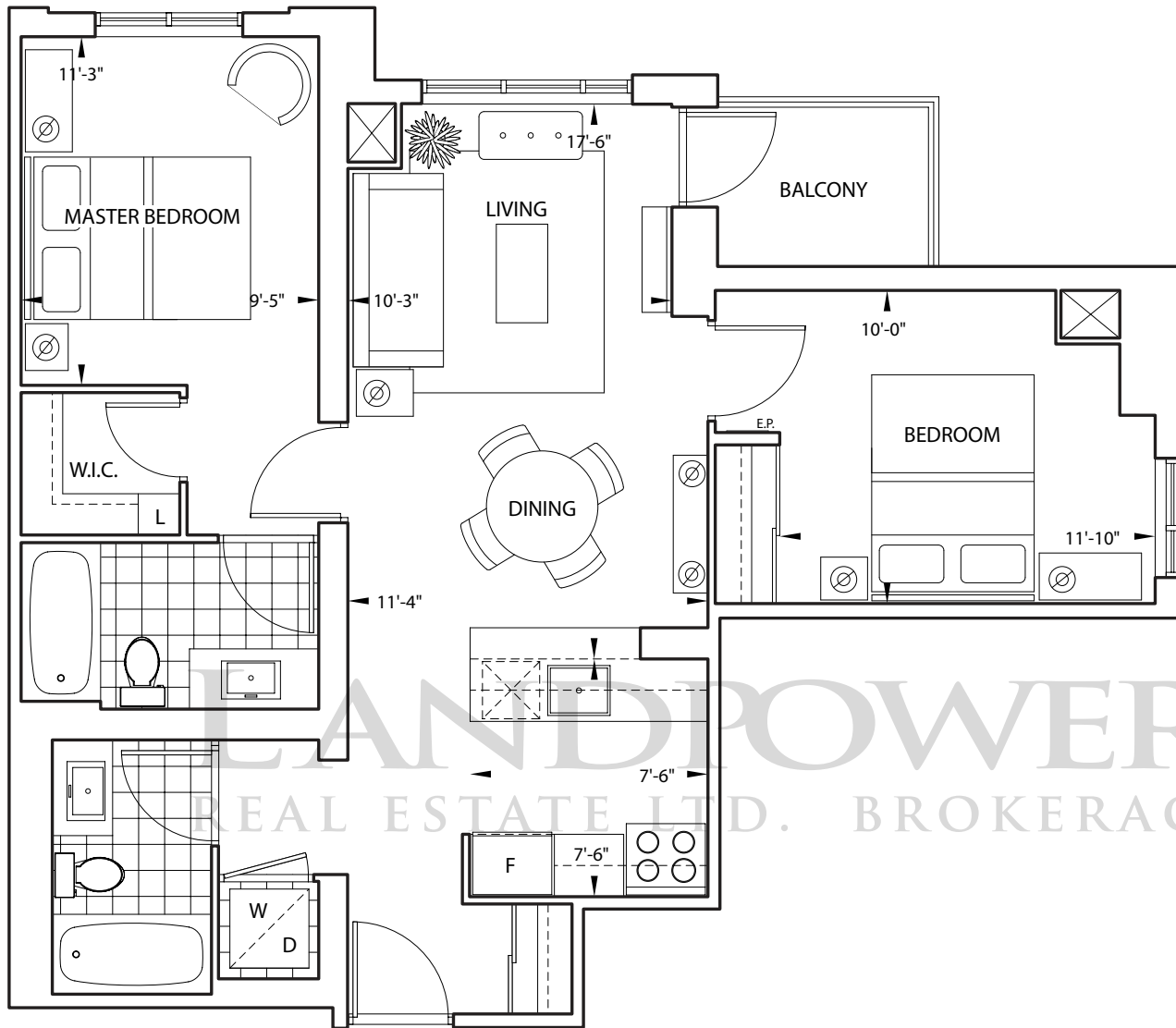
## Suite 2D

2 Bedrooms

Starting from \$374,000\* ~ 837 sq.ft.\*

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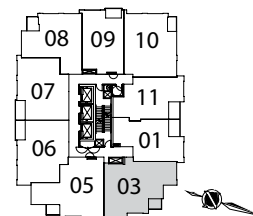
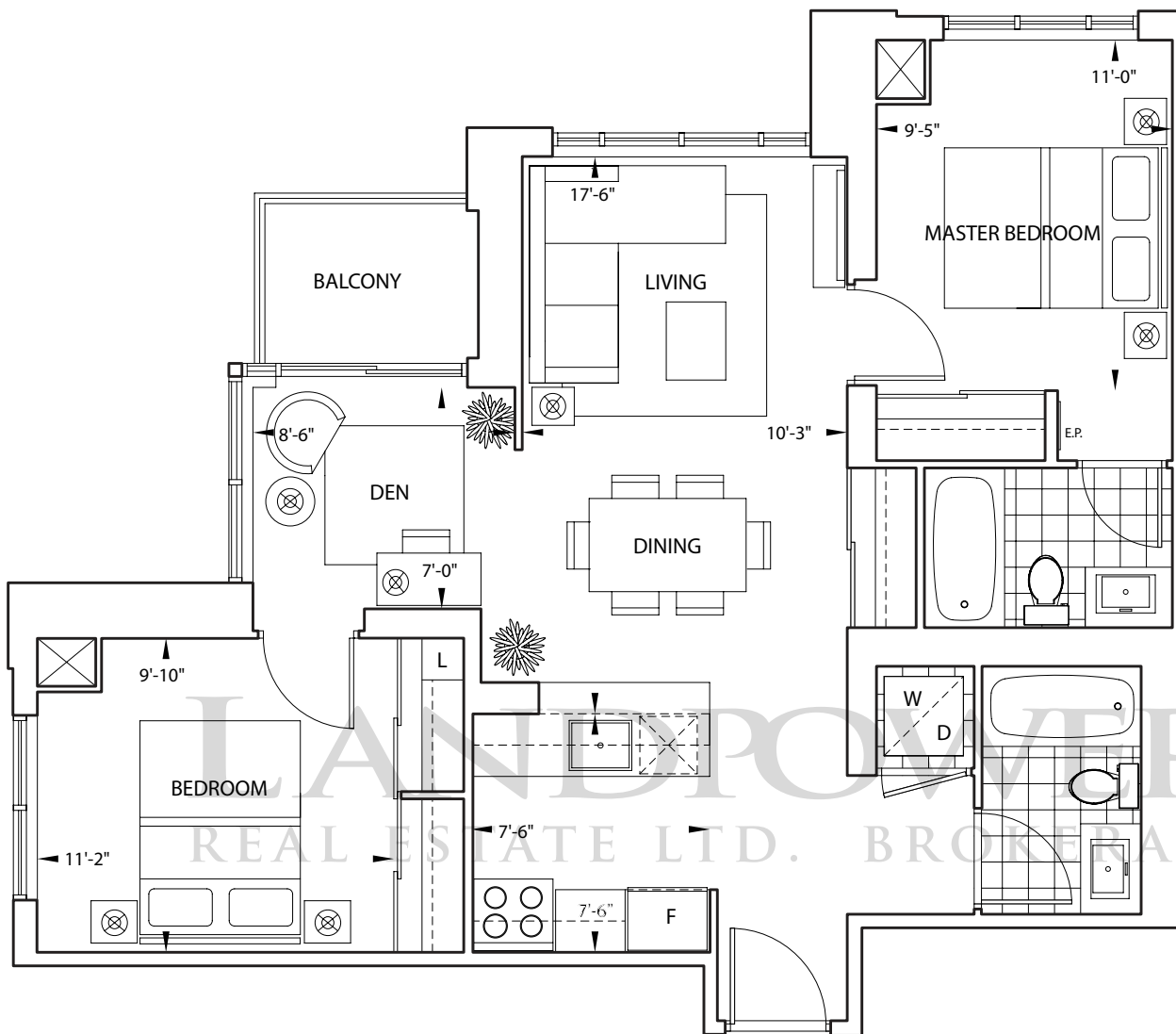
## Suite 2E+D

2 Bedrooms

Starting from \$380,000\* ~ 862 sq.ft.\*

Tentative Occupancy Fall/Winter 2013\*

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FLOORS 14-22



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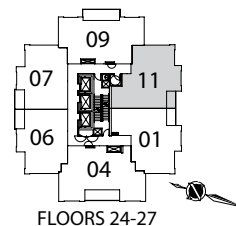
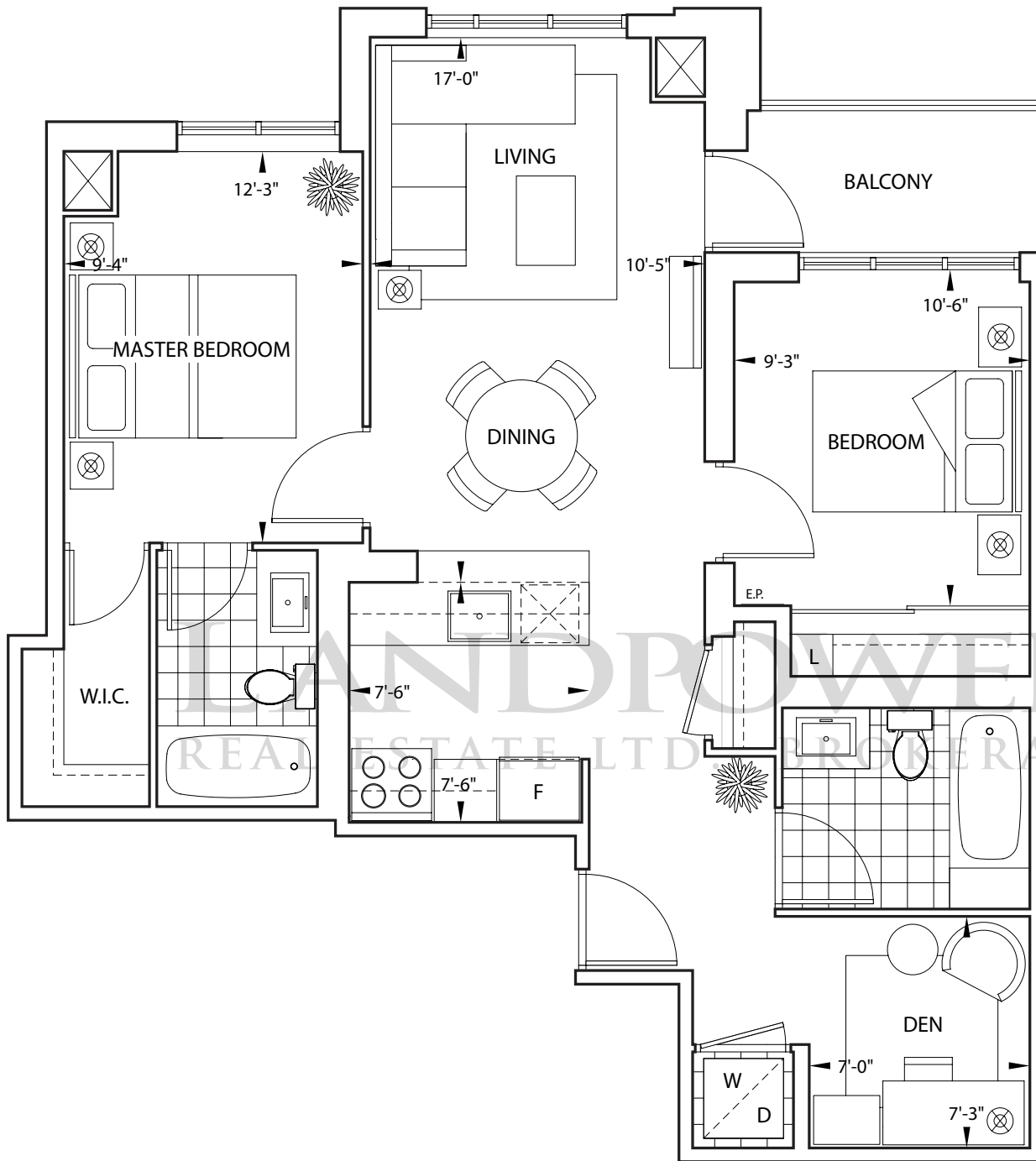
## Suite 2F+D

2 Bedrooms

Starting from \$432,000\* ~ 886 sq.ft.\*

Tentative Occupancy Fall/Winter 2013\*

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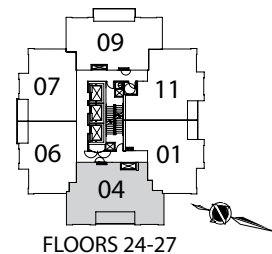
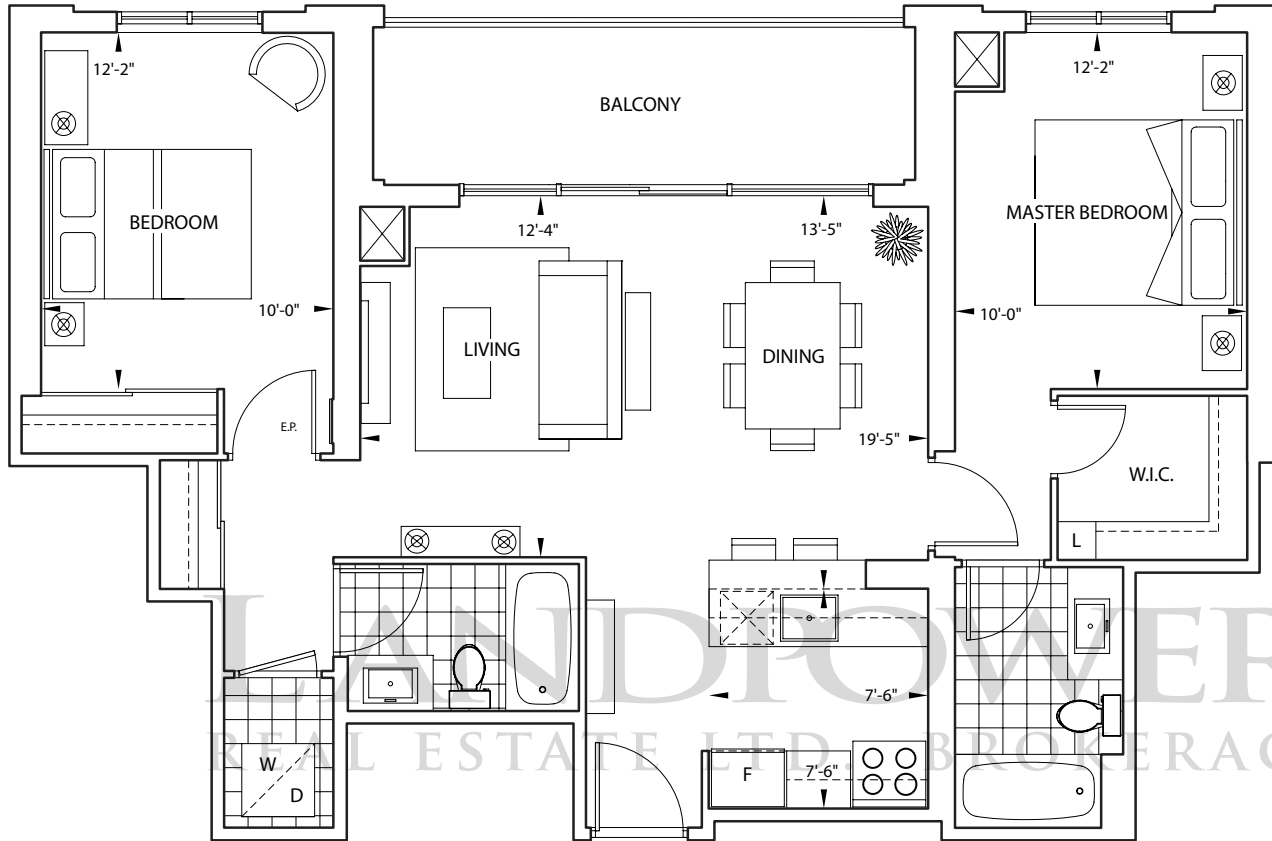
## Suite 2H

2 Bedrooms and 2 Bathrooms plus Den

Starting from \$489,000\* ~1006 sq.ft.\*

Tentative Occupancy Fall/Winter 2013\*

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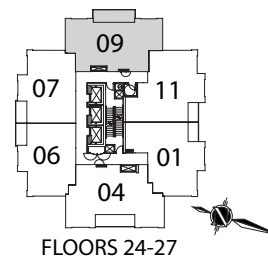
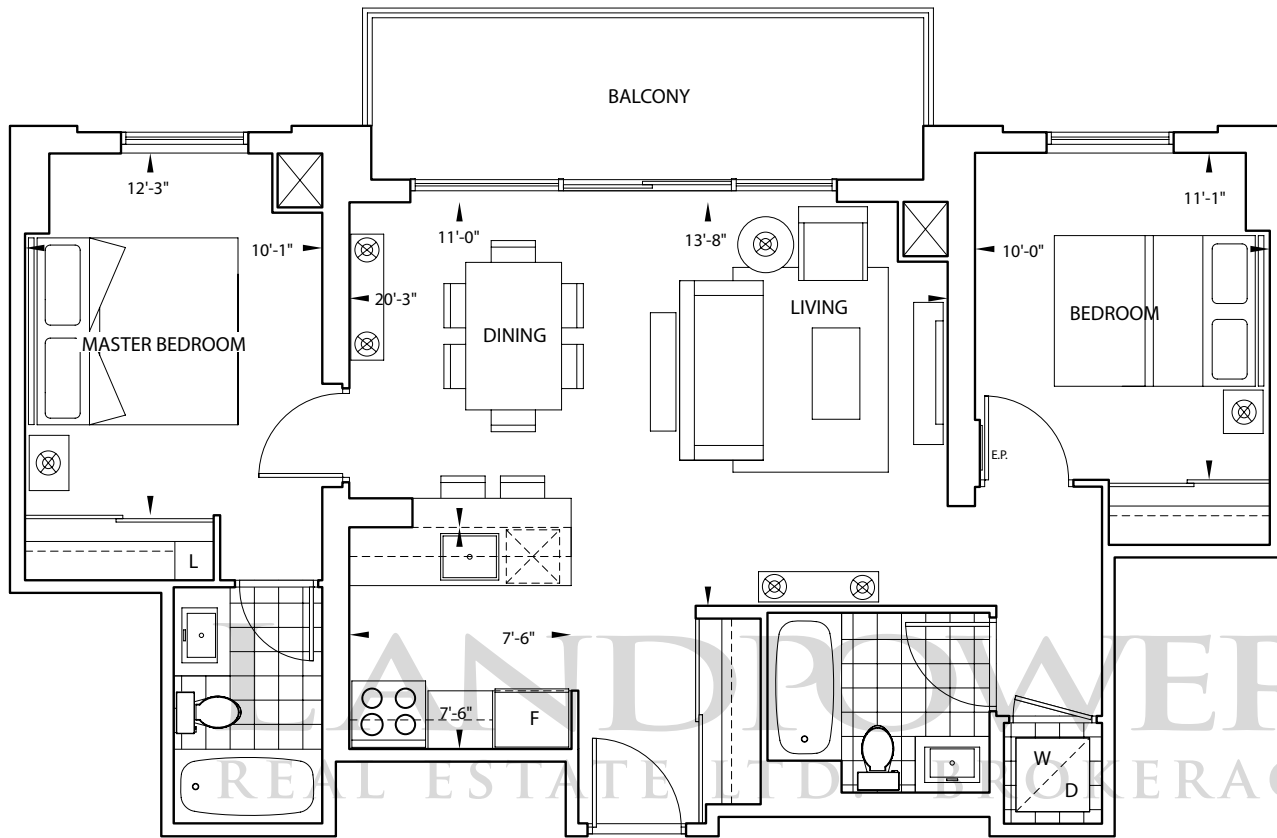
## Suite 2G

2 Bedrooms and 2 Baths plus Den

Starting from \$441,000\* ~ 906 sq.ft.\*

Tentative Occupancy Fall/Winter 2013\*

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Highest in customer satisfaction.  
Four years running.



Tridel ranked "Highest in Customer Satisfaction With New Condominium Builders in the Greater Toronto Area (GTA) Four Consecutive Years" by J.D. Power and Associates 2006-2009 Canadian New-Condominium Builder Customer Satisfaction Study<sup>SM</sup>



2009 winner of the "Ontario Home Builder of the Year" award  
from the Ontario Home Builders Association (OHBA)