



HOMES & CONDOS

WATERSCAPES

Monarch's final tower on Etobicoke lakefront
PAGE HC3

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PAGE HC4



ETOBICOKE



The fifth tower completes the lakeside development project.

Waterscapes adds final touches to community

TRACY HANES
TORONTO STAR

Monarch has saved the best for last at its Waterview development in Etobicoke. The Waterscapes condo, on a prime site beside Lake Ontario, is Monarch's fifth and final tower in the community along Humber Bay Shores.

"I always say of all the sites I've ever seen, this one has my favourite views," says Linda Mitchell, vice-president of marketing, highrise, for Monarch. "It has a beautiful perspective of the city."

The Waterscapes tower will be elliptical to capitalize on the views.

Monarch launched Waterview in 2001 with the Voyageur I and II towers, followed by the Explorer towers in 2003 and Nautilus earlier this year. Waterscapes will put the finishing touch on the master-planned community, allowing Monarch to complete a central courtyard.

The Humber Bay Shores neighbourhood has evolved into a lively residential area with enough critical mass to attract more services and businesses. Mitchell says Monarch is close to finalizing a deal to bring a major grocery store to the community, "and the next thing that comes is retail." Waterscapes will have a four-storey podium to accommodate a mix of retail, recreation and residential spaces.

"There are people who prefer to be in Etobicoke, away from the hustle and bustle, yet just five minutes from downtown," Mitchell says.

The 345 suites in Waterscapes range in size from 480 square feet to 1,605 square feet, starting from \$189,990. Mitchell says the lowest-priced suites "won't have the prime views, but you have the advantage of living on the water." The condo is next to the Martin Goodman Trail and marinas.

The building will offer round-the-clock concierge service based in a two-storey lobby overlooking the lake, private landscaped interior courtyard and a landscaped rooftop barbecue and leisure area with city and lake views.

Other amenities include a special occasion/party room with a caterer's kitchen and bar, located on the rooftop podium, indoor swimming pool, hot tub and saunas, lounge with billiards table and TV, movie screening room, conference room, pet washing area, two guest suites, car-wash bay and bicycle storage. A fitness centre offers cardio, yoga and aerobics areas.

The suites will have floor-to-ceiling windows, six-foot deep balconies, nine-foot ceiling heights in principal rooms, plank strip laminate and ceramic or porcelain tile floors, gourmet kitchens with granite countertops, tile backsplash, pantry or breakfast bar and brand-name stainless steel appliances.

Energy saving and "green" features including double-glazed low-E windows, individually controlled heating and air conditioning, individual hydro metering, Energy Star-rated appliances and low-VOC (volatile organic compounds) paints.

Maintenance fees will be 43 cents per square foot. Tentative occupancy is April 2012.

Waterscapes is showcased in Monarch's presentation gallery at 68 Marine Parade Dr. in Etobicoke. For information, or to register for Waterscapes, call 416-495-3544 or visit monarchgroup.net.