

# newcondos



## Passport, please

Perspective Condominiums' model evokes happy times through travel memorabilia *By Lisa Van de Ven*

Clean-lined furniture and warm neutral colours make for a look interior designer Bryon Patton labels "New Elegance" in the two-bedroom model suite at Perspective Condominiums. "This model was designed to appeal to a more mature professional/empty nester couple that are looking for a comfortable, carefree lifestyle," says Patton, who designed the space with Sean Swayze and Liz McKay, all of Bryon Patton and Associates. Keeping in mind the "sophisticated and well-travelled" buyer, the team introduced exotic accents, as well as art and accessories with a "collected feel," including Murano glass, antique engravings and black-and-white photography. The colour tones throughout are rich browns, bronze, sage and ebony, with aquamarine and Bordeaux accents. "(It) has a warm, comfortable look," Patton adds. Suites at Perspective, by Pianosi Development Corp., range from 602 to 1,223 square feet and from \$299,900 to \$595,400. The sales office is located at 290 Scarlett Rd., Toronto, and opens Monday to Friday from noon to 6 p.m., and weekends from noon to 5 p.m. Call 416-242-3500 or visit perspectivecondos.com.

**1** In lieu of traditional bookshelves, Patton used this picture of antique books in the den, printed on Plexiglas and mounted against a chocolate brown wall. "(It) suggests old and new — the mellow tones of the antique books coupled with the crisp sheen of the plexi," he says.

**2** Patton mixes up design styles in the open-concept den area, and this desk is just one example. While the desk itself, from Structube, features a contemporary polished-steel-and-walnut design, it's paired with a more traditional black leather banker's chair and a vintage pecan side chair.

**3** "This is a great solution to display collectibles — from favourite books to travel souvenirs," Patton says of the thick, wood shelves installed on the den's wall. Another favourite accessory is the Persian area rug, which suggests something residents may have brought from a former home.

**4** Purchased from Nu-vo, the living room's polished-steel-and-glass coffee table "could easily be from the '70s," Patton says. Its vintage vibe "appeals to both a younger and older market," he adds, while the round shape means there are no sharp corners to bump into.

**5** "This chest suggests a collected piece from travels to the Far East and is an exotic focal point for the room," says the designer. The brown lacquered chest is inlaid with mother of pearl, and features rock crystal pulls. Murano glass vases on top "add sparkle."

**6** A series of black-and-white drawings, framed in wood and hung on the living room wall, display classic buildings from European capitals, further suggesting residents who like to travel. "We took these prints from an architectural book," says Patton. "(It's) simple but with a touch of elegance."

### FOR SALE

Price range: Starting from the mid \$200,000s  
Location: Sheppard Avenue and Don Mills Road, North York



**COMMUNITY CENTRE** Part of the master-planned Emerald City community, Colours of Emerald City was designed by WZMH Architects, with interiors by II BY IV Design Associates. The site is located close to the Sheppard subway line and Fairview Mall, with highways 401, 404 and the Don Valley Parkway easily accessible. **Builder/developer** Emerald City Developments **What's new** The developer recently celebrated the site's groundbreaking. **Building** 13 storeys **Suites** One-bedroom, one-bedroom-plus-den, two-bedroom and two-bedroom-plus-den layouts **Size** 495 to 840 square feet **Occupancy** Tentatively slated for June 2017 **Features** Units will have nine-foot ceilings, quartz or granite kitchen countertops, and integrated or stainless steel appliances.

**Amenities** The site will feature a fitness centre, hot tub, his and hers saunas, pool, party area, dining room, lounge, screening room, games room and guest suite. **Standouts** The new Parkway Forest Community Centre will be close by. **Sales office** Located at the southeast corner of Don Mills and Sheppard Avenue, North York. Open Monday to Thursday from 11 a.m. to 6 p.m., and weekends from noon to 5 p.m. Call 416-492-0001 or visit emeraldcitylife.ca. *L.V., National Post*

Price range: Starting from the mid \$300,000s  
Location: York and Harbour streets, Toronto



**DIRECT CONNECTION** Featuring 1,315 units in total, Harbour Plaza Residences is a two-tower condominium project designed by architects Alliance, with interiors by Ceconi Simone and landscape architecture by NAK Design Strategies. **Builder/developer** Menkes Developments **What's new** Construction begins this summer **Building** 65 and 69 storeys **Suites** Studio, one-bedroom, one-bedroom-plus-den, two-bedroom, two-bedroom-plus-den and three-bedroom units **Size** 373 to 1,907 square feet **Occupancy** May 2017 **Features** Nine-foot smooth-finished ceilings in principal rooms; engineered hardwood flooring; individual heating and cooling; quartz or granite countertops; and ceramic, porcelain or glass mosaic tile backsplashes.

**Amenities** 24-hour concierge, two guest suites, a fitness centre, an indoor pool, a business centre, a games room, an on-site recreation coordinator, a party room, fireplace and theatre lounges, a terrace with barbecues, an outdoor lounge **Standouts** Connects to the underground PATH network. **Sales office** The Menkes Condo Centre, 770 Bay St., Toronto. Open Monday to Thursday noon to 6 p.m., and weekends noon to 5 p.m. Call 416-591-7700 or visit menkes.com *L.V., National Post*

Price range: \$199,900 to over \$1 million  
Location: Yonge Street and Eglinton Avenue, Toronto



**24/7 LIFESTYLE** Designed by Peter Clewes of architectsAlliance, 150 Redpath is a new midtown condominium project. Close to the Eglinton subway station, the site will feature 543 units. **Builder/developer** Capital Developments and Freed Developments **Building** 38 storeys **Suites** Studio, one-bedroom, one-bedroom-plus-den, two-bedroom, two-bedroom-plus-den and three-bedroom-plus-den layouts **Size** 331 to 1,403 square feet **Occupancy** Fall 2018 **Features** Units will have nine-foot exposed concrete ceilings (as per plan), floor-to-ceiling windows, engineered laminate flooring, integrated appliances, solid surface kitchen countertops and glass mosaic tile backsplashes. **Amenities** The site will have

24-hour concierge service, fitness facilities, a games room with a golf simulator, an outdoor infinity pool, a hot tub, a fireside lounge, barbecues, a party room, a spa area with treatment rooms and a steam room. **Standouts** A 24-hour diner on the ground level will service the rooftop pool deck and provide room service to residents. **Sales office** Located at 2239 Yonge St., Toronto. Open Monday to Wednesday from noon to 6 p.m., Thursday from noon to 7 p.m., and weekends from noon to 5 p.m. Call 416-996-5428 or visit redpathcondos.com. *L.V., National Post*

### MORTGAGE RATES 08.07.2015

Rates are subject to change. Selection of financial institutions may vary weekly. Figures supplied by Fiscal

	Variable rate	6months	1yr	2yr	3yr	4yr	5yr		Variable rate	6months	1yr	2yr	3yr	4yr	5yr
<b>BANKS</b>								<b>TRUST LOAN</b>							
ATB Financial	2.35	4.00 - 4.00op	2.94 - 4.00op	2.64 - 4.00op	2.59	2.69	2.79	Community Trust	n/a	6.50	3.14	3.25	3.95	4.39	4.64
Alterna Svgs/Alterna Bk	2.55	4.00 - 6.30op	2.85 - 5.30op	2.85	2.59	2.94	2.98	Concentra Financial	n/a	5.00 - 6.70op	2.89 - 6.30op	2.59	3.39	3.89	4.64
Bank of Montreal	2.85	4.00 - 6.30op	2.89 - 6.30op	2.84	3.39	3.89	2.74	Effort Trust	n/a	4.45 - 6.30op	3.35 - 6.30op	3.50	3.70	4.30	4.35
Bank of Nova Scotia	2.85	4.55 - 6.45op	3.29 - 6.50op	3.09	3.39	3.89	4.49	Home Trust Company	2.35	3.95	2.69	2.35	2.39	2.59	2.59
Canadian Western Bank	-	4.00 - 6.45op	3.14 - 6.30op	3.04	3.65	4.20	4.74	Investors Group Trust	n/a	4.20 - 6.50op	3.14 - 6.30op	3.09	3.39	3.89	2.99
CFF Bank	-	-	2.99	2.79	2.49	2.89	2.69	MTCC	2.85	4.55 - 6.45op	3.29 - 6.50op	3.09	3.39	3.89	4.49
CIBC	2.85	6.70op	1.99 - 6.35op	2.84	3.55	2.69	4.79	<b>OTHER</b>							
Equitable Bank	-	-	3.14	3.04	3.65	4.39	4.64	Airline Financial C.U.	4.00	-	3.01 - 6.25op	3.10	3.33	3.65	3.13
ICI Bank Canada	2.90	-	3.15	3.65	3.64	3.69	3.69	Comtech Credit Union	2.45	6.20 - 6.40op	2.89 - 6.30op	2.89	2.95	2.99	2.69
Manulife Bank	2.55	4.45	3.00 - 3.35op	2.94	2.84	2.79	2.79	DUCA Credit Union	2.65	-	3.09 - 5.75op	3.00	2.99	3.09	2.69
National Bank	n/a	4.40 - 6.70op	2.89 - 6.70op	2.84	3.39	2.74	2.84	First National Fin. LP	-	3.10	2.29	2.19	2.34	2.54	2.69
President's Choice Finan	2.50	-	-	2.29	3.49	2.67	4.44	FirstOntario C.U.	2.85	6.34op	2.89 - 6.34op	2.59	2.69	2.84	2.69
Royal Bank	2.85	6.30op	3.14 - 6.30op	3.04	3.65	4.39	4.64	Industrial Alliance/IAP	-	-	3.19	2.79	2.89	2.99	2.74
TD Canada Trust	2.85	-	2.89 - 6.30op	2.24	3.39	3.89	2.74	Luminus Financial	2.80	-	2.95 - 6.25op	2.90	3.40	3.90	4.45
Tangerine	2.85	-	3.19	3.24	3.49	3.69	3.79	Meridian Credit Union	2.65	4.00	3.09 - 6.30op	3.09	3.55	3.29	2.69
								PACE Savings & C.U.	-	5.00 - 6.70op	2.89 - 6.30op	2.59	3.39	3.89	4.64
								Parama Credit Union	2.65	-	2.80 - 2.95op	2.85	2.95	3.05	3.15

\*Also offer 7- to 10-year mortgages. op = open mortgage. n.a. = not available from company. ro=renewals only dashes (-) mean companies not quoting at present.