



Wilson West Condos

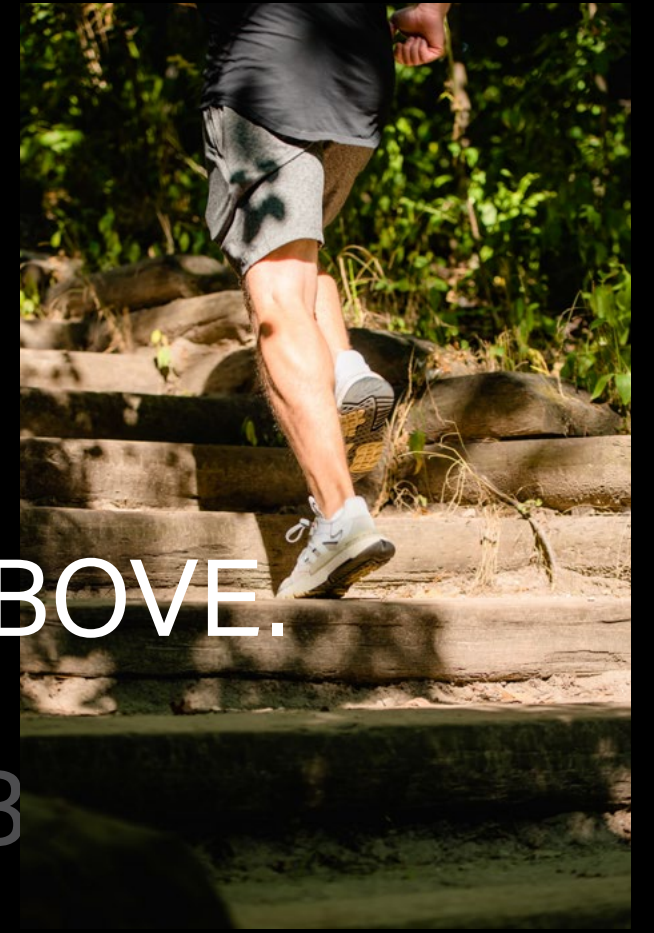


Curated by First Avenue

WILSON WEST CONDOS



A STEP ABOVE.



WILSON WEST

A STEP AB

WILSON WEST CONDOS

A STEP ABOVE.



THE WILSON WEST CONDOS

Welcome to Wilson West Condos

This 12-storey condominium provides residents with a perfect stepping stone towards a strong, connected community with greater convenience and more opportunities. With a wide variety of suite options ranging from 1 to 3 bedrooms available, Wilson West Condos truly offers you the next step you need to level up and move ahead.



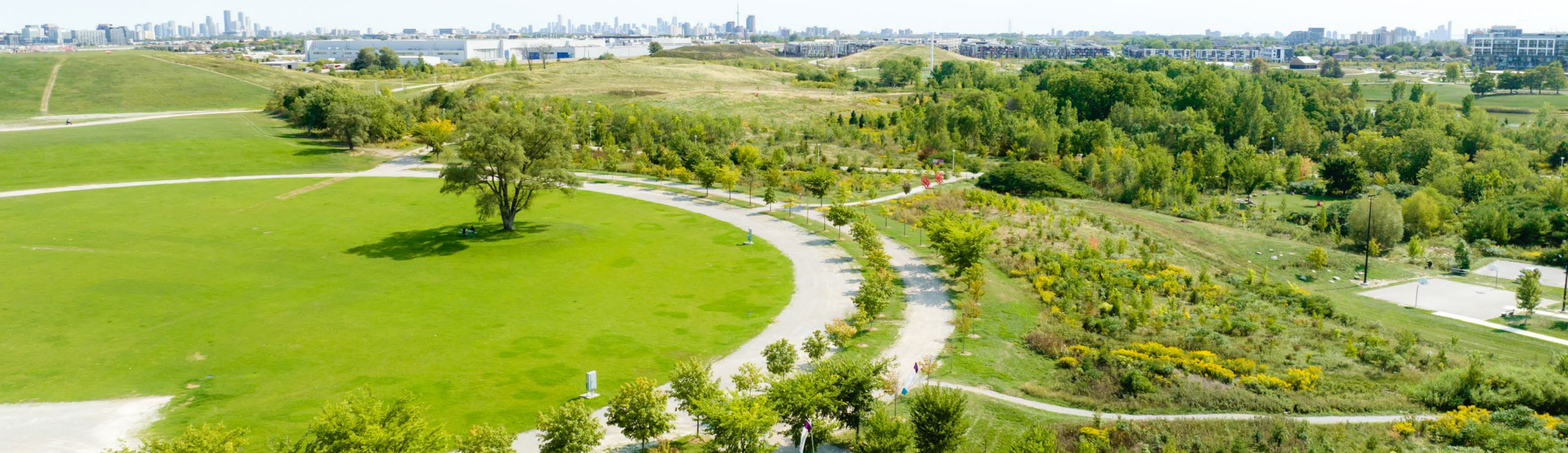


The contemporary architecture and design of the building gives Wilson West a distinct feel, separating it from other buildings in the area. The light and dark materials help the building stand out and make a statement with eye-catching contrast. The stepped terraces give residents access to private outdoor space to make their own, while the large glass windows provide an abundance of natural lighting for a truly harmonious and luxurious living experience.



CONVENIENTLY LOCATED

Wilson West is located in one of North York's most up-and-coming neighbourhoods. The building is conveniently located just minutes away from Highway 401, the Wilson subway station, and TTC transit stops, allowing residents to easily navigate around the area. Whether you are looking for a way to get to work or want to head out on the town, there's a way for you to get around. Wilson West also provides unique access to green spaces and outdoor living to inspire conversation, community interaction, and foster health and wellbeing.





01

Accessibility

02

Convenience

03

Community

04

Style

05

Wellness

06

Design

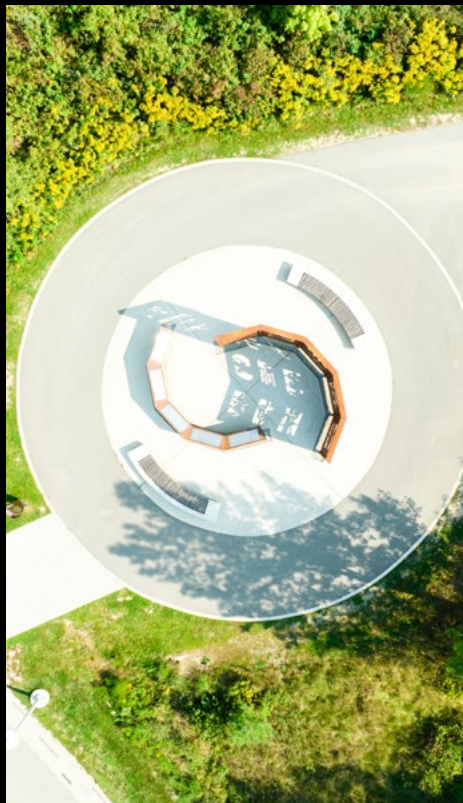
Wilson Subway Station
8-minutes



Keele & 401
2-minutes



Parc Downsview Park
9-minutes



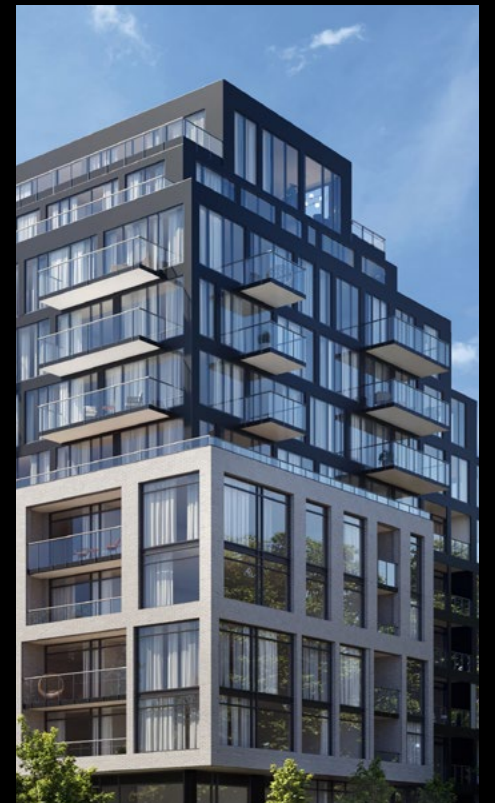
Yorkdale Shopping Centre
5-minutes



North Park
5-minutes



Wilson West Condos
Home



Community Map

● RETAIL

- 1. Yorkdale Shopping Centre
- 2. Lawrence Allen Centre
- 3. Winners
- 4. Downsview Shopping Centre
- 5. Castlefield Design District

● GROCERY & LIQUOR

- 6. No Frills
- 7. LCBO
- 8. Costco
- 9. Metro
- 10. Fortinos
- 11. Walmart
- 12. No Frills
- 13. Metro
- 14. Walmart

● DINING

- 15. Yorkdale Dining
 - JOEY Yorkdale
 - The Cheesecake Factory
 - TORA

● HEALTH & WELLNESS

- 16. Humber River Hospital
- 17. Baycrest
- 18. Wynn Fitness
- 19. Crossfit AIO
- 20. APEX Training Centre

● EDUCATION

- 21. Highview Public School
- 22. Pierre Laporte Middle School
- 23. Downsview Elementary School
- 24. Downsview Secondary School
- 25. Saint Fidelis School
- 26. Ancaster Public School
- 27. Maple Leaf Public School
- 28. Blaydon Public School
- 29. Sheppard Public School
- 30. St. Raphael Catholic School

● PARKS & RECREATION

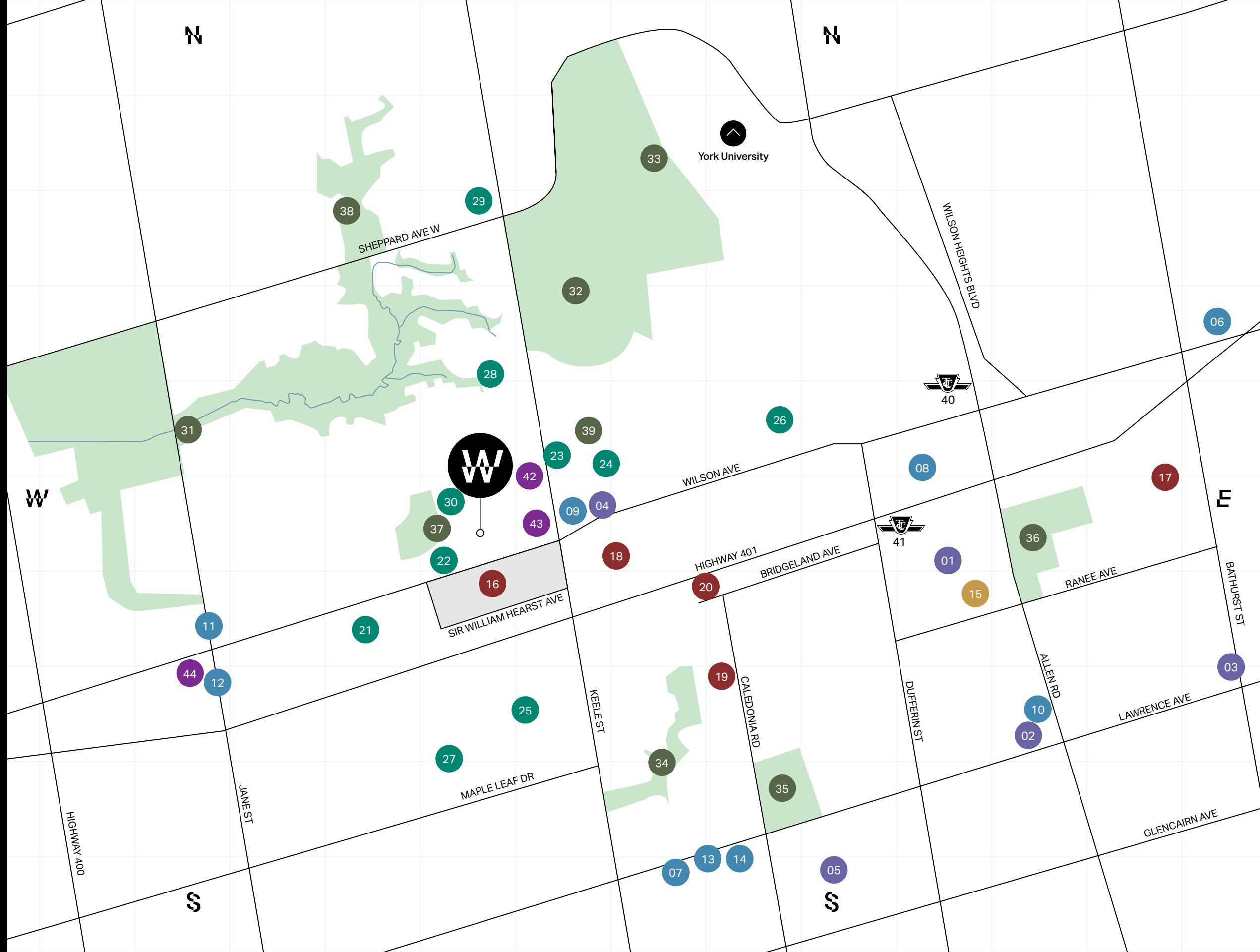
- 31. Downsview Dells Park
- 32. Parc Downsview Park
- 33. The Hangar
- 34. North Park
- 35. Caledonia Park
- 36. Baycrest Park
- 37. Roding Park
- 38. Northwood Park
- 39. Toronto Public Library

TRANSIT

- 40. Wilson Station
- 41. Yorkdale Station

● FINANCE

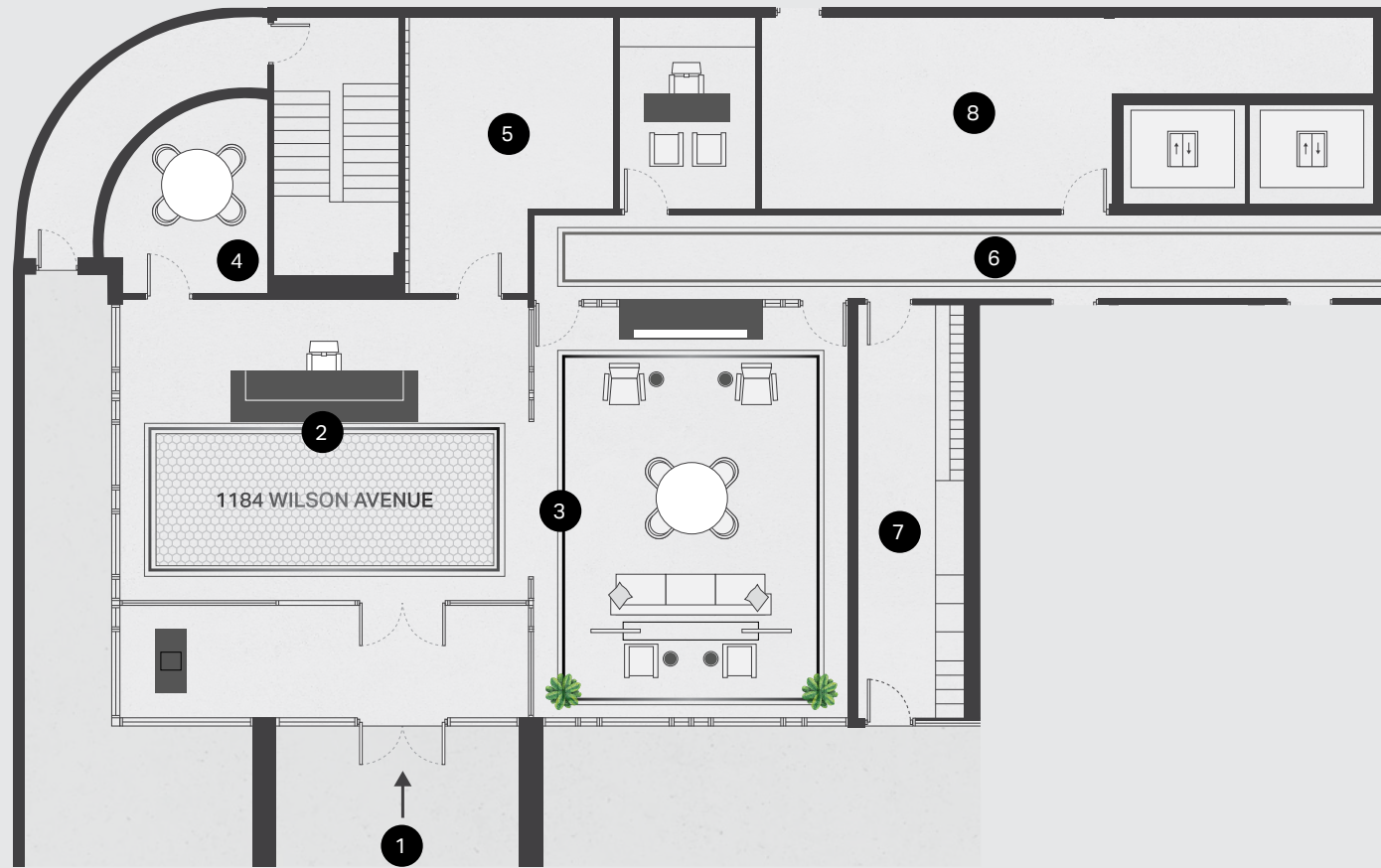
- 42. RBC
- 43. CIBC
- 44. Scotiabank





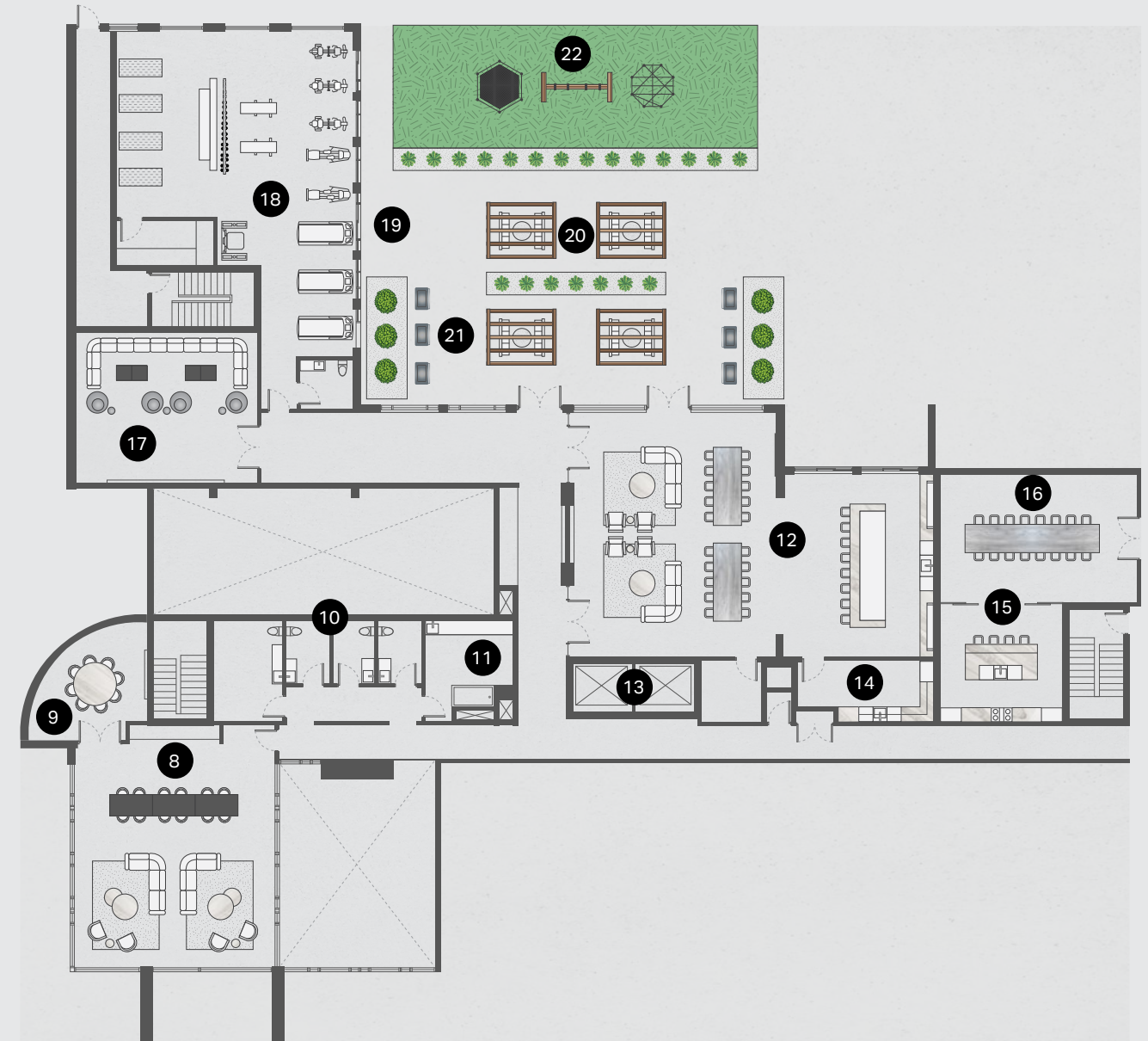
Move ahead.

Step forward.



Ground Floor Amenities

- 1 Entrance
- 2 Reception
- 3 Lobby Lounge
- 4 Staff Lounge
- 5 Parcel Room
- 6 Elevator Corridor
- 7 Mailroom & Parcel Lockers
- 8 Moving Room



Second Floor Amenities

- 8 Work-Share Lounge
- 9 Meeting Room
- 10 Washrooms
- 11 Pet Spa
- 12 Lounge
- 13 Storage
- 14 Catering Room
- 15 Chef's Kitchen
- 16 Private Dining Area
- 17 Theatre Room
- 18 Fitness Facility
- 19 Courtyard
- 20 Pavilions
- 21 Barbeque Area
- 22 Play Area

Lobby

From the moment you enter the building, Wilson West welcomes you home with our sophisticated lobby. The extremely high ceilings provide a sense of grandeur as soon as you walk in the door. Tall windows allow for an abundance of natural light, and the modern industrial vibe with unique lighting and a contrast of light, dark, and warm materials provides visual interest that is unparalleled in the area.



R • SOCIALIZE • LOUNGE • WORK • GATHER • SOCIALIZE • LOUNGE • WORK • GATHER • SOCIALIZE • LO



Lounge

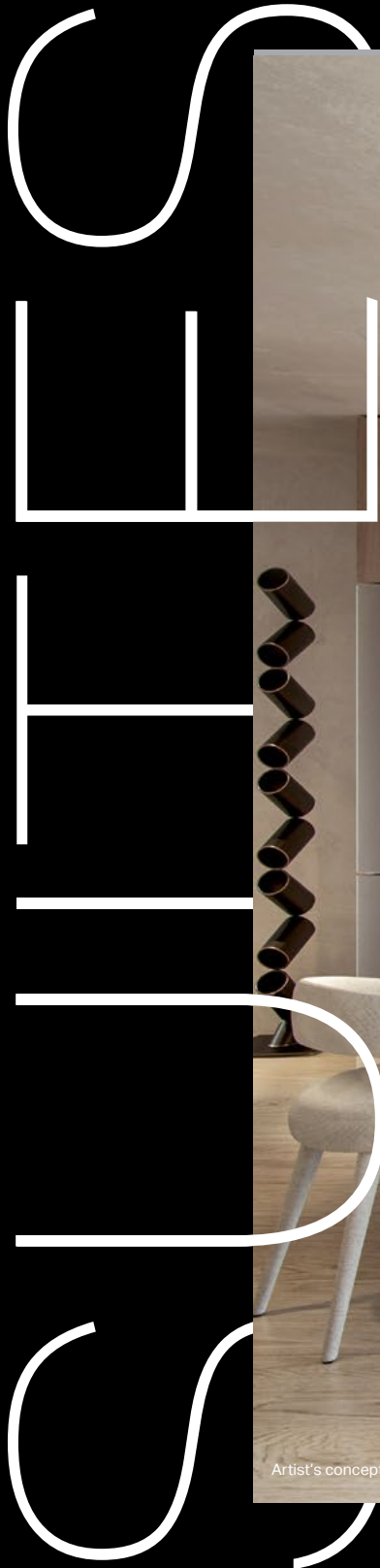
The Lounge provides residents with the perfect place to meet, interact, converse, and create lasting connections. The shared amenity features a cozy lounge seating area, dining area and a high top bar. There is also a kitchenette and catering room, making it the perfect place to entertain and host intimate gatherings with friends and family. The Lounge looks out onto the beautiful Wilson West courtyard. In warm weather, you have the use of an access door to take your gathering outside and experience the lush beauty of the outdoors, while natural lighting via large floor to ceiling windows takes care of events during the rest of the year.

FRESH • RESET • PLAY • RECHARGE • FRESH • RESET • PLAY • RECHARGE • FRESH • RESET • PLAY • REC



Courtyard

We understand the need residents have for outdoor areas and green spaces, even in an urban setting. The vibrant courtyard filled with trees and outdoor amenities fulfills that desire. The outdoor areas also feature pavilions, lounge seating areas, beautiful landscaping, and a seamless connection between interior amenities and the courtyard. Wilson West provides a true oasis for those who want to experience the simple and natural benefits a warm breeze and picturesque landscape can bring.



Artist's concept. E. & O.E.

Suites

Wilson West contains a wide range of suites, each with a thoughtfully designed floor plan catering to the needs of the modern condo owner. Wilson West suites feature large windows, expansive 9-foot ceilings, private terraces and balconies, and a practical open layout that will delight any resident. With plenty of natural light, a sleek design, and beautiful modern finishes, the overall impact of each and every suite reflects the rest of the building's design and aura.



UNWIND • ENTERTAIN • DINE • VIEWS • UNWIND • ENTERTAIN • DINE • VIEWS • UNWIND • ENTERTAIN • D



Terraces + Balconies

Wilson West makes the most of the exterior space with our extensive terraces and balconies. Most people are forced to resign themselves to the idea that condo living means they won't get access to verdant and vibrant outdoor space. At Wilson West most suites come with spacious terraces, allowing residents to experience a higher level of luxury than is expected in typical condo living. The unique step design of the Wilson West building also ensures that views are unobstructed and your outdoor space isn't impeded by a neighbour.

FEATURES



&

FINISHES

Building Features

- A stylish, 12-storey boutique style building on Wilson Avenue
- Minutes away from Highway 401, Wilson Subway Station and Yorkdale Mall
- Sophisticated lobby and amenity finishes
- Indoor amenities include a dining and lounge space with adjoining catering room; private dining room and chef's kitchen; fully equipped fitness facility; theatre room; dog wash station, and a work-share lounge with private meeting space
- Outdoor amenities include a courtyard with barbeque stations and pergolas; children's play area; outdoor pet area; landscaped grounds designed by Strybos Barron King Ltd.
- Concierge service provided
- Parcel room
- Option for parking space with individually metered 240V outlet to accommodate electric vehicle charger¹
- Bicycle and storage lockers¹

Security Features

- Secure access to front lobby
- Camera security system throughout amenity and common areas
- Key fob access to common areas
- Below-grade parking with security cameras
- Key fob access to resident parking areas

General Suite Features

- 9-foot ceilings in all principal rooms, except where bulkheads are required
- Solid core entry door with smart door lock hardware
- Slab interior doors with passage hardware (privacy hardware in bathroom(s))
- Framed rolling doors or slab doors in closets¹
- Frosted floor to ceiling rolling doors in bedroom(s)¹
- Plastic coated wire shelving in all closets
- Interior walls primed and painted in latex paint
- White switches and receptacles throughout; integrated USB receptacle in kitchen
- Poured concrete finish for all balconies

1 – As per plan

* – From Builder's design package

All suites are protected under the Tarion Warranty Corporation.

The Purchaser(s) shall select the colour and materials from the Vendor's standard samples. The Purchaser(s) may select upgraded materials from the Vendor's samples and shall pay the upgrade costs at the time of upgrade selection or as otherwise required by the Vendor. Ceiling heights will vary due to, amongst other things, ceiling bulkheads, ducting, and/or dropped ceilings in order to facilitate the installation of structural components, mechanical systems and/or duct work and/or in the Vendor's sole and unfettered discretion. The Purchaser acknowledges that colour, consistency, texture, appearance, grains, veining, markings, movement, finish, porosity, absorption, luminosity, and natural variations in appearance etc. of features and finishes installed in the unit may vary from the Vendor's samples as a result of normal manufacturing and installation processes as a result of any such finishes being of natural products (e.g. wood, or stone) and the Purchaser agrees that the Vendor is not responsible for the same. The Vendor is not responsible for shade differences occurring in the manufacture of items such as but not limited to, finishing material or products such as carpet, tile, bathtubs, 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 laminate flooring may react to normal fluctuating humidity levels including gapping and capping. All features and finishes, plans, and specifications are subject to change without notice. Brands and trade names (if any) are subject to change or substitution. E.& O.E., October 2022

Flooring Features

- Luxury wide-plank vinyl flooring in all areas, excluding tiled areas*
- Porcelain tile floor in bathroom(s) (excluding shower floor)*

Kitchen Features

- Designer selected kitchen cabinetry with soft-close hardware*
- Engineered stone countertops with stainless steel undermount sink¹*
- Designer selected tile backsplash*
- Designer selected, single-lever kitchen faucet
- Stainless steel appliances, including refrigerator, range, built-in dishwasher, and microwave/hood fan¹

Bathroom Features

- Designer selected bathroom cabinetry and vanity mirror(s)*
- Engineered stone countertop with undermount sink(s)¹*
- Designer selected, single lever vanity faucet(s)
- Designer selected bath and shower faucet(s)
- Builder's standard white toilet(s)
- Soaker tubs with full-wall, ceramic tile surround¹*
- Clear, tempered glass shower stall with full-wall, ceramic tile surround¹*
- Decorative lighting in bathroom(s)

Laundry Features

- White, stacked, front-load washer and dryer

Mechanical & Electrical Features

- Individually metered electrical service with circuit breakers
- In-suite ethernet connection
- Designer selected, in-suite light fixtures; capped ceiling outlets in bedroom(s) and dining room¹
- All appliances connected and ready to use
- Combination heating/cooling system with individual suite temperature controls and central boiler/chiller
- In-suite smart thermostat



QUBE Condos
760 The Queensway,
Etobicoke, On



5225
5225 Highway 7,
Vaughan, On



The Bennett
3237 Bayview Ave,
Toronto, On



Curated by First Avenue

First Avenue is a visionary, family-owned and operated real estate development company. Backed by a solid foundation of 30+ years building and managing quality, attainable residential and commercial properties throughout the GTA, we take pride in our longstanding industry relationships and market reputation.

We've made it our mission to bring true value to our purchasers and tenants by carefully selecting locations that are prime for growth. We strive to develop buildings that enhance their neighbourhoods and we are dedicated to a hands-on approach throughout the full spectrum of development, putting you first by providing unmatched quality, value, attention to detail, and customer care, from start to finish.



Architecture Unfolded — Architect

Architecture Unfolded is a Toronto-based firm that specializes in high-rise projects with the goal of creating buildings that make a positive contribution to the surrounding community. They work to provide a building that serves end users and focuses on environmentally sensitive designs so you can get a result that meets your needs.

Create Design & Co. — Interior Design

Create Design & Co was incorporated in 2016 with the intention of leaving a fingerprint on the design industry. The team is proud of its hands-on, imaginative, and collaborative approach to transforming their client's dreams into reality. Their ever-growing minds, constantly developing style and enthusiasm to provide professional quality service has earned acclaim for developers, residential, commercial, retail, and boutique projects.

In2ition Realty — Sales & Marketing

In2ition Realty is an innovative real estate brokerage that provides a dynamic turnkey formula for positioning and selling new construction condominiums and low-rise housing. They are experts on industry trends and work with builder clients to understand the needs of all buyers and the community at large to design and successfully sell residential projects across the GTA.

Channel 13 — Branding

Channel 13 is an award-winning branding agency that partners with real estate developers to imagine new neighbourhoods, launch pre-construction projects and enhance awareness. Through innovative branding systems, Channel 13 assists developers in building the momentum required to successfully launch development projects and reduce project risk.



Exclusive Listing Brokerage. In2ition Realty Inc. Brokers Protected.
Prices and specifications are subject to change without notice. All illustrations are artist's concept. E. & O.E.