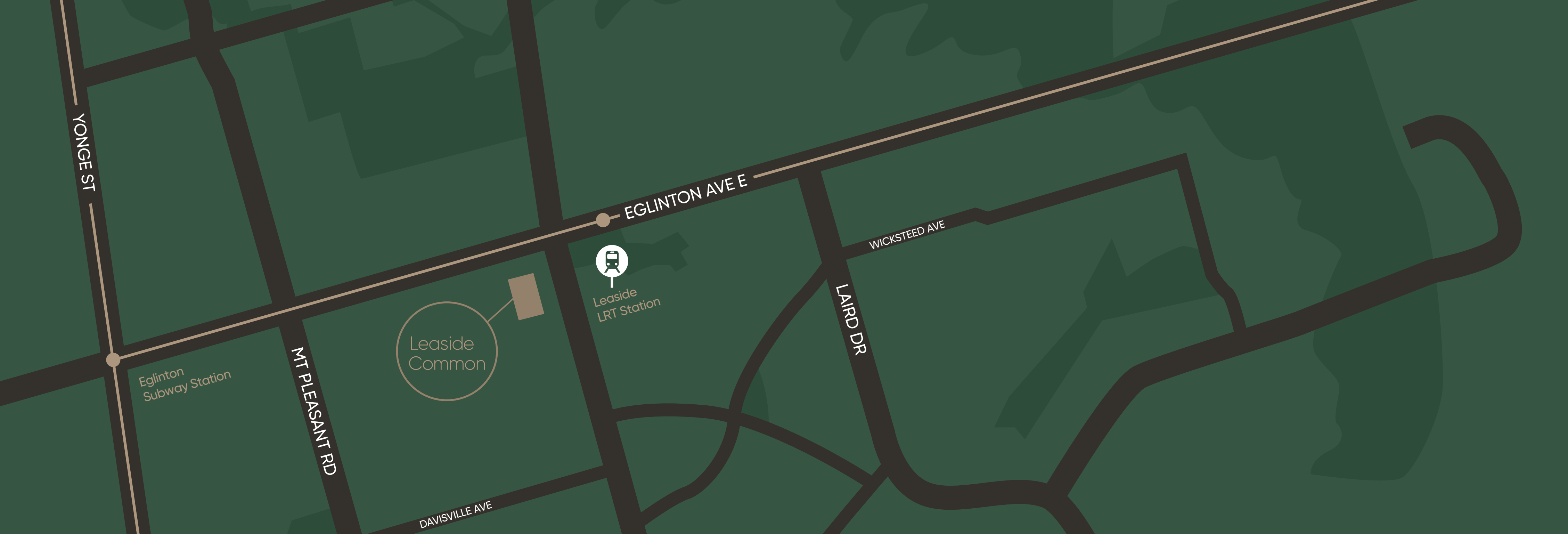


Leaside
Common





YONGE ST

EGLINTON AVE E

WICKSTEED AVE

LAIRD DR

MT PLEASANT RD

Leaside
Common

Leaside
LRT Station

Eglinton
Subway Station

DAVISVILLE AVE

Gairloch

At Gairloch, design and thoughtful execution are fundamental to our award-winning development approach. While bringing a building to life, every detail is considered, creating fundamental and meaningful connections between people and the spaces we've created.



BDP. Quadrangle

Designed by BDP Quadrangle – one of Canada’s leading architecture, design, and urbanism practices – Leaside Common is comprised of 198 units, including 10 two-storey townhomes with retail at street level. Visually stunning, the exterior façade will feature detailed masonry ranging from a lighter, executive iron spot brick to the north, and a darker desert iron spot to the south.

Rising 9 storeys above ground and separated by a glass atrium, this unique architectural design creates a truly elevated boutique experience. Vertical black fins will anchor the building at grade and there will be 2 levels of underground parking.



SIXTEEN DEGREE STUDIO inc.

Sixteen Degree Studio prides themselves in practicing refreshing, thoughtful design with a hint of playfulness. With a wealth of interior design experience, the studio elegantly showcases the unique contextual elements of a project through site specific design solutions which are not only timeless but also subtly capture the spirit of the neighbourhood.

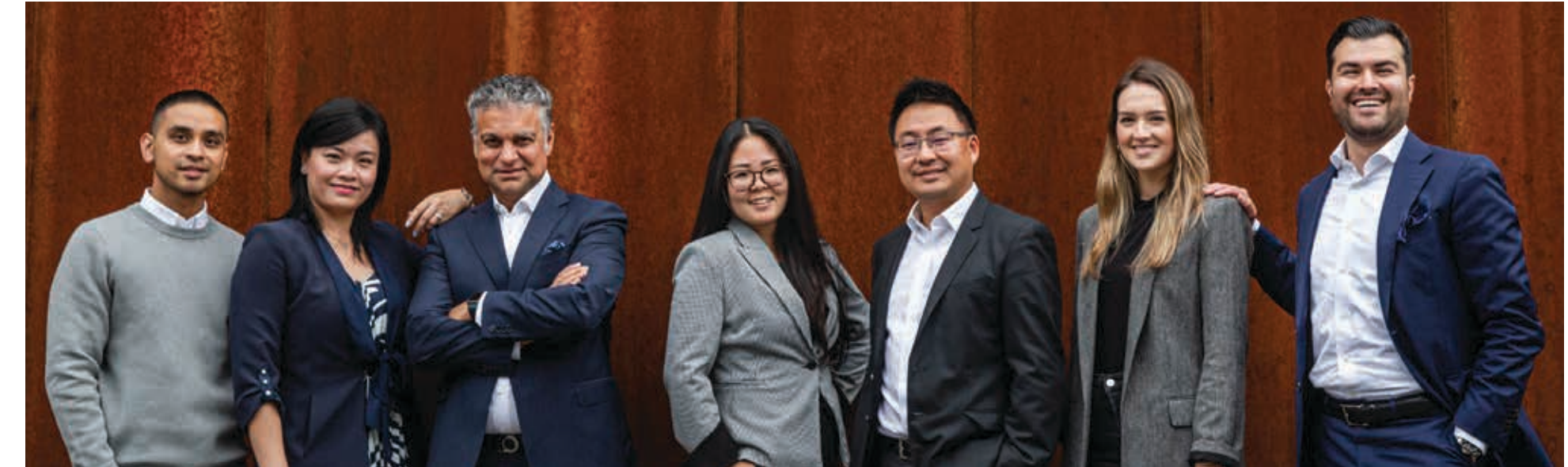




Harlo Capital is a Toronto based private equity company that takes an analytical approach to select best in class development projects and partners. Since its inception in 2018, Harlo Capital has reviewed over 200 development opportunities and is actively developing 15 projects. The meticulously selected projects are diverse and include, a 26-acre transit-oriented master-planned infill project in the 416; DTK condominiums in Kitchener, which will be the tallest residential building in Kitchener; a 1.5 million SF-4 tower retail mall to residential conversion, at the heart of Hamilton's downtown core; a boutique mid-rise building in King West; and a purpose-built multi-family rental project in Vancouver.



With a team that has over 30 years of combined experience in Real Estate, RAD Marketing is one of the top Sales and Marketing Firms for pre-construction developments in the Greater Toronto Area and Canada. RAD Marketing has sold over \$3 billion in pre-construction condo developments in Toronto, Montreal, Vancouver and abroad, totaling more than 10,000 condominium suites. Their unique sales and marketing approach to pre-construction condominiums has led to these developments being high profile sellout successes.



An Uncommon Location

Steps from the Leaside LRT station and set in one of Toronto's most coveted neighbourhoods, Leaside Common offers an unparalleled location.

Dotted with boutiques, specialty food stores, cafés and renowned restaurants, Leaside offers all the urban amenities of downtown, while surrounded by the city's top schools, most prestigious sports clubs and extraordinary greenspaces.

And thanks to the \$12.5 billion Eglinton Crosstown LRT, the rest of the city is at your doorstep.





A View That's Anything But Common

Take in breathtaking, sweeping views of the verdant and bustling Leaside neighbourhood with spectacular vistas of Toronto's mid-town, tree canopy, and stunning downtown skyline.



South-facing view from Leaside Common



West-facing view from Leaside Common



East-facing view from Leaside Common





Neighbourhood Map

Parks

1. Leaside Memorial Community Gardens
2. Charlotte Maher Park
3. Howard Talbot Park
4. Trace Manes Park
5. Sherwood Park
6. Sunnydene Park
7. Sunnybrook Park

Transit

8. Eglinton Subway Station
9. Leaside LRT Station

Schools

10. North Toronto Secondary
11. Leaside High School
12. Sunnybrook School
13. Bessborough Elementary & Middle School
14. St. Anselm Catholic School
15. Maria Montessori
16. Toronto French School

Restaurants

17. Green Canoe
18. Amsterdam Barrel House
19. Kintako Sushi

20. Darna Middle Eastern Kitchen
21. Aroma
22. Local Eatery
23. Originals Ale House
24. The Leaside Pub
25. LIT Espresso
26. Piano Piano
27. Rahier Patisserie
28. Tutto Pronto
29. Starving Artist
30. Mayrik
31. COBS Bread Bakery

32. Sophie's
33. Hollywood Gelato
34. Bomou Artisanal Bakery
35. EPI Bakehouse
36. Stock T.C

Shops

37. Loblaws
38. Boutique La Muse
39. Longo's
40. Whole Foods
41. Winners
42. LCBO
43. Canadian Tire
44. Westcoast Kids
45. The Home Depot

46. Metro
47. Must Boutique
48. Source Menswear
49. Yonge Eglinton Centre
50. Cumbrae's
51. Craig's Cookies
52. Merchant of Tennis
53. The Flower Nook
54. De La Mer
55. Summerhill Market

Lifestyle

56. The Ten Spot
57. Leaside Tennis Club
58. Aphrodite Spa and Nails
59. Leaside Lawn Bowling Club
60. Leaside Badminton Club
61. Ontario Science Centre
62. Sunnybrook Hospital
63. Granite Club
64. GLAM Bar
65. F45 Leaside
66. 9Round Fitness
67. McMaster Fitness
68. Paradigm Fitness
69. Beauty Boost Bar
70. Blo Blow Dry Bar
71. Sporting Life



Walk Score – 87

1 minute to LRT

7 minutes to DVP

15 minutes to downtown

The Eglinton Line

Eglinton Crosstown LRT Project



Toronto's Best Schools

Live minutes away from some of the highest rated public and private schools in the province, including:

- Bessborough Drive Elementary & Middle School
- Leaside High School
- Saint Anselm Catholic School
- Upper Canada College
- York University Glendon
- Maria Montessori School
- Children's Garden Nursery School Ltd.
- Curious Caterpillars
- Northlea Elementary & Middle School
- TFS - Canada's International School
- Crescent School
- Northern Secondary School
- The York School





Curated Retail

Enjoy the convenience of ground-floor retail, including one of Toronto's premier grocery stores, to take the stress out of your daily routine.



Building Amenities

- Party room
- Outdoor terrace
- Fitness centre
- Co-working lounge
- 24-hour concierge
- Nest multi-purpose spaces throughout the building
- Bike repair
- Pet washing station
- Childrens play room
- Curated retail on ground floor

Amenities Designed For Your Best Life

When amenities are thoughtfully considered, they enhance your lifestyle in a way that will make you wonder how you ever lived without them. Leaside Common has considered every aspect to bring common spaces to life in a way that make them feel like they're your own. Find your fit in the fitness centre, prepare for that next big meeting in the co-working lounge or relax and rejuvenate in the party room or outdoor terrace.





Living The Suite Life

Enjoy impeccable attention to detail, contemporary design and top-notch materials in every suite at Leaside Common. Whether you choose a three-bedroom townhome or a studio, each suite is waiting for your personal touch, with your selection of finishes from a collection curated by Sixteen Degree Studio.





Premier Collection

Floors 2-7

Some key features of the Premier Collection are:

- Exposed 9' concrete ceilings
- Premium engineered hardwood flooring
- Full size washer/dryer
- Gas/Water connection on all terraces
- Gas/Water connection upgrade available for balconies
- Islands as per plan
- Gas cooktop
- Energy recovery ventilation system
- Custom designed Italian kitchens
- Engineered quartz countertop
- Smart building features



