THEMACKENZIE

BOUTIQUE CONDOS IN MAPLE

www.condoin

There's a unique energy to a location that blends the best of two elements to create an ideal environment to live in. In Maple, life at The Mackenzie connects you to both gorgeous nature and vibrant urban living.

The third and final phase of Pemberton's most successful Maple community, The Mackenzie, showcases an intimate collection of boutique condos featuring just 16-storeys and 117 modern suites. Sleek, contemporary architectural design meets elegant luxury, grounded in over 4,000 sq. ft. of exciting new retail. It's a quality of life only found in the quaint charm of village living and the convenience of a lively city at your doorstep.

www.condoinvestments.ca

THE QUALITY OF CONVENIENCE

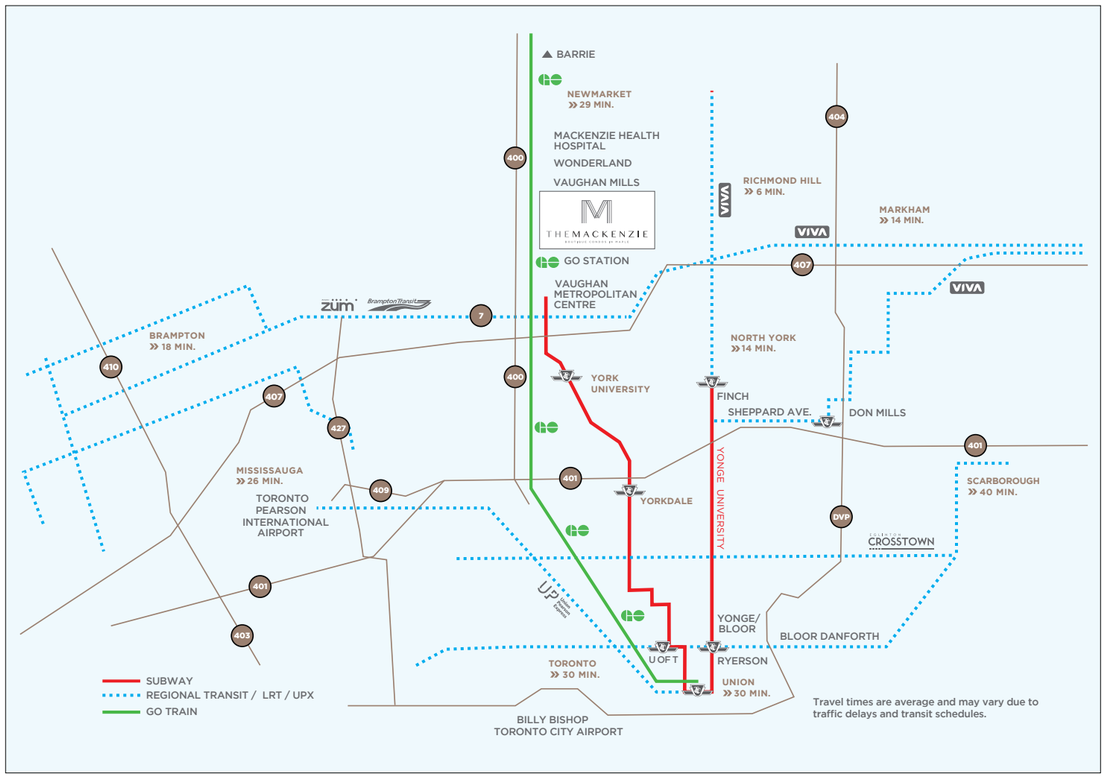
The luxury of direct access to your community.
the surrounding area and your desired lifestyle.

vestments.ca

COMMUNITY CONNECTED

Living at The Mackenzie keeps you connected at the core. Easy access to The Maple GO Station and Vaughan Metropolitan Centre gets you to downtown Toronto in just 45 minutes. Plus, with close proximity to highways 400, 401 and 407, Pearson is just around the corner, and the world awaits.

Maple GO	Direct access
Downtown Toronto	30 mins via the GO Train
HWY 401	20 mins
HWY 407	14 mins
Pearson Airport	20 mins
Future MacKenzie Vaughan Hospital	11 mins
Scarborough	40 mins
Mississauga	26 mins
Markham	14 mins
Brampton	18 mins
Newmarket	29 mins
Richmond Hill	6 mins
North York	14 mins
Woodbridge	8 mins
Barrie	50 mins
Vaughan Metropolitan Centre	14 mins



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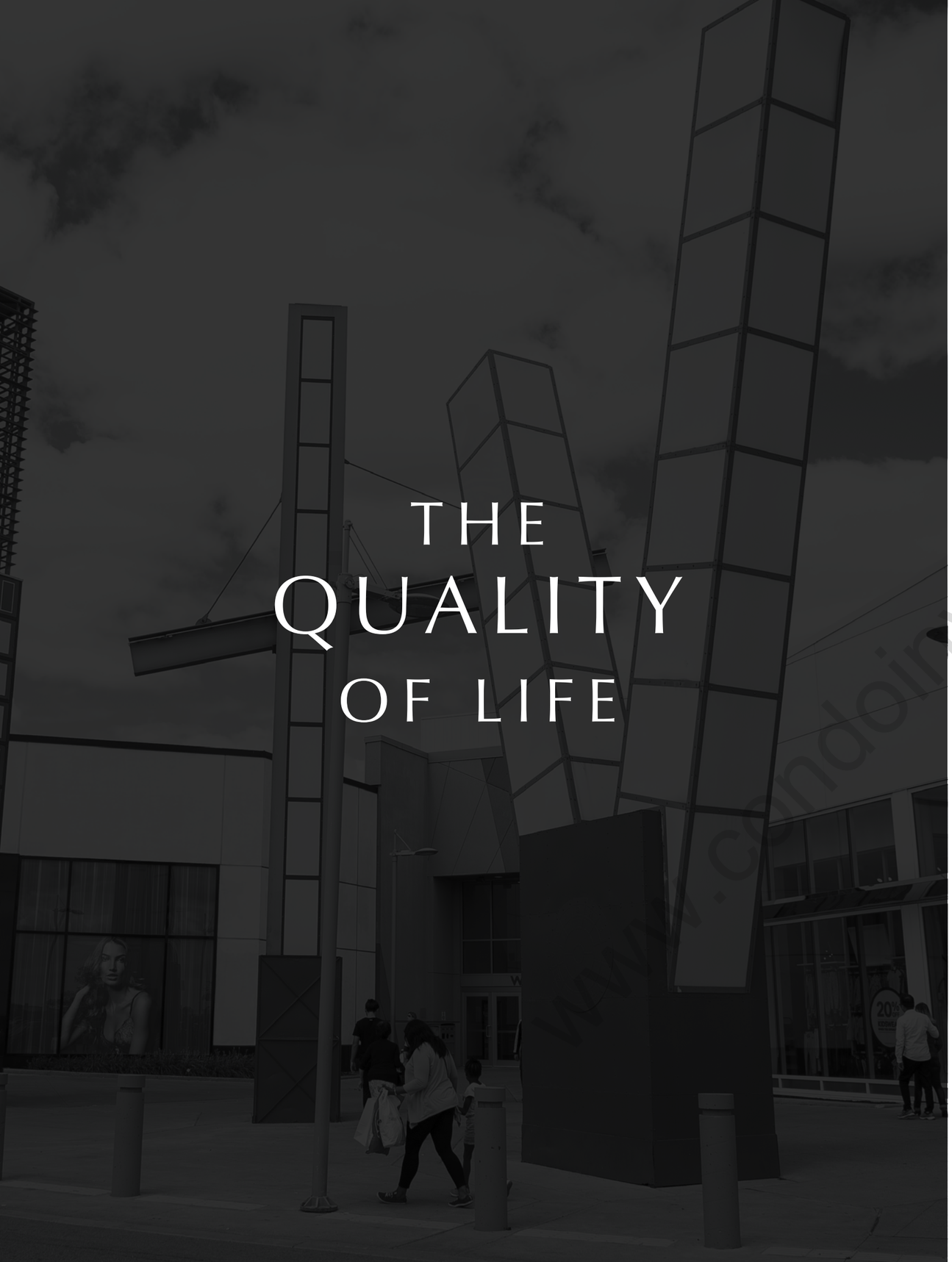


THE QUALITY OF LIFE

The absolute pleasure of having access to everything you need to complement and enhance your life.

www.condoinvestments.ca

AMBIANCE DISTINGUISHED

Make an entrance into a lobby that is the epitome of modern luxury. Classic hotel-inspired design showcases sky-high ceilings and an inviting, sophisticated lounge to welcome you home. Personalized service is a constant with a friendly concierge ready to ensure all your needs are met and expectations exceeded.

www.condoinvestmontreal.ca

7TH FLOOR AMENITY PLAN

EXTERIOR AMENITY SPACE: OVER 6,000 SQ. FT.
INTERIOR AMENITY SPACE: OVER 5,500 SQ. FT.

1. Green Roof
2. Outdoor Patio
3. Party Room
4. Communal Table
5. Kitchenette
6. Private Dining
7. Women's / Men's Change Room
8. Cardio Room
9. Weights Room
10. Yoga Studio
11. Washrooms

www.condoinvestor.ca

INSPIRED WELLNESS

Embrace the modern styling of a well-appointed 1,500 sq. ft. fitness facility that celebrates wellness. Complete with his/her change rooms, fuel your workout with the latest equipment in a cardio room and separate weight room, then find your breath in a serene yoga studio.

www.condoinvestments.ca

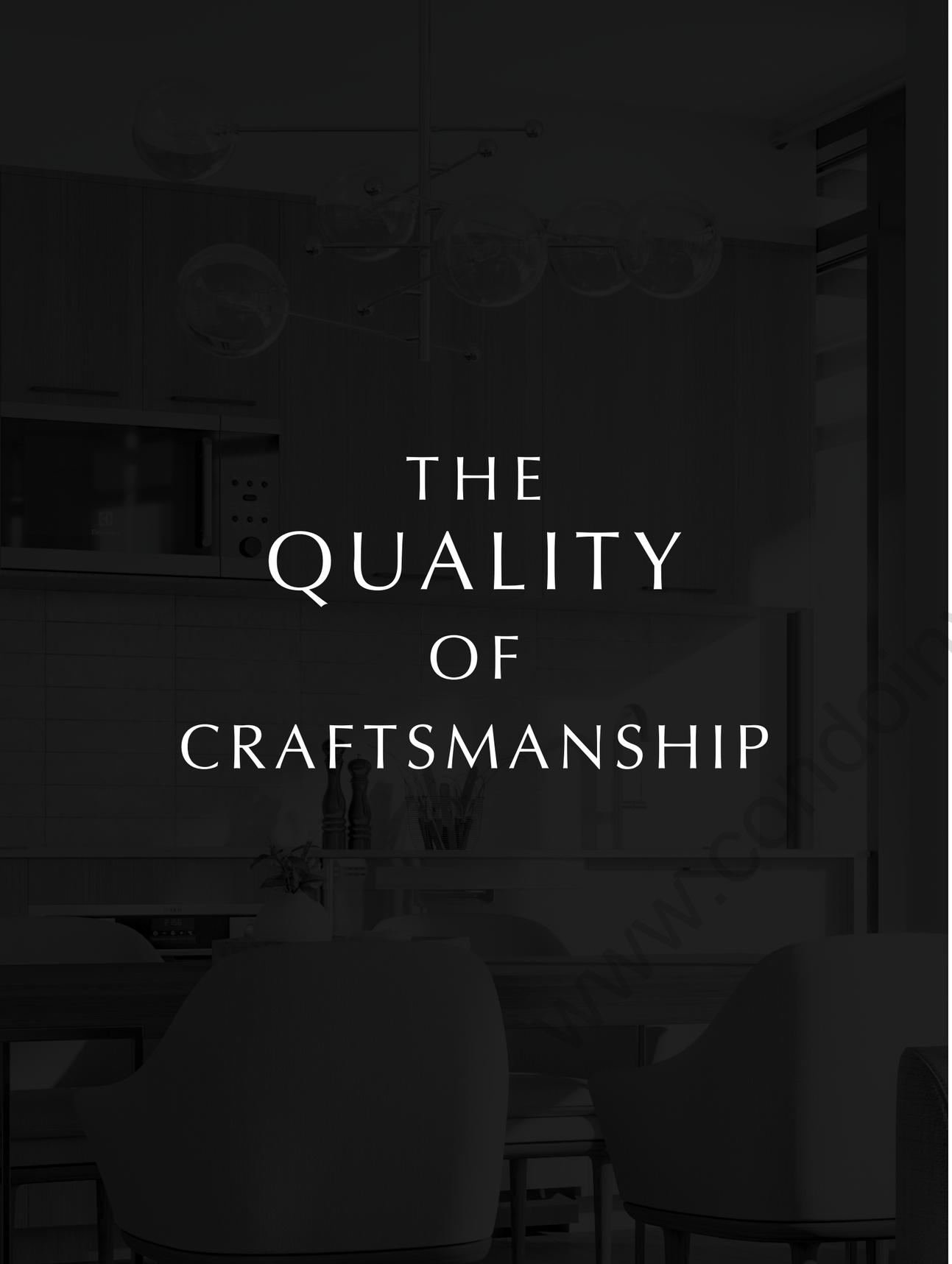
MOMENTS CELEBRATED

Create your own celebrated occasions in one of the two party rooms on the 7th floor with beautiful wrap around views. When epic entertaining is on the menu, gather with friends in your choice of two private dining rooms complete with a catering kitchen.

www.cbrinvestments.com

LIFE ELEVATED

Escape the everyday to a place that truly exemplifies a lush life. A top the podium, a beautifully landscaped terrace invites you to enjoy the best of outdoor living. Part sanctuary, part social scene, with unobstructed views, this is your space to take it all in. Find your place in a secluded alcove, gather fireside in cozy lounge seating or host an alfresco dinner under the stars.



THE QUALITY OF CRAFTSMANSHIP

Even more than a commitment, it's our reputation
for delivering the highest quality expertise and craftsmanship
in creating your perfect home.

www.coridorinvestments.ca

www.condoinvestments.ca

www.condoinvestments.ca

FEATURES AND FINISHES

The difference is in the details.
Expect design innovation. superb crattsmanship
and the highest quality ot teatures and tinishes
that elevate comfort and style.

Quality Kitchen

- 7 ½"-wide laminate flooring, from Vendor's samples
- Undermount stainless steel single sink
- Single lever chrome pull-down faucet by Kohler
- Contemporary designed cabinetry, from Vendor's samples
- Under upper cabinet lighting
- Choice of ¾" quartz countertop with square edge, from Vendor's samples
- Choice of 3" x 12" ceramic backsplash tile, from Vendor's samples
- Contemporary ceiling light fixture

Luxurious Bathroom

- Contemporary designed vanity cabinet, from Vendor's samples, as per plan
- 12" x 24"" Porcelain floor tile for main bathroom and Powder room, from Vendor's samples
- 6" x 36" Porcelain floor tile for Ensuite bathroom, from Vendor's samples
- 12" x 24" Porcelain wall tile for bathtub and shower enclosure, from Vendor's samples
- 2"x 2" Porcelain mosaic tile for shower floor, from Vendor's samples
- Undermount vanity sink as per plan
- Chrome single-lever faucet by Kohler
- Choice of ¾" quartz countertop with standard square edge, from Vendor's samples
- Contemporary mirrored medicine cabinet in main bathroom only
- Privacy locks on bathroom door(s)
- Exhaust fan in all bathrooms vented to outside
- Pressure balanced valve for bathtub and shower by Kohler
- Soaker bathtub, as per plan
- Walk-in shower with glass enclosure and frameless door

Interior Features

- Individual seasonally controlled heating and air conditioning (vertical fancoil(s) complete with electric duct heater)
- Outdoor balcony, terrace or patio, as per plan
- Emergency voice communication system, smoke detector and heat detector per O.B.C.
- White ceramic floor tiles for laundry closet.
- Front loading washer and dryer, colour white
- Suite entry alarm connected to 24-hour-a-day monitoring station. 8-hour-a-day concierge.
- Glass sliding doors monitored for ground floor suites only
- Copper electrical wiring with circuit breaker service panel
- Individual hydro meter

Appliances

- 30" Refrigerator, counter-depth, bottom freezer
- 30" Wide electric cooktop
- 30" Electric wall oven, stainless steel finish
- 24" Built-in dishwasher, door panel to match kitchen door choice
- 30" Built-in combination microwave range hood, stainless steel finish

Living Area Features

- Smooth finished ceilings throughout
- 7 ½"-wide laminate flooring for living room, dining room, den, bedroom(s), hall and foyer, from Vendor's samples
- Mirrored sliding closet door at front foyer, as per plan. Balance sliding closet doors to be finished in a white laminate
- Manual roller shades for windows and balcony or patio sliding door(s).
- Contemporary interior doors with chrome lever hardware
- 2 ¼" Door casing
- 4 ½" Baseboard
- Walls, ceilings and bulkheads to be painted with white latex paint
- 9' Floor-to-ceiling height in principal rooms, except where reduced by dropped ceiling or bulkhead. Suites on LPH level to have 9' 6" ceiling height and suites on PH level to have 10' 6" ceiling height instead of 9' in principal rooms.
- Wood trim and doors to be painted with semi-gloss white latex paint
- Pre-wired telephone outlets in living room, master bedroom, 2nd bedroom or den
- Pre-wired outlets for cable TV in living room, master bedroom, 2nd bedroom or den
- Capped ceiling outlet in dining room
- Ceiling light fixture in bedroom(s) and den
- Ceiling light fixture in foyer
- Electrical outlet located on balcony or terrace
- Eddy Smart Leak Protection System included in maintenance fee.

Please Note: The Vendor shall have the right to make reasonable changes in the opinion of the Vendor in the plans and specifications if required and to substitute other material for that provided for herein with material that is of equal or better quality than that provided for herein. The determination of whether or not a substitute material is of equal or better quality shall be made by the Vendor's architect whose determination shall be final and binding. The Purchaser acknowledges that colour, texture, appearance, grains, veining, natural variations in appearance etc. of features and finishes installed in the Unit may vary from Vendor's samples as a result of normal manufacturing and installation processes and as a result of any such finishes being of natural products and the Purchaser agrees that the Vendor is not responsible for same. The Vendor is not responsible for shade difference occurring in the manufacture of items such as, but not limited to, finishing materials or products such as carpet, tiles, bath tubs, sinks and other such products where the product manufacturer establishes the standard for such finishes. Nor shall the Vendor be responsible for shade difference in colour of components manufactured from different materials but which components are designed to be assembled into either one product or installed in conjunction with another product and in these circumstances the product as manufactured shall be accepted by the Purchaser. Purchaser acknowledges and agrees that carpeting may be seamed in certain circumstances and said seams may be visible. Purchaser acknowledges and agrees that pre-finished wood flooring (if any) may react to normal fluctuating humidity levels inducing gapping or cupping. The Purchaser acknowledges that marble (if any) is a very soft stone which will require a substantial amount of maintenance by the Purchaser and is very easily scratched and damaged. Plans and specifications are subject to change without notice. E.&O.E.

YOUR NEW HOME IS PROTECTED BY FOUR LEVELS OF GUARANTEES
- One Year Guarantee on the workmanship and materials of your new home, a guarantee backed by the TARION* New Home Warranty Program (the new name for the trusted Ontario New Home Warranty Program).
- Full 2 years coverage on electrical, plumbing, heat delivery & distribution system.
- The TARION* New Home Warranty Program 7 Year Structural Guarantee on major structural components of your new home.
- Individual components in your new home are guaranteed by the manufacturer. Warranties provided by these reputable brand-name manufacturers are all passed on to you.

*See the TARION New Home Warranty Program for full warranty details.

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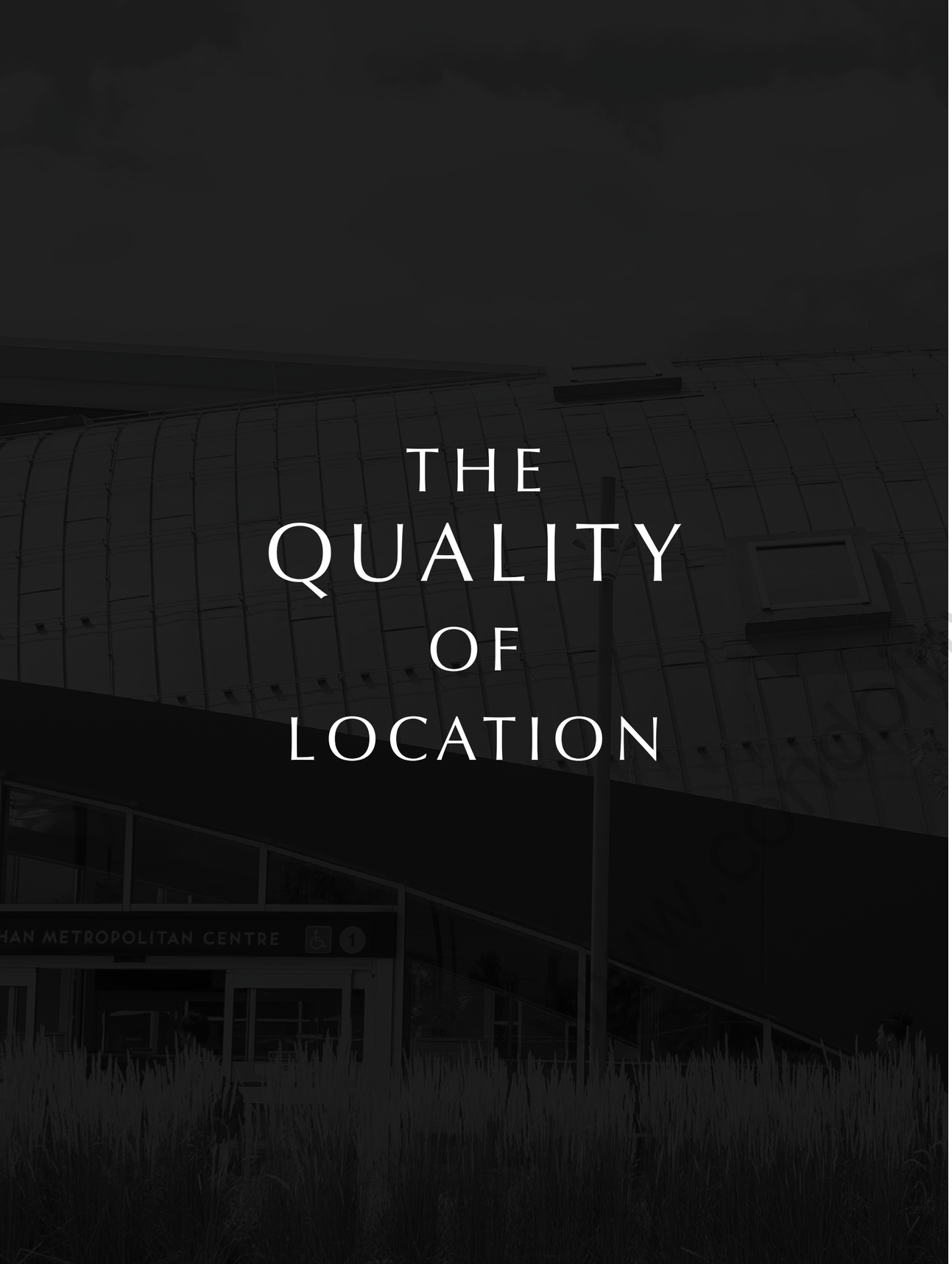
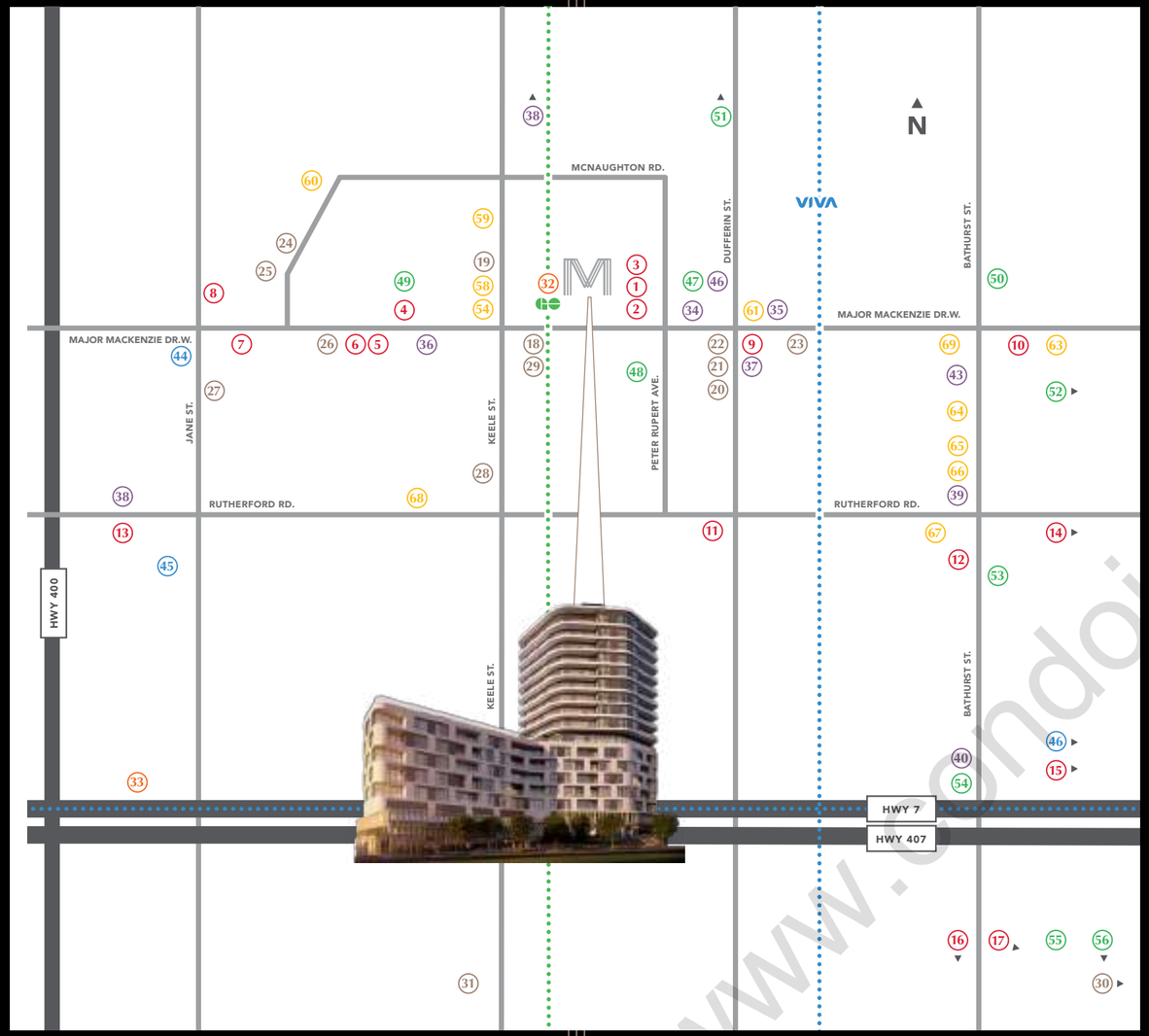


THE QUALITY OF LOCATION

Linking you to everything you need.
and all the things
you never knew you needed.

Investments.ca



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RETAIL

1. Walmart - 1min
2. Marshalls - 2min
3. Lowe's Home Improvement - 1.5min
4. Totera Fine Foods - 6min
5. Nature's Emporium - 6min
6. St. Phillips Bakery - 7min
7. Fortinos - 8min
8. Longo's - 8min
9. LCBO - 6min
10. Sue's Fresh Market - 9min
11. No Frills - 8min
12. Sobeys - 12min
13. Vaughan Mills - 14min
14. Hillcrest Mall - 14min
15. Best Buy - 17min
16. The Promenade - 20min
17. Shoppers Drug Mart - 18min

SCHOOLS & SERVICES

18. Civic Centre Resource Library - 3min
19. Maple Library - 4min
20. Scotiabank - 4min
21. Canada Post - 6min
22. RBC Royal Bank - 4min
23. TD Canada Trust Branch and ATM - 6min
24. Divine Mercy Catholic Elementary School -7min
25. Michael Cranny Elementary School - 9min
26. Elementary School Catholic Le-Petit-Prince 7min
27. CIBC - 8min
28. Father John Kelly Catholic Elementary School - 8min
29. Vaughan City Hall - 5min
30. Seneca College - 23min
31. York University - 17min

TRANSIT

32. Maple GO Station - 1min
33. Vaughan Metropolitan Centre TTC - 15min

RESTAURANTS

34. Tim Hortons - 4min
35. Starbucks - 4min
36. Farro Ristorante - 4min
37. Teresa's Restaurant - 5min
38. The Keg Steakhouse + Bar - 12min
39. Aroma Espresso Bar - 11min
40. Stonefire - 13min
41. Lago Restaurant - 5min
42. Locale Restaurant - 10min
43. Sorrento North Ristorante - 8min

ATTRACTIONS

44. Canada's Wonderland - 10min
45. Legoland Discovery Centre - 14min
46. SilverCity Richmond Hill - 17min

PARKS & RECREATIONS

47. Eagles Nest Golf Club - 5min
48. Jack Pine Park - 4min
49. Maple Community District Park - 4min
50. Rumble Pond Park - 9min
51. Maple Downs Golf & Country Club - 10min
52. The Wave Pool - 11min
53. Richmond Hill Country Club - 10min
54. Sugarbush Heritage Park - 13min
55. Uplands Golf & Ski Club - 21min
56. The Thornhill Club - 21min

HEALTH & WELLNESS

57. Maple Health Care & Rehab - 3min
58. Maple Community Centre - 3min
59. Health Centre of Maple - 4min
60. Back To Health Chiropractic Centre - 4min
61. Modo Yoga Maple - 6min
62. Pure Motivation Fitness Studios - 4min
63. Mackenzie Richmond Hill Hospital Emergency Room - 10min
64. Richvale Athletic Park - 13min
65. Mount Sinai Centre for Fertility and Reproductive Health - 10min
66. Lebovic Jewish Community Campus - 10min
67. LA Fitness - 10min
68. Vaughan Community Health Centre - 10min
69. Mackenzie Vaughan Hospital - 6min

THE MACKENZIE

BOUTIQUE CONDOS IN MAPLE

DIVERSE RETAIL & RESTAURANTS

Discover a great assortment of retail and restaurants in and around Maple. Mega mall Vaughan Mills has over 200 stores, restaurants, and entertainment outlets including Pro Hockey Life, Bass Pro Shops Outdoor World and LEGOLAND Discovery Centre. There's Hillcrest Mall with a Hudson's Bay, Sporting Life and Sephora, as well as the Promenade Mall and Elgin Mills for even more food and fashion. You'll also find big box outlets and unique boutiques for all your wants and needs.

Foodies can indulge in a diverse selection of dining from fabulous International fare, steakhouses and quaint little cafes.

Preview

8 MINS. AWAY

McMichael Canadian Art Collection Gallery 18 MINS. AWAY

13 MINS. AWAY

14 MINS. AWAY

Mill Pond Park 10 MINS. AWAY

Vaughan Civic Centre Library 4 MINS. AWAY

VIBRANT WITH ENTERTAINMENT

Arts, culture and wild amusement – Maple celebrates diverse opportunities for fun. For a day of thrills, head over to Canada's largest theme park – Canada's Wonderland featuring over 200 attractions, 70 rides including 16 rollercoasters, and Splash Works, a 20-acre water park. For lovers of Canadian art, the McMichael Canadian Art Collection presents a stunning gallery set amid 100-acres of woodland showcasing works from the Group of Seven and other celebrated Canadian artists.

www.investment

SCENIC NATURE

Maple is abundant in natural beauty boasting 10 parks within only 7 minutes! The local favourite, Mackenzie Glen District Park features hiking trails, scenic ponds, picnic areas, playgrounds, a splash pad, and outdoor concerts. New to the area is the first phase of Vaughan's 900-acre North Maple Regional Park, a destination for recreational and cultural activity. Presently it offers 5 km of trails and 200-acres of open green space that includes 2 FIFA-certified soccer fields with spectator seating and pavilion.

For a wilder walk in the woods, the Maple Nature Reserve is a lush 35-hectare area consisting of various habitats, wildlife and over three km of trails, while just a 16 minute drive lands you at the Kortright Conservation Centre with over 325 hectares of pristine woodlands and 16 km of year-round hiking trails.

For those who prefer a more manicured outdoor experience, The Mackenzie is just minutes away from 5 great golf courses, including one of the most prestigious courses in the GTA – Eagles Nest Golf Club.

www.mdoinvestments.ca

ESSENTIAL WELLNESS

Living in Maple gives you access to an abundance of premier health care, clinics and fitness facilities within close proximity to support you, your loved ones and even four-footed friends.

With completion scheduled for 2020, Mackenzie Vaughan Hospital will be the first hospital to be built in the York Region in the last 30 years and will provide increased access to state-of-the-art healthcare services. Mackenzie Vaughan Hospital will be the first hospital in Canada to feature fully integrated "smart" technology systems and medical devices that can speak directly to one another to maximize information exchange.

Vaughan Community Health Centre
9401 Jane St. (11 min.)

Health Centre of Maple 10424 Keele St. (10 min.)

Maple Health Care & Rehab 10175 Keele St. (3 min.)

Back to Health Chiropractic Centre
20 Cranston Park Ave (4 min.)

Mount Sinai Hospital Sherman Health and Wellness Centre Family Medicine
9600 Bathurst St. (9 min.)

Vaughan Children's Dentistry
1460 Major Mackenzie Drive W. (6 min.)

Walt Orthodontics
1530 Major Mackenzie Drive W. (3 min.)

Norton Dental Vaughan
1490 Major Mackenzie Drive W. (4 min.)

Family Dentistry in Maple
10083 Keele St. (3 min.)

Avro Pet Hospital
9699 Jane St. (9 min.)

Eagles Landing Animal Hospital
1380 Major Mackenzie Drive W. (5 min.)

Maple Veterinary Clinic
10040 Keele St. (4 min.)

LA Fitness
9350 Bathurst St. (10 min.)

Modo Yoga
1480 Major Mackenzie Dr W. (6 min.)

Pure Motivation Fitness Studios
1410 Major Mackenzie Dr W. (5 min.)

Studio Lagree
1033 Edgeley Blvd. (14 min.)

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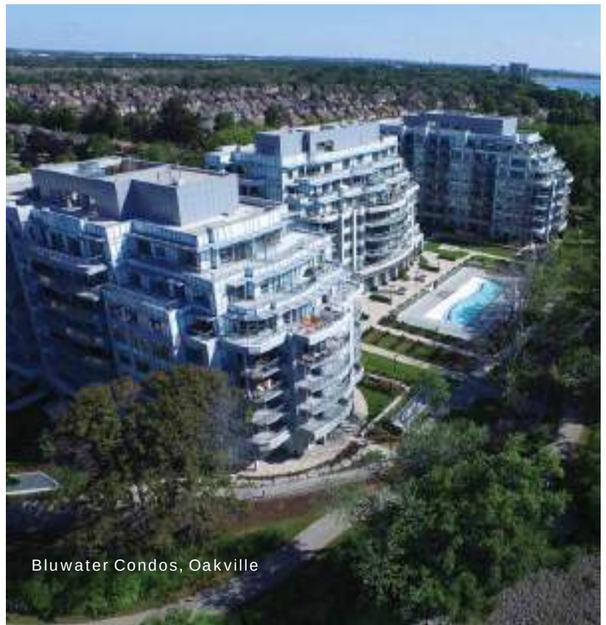
THE QUALITY OF PEMBERTON

The Urban Townhome Collection, Toronto

SkyCity Condominiums, Richmond Hill

U Condominiums, Toronto


Bluwater Condos, Oakville

Pemberton

Everything a home should be

Trust isn't given. It's built over decades. Pemberton Group has been creating successful residential and commercial developments in many of the Greater Toronto Area's best locations. Each Pemberton condominium community is built to the highest standard with meticulous attention to detail, cutting-edge recreational facilities, superb customer service, and lasting value.

A Pemberton condominium stands apart from the crowd. Residents enjoy design creativity and top craftsmanship and are surrounded by quality features and outstanding amenities. At present, Pemberton Group has several prestigious condominiums in various stages of development across the Greater Toronto Area, including Downtown Toronto, Yonge & Eglinton, Mississauga, Maple, Richmond Hill and Stouffville.