





*Py* TOWER | A CORTEL  
COMMUNITY

make your mark

EXPO  
CITY'S  
FINAL  
TOWER  
IS  
HERE.



\*Rendering is artist's concept.



WE'VE  
MADE  
OURS.

All cities, like all people, are sculpted by defining moments - CG Tower is one of those moments.

From the very beginning Expo City, Cortel Group's master planned community, has led the transformation of Vaughan. This tradition of leadership has been taken to a new level with the fifth and final residential tower - CG Tower.

There is no disputing the fact that cities are known by the towers that line their skies and so, in line with this lofty aim, CG Tower has been designed to be the signature structure that sets Vaughan apart from all other cities.

We have made our mark and now the time has come to make yours.

# URBAN



a stunning  
new addition to  
vaughan's skyline.

# ARCHITECTURE

\*Rendering is artist's concept.



\*Rendering is artist's concept.

*making*  
A BOLD VISION  
IN THE HEART OF  
VAUGHAN.  
*mark*

Located on Highway 7, east of Jane Street and just steps from the TTC subway station, CG Tower is the physical expression of the values and spirit of Cortel Group. The tower itself is marked by a distinct podium which stands as a glowing gem nestled beside Edgeley Park and Pond. Architecturally, the entire structure is a

statement in beauty and power of design. The all brick-clad finish brings the warmth of a family home to the comforts and enriched lifestyle of high-rise living. As an active urban landmark, this iconic silhouette will stand tall with its unrivaled façade completing Expo City and making it one of the most dynamic communities in North America.



vaughan amenities



## 02. Socialize

CG Tower is at the hub of the new Vaughan – a vibrant urban metropolis fit for the social high life you crave. If its more options you seek, then a solitary subway ride will open the gates to everything T.O. has to offer – the best of both worlds is the only way to go.



## 04. Dine

You might say that Vaughan is the culinary capital of Ontario. Most nights the question is not where to go, but rather how to choose. Diverse palates are satisfied through an unrivalled network of local and privately-owned restaurants that leave no dish unturned.



## 05. Commute

Buses, trains and automobiles - the lines of transit have never been more complete and convenient in Vaughan. **WALK** to the TTC Subway Station and to VIVA Bus and YRT stops and get to where you're going without the worry of how to get there – the starting point of all journeys, work or play.

## 01. Parks

Few projects are built with a park setting in mind. Edgeley Pond and Park is not an addition to CG Tower, it is the starting point, it is the canvas onto which our tower has been designed. Leisure walks, bike paths, scenic views and sitting areas - welcome to your backyard.



## 03. Recreation

Staying young is about feeling young and this feeling is all about lifestyle. At CG Tower you are embedded in a setting that connects you to the vibrant life you aim to lead - YMCA, arenas, sports complexes, parks, trails, gyms - all are now within your grasp.



By

TOWER WILL OVERLOOK THE BEAUTIFUL, LUSH SIGHTS OF THE UPCOMING EDGELEY POND AND PARK.

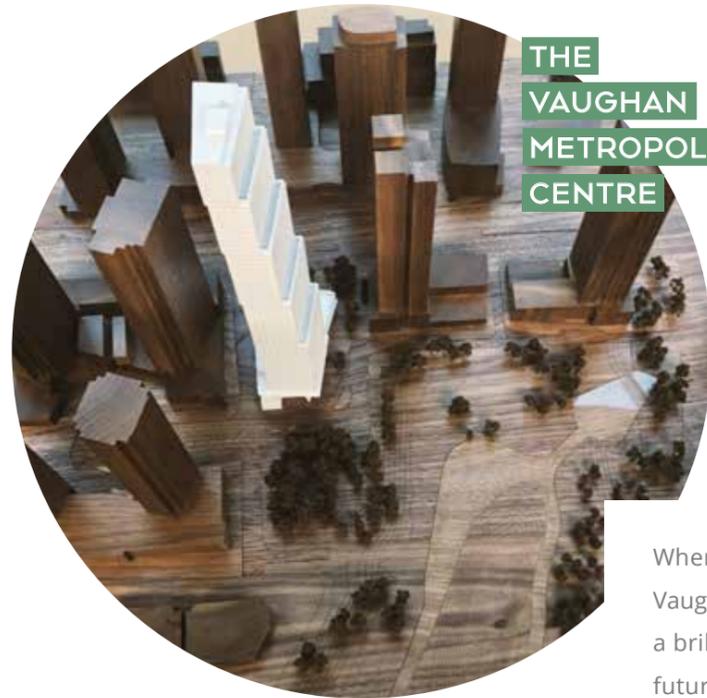
This is the largest open space, City-owned piece of land in the VMC. No ordinary park, Edgeley Park is set to offer a splash pad, amphitheatre and skating rink. The City has retained the award-winning team of DTAH and WSP to deliver the detailed design for the project.

## 06. Shop

Show me a place where all needs and wants can be fulfilled and I will show you a shopping paradise. CG Tower places you at the very core of a shopping revolution that manages to perfectly blend boutique shops and Ontario's premiere outlet mall. Enjoy!



# MORE LIVING.



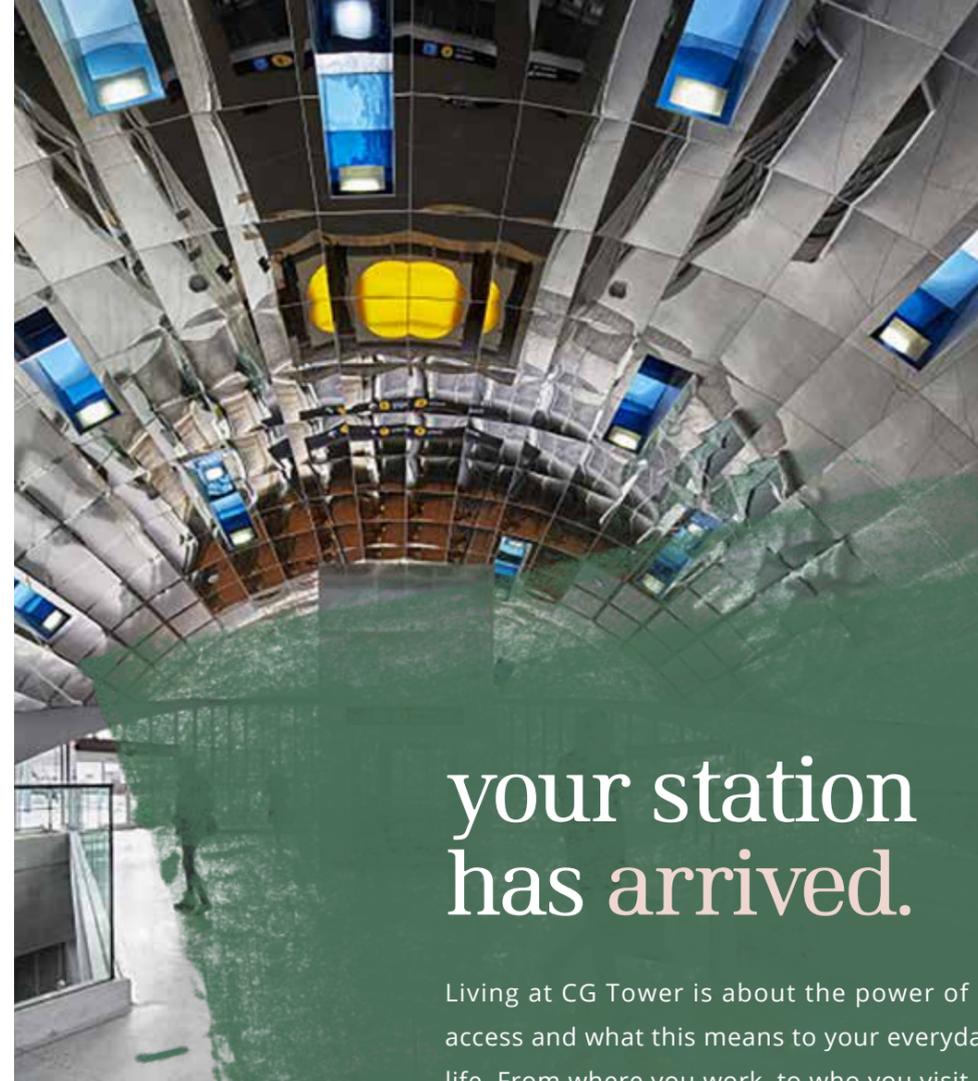
THE  
VAUGHAN  
METROPOLITAN  
CENTRE

When Expo City first launched, the Vaughan Metropolitan Centre was but a brilliant concept set to shape the future of Vaughan.

Today, this master-planned urban core which spreads across 442 acres of land, is taking its incredible shape. Designed to literally create an entire city within the City, the VMC upon completion will feature 1.5 million square feet of office space and 750,000 square feet of retail space!

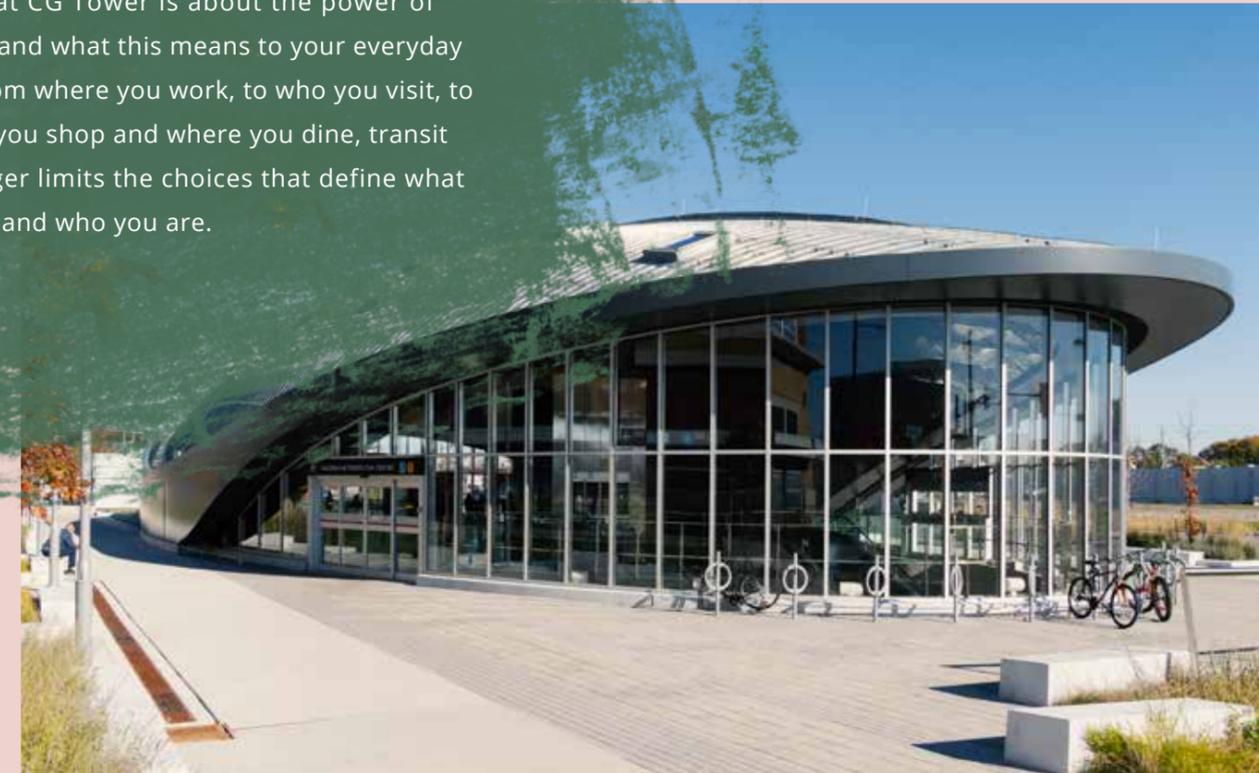
CG Tower is set to become the centerpiece of this revolutionary development which has become the standard against which all urban projects are measured.

THIS  
IS THE  
NEW  
URBAN.

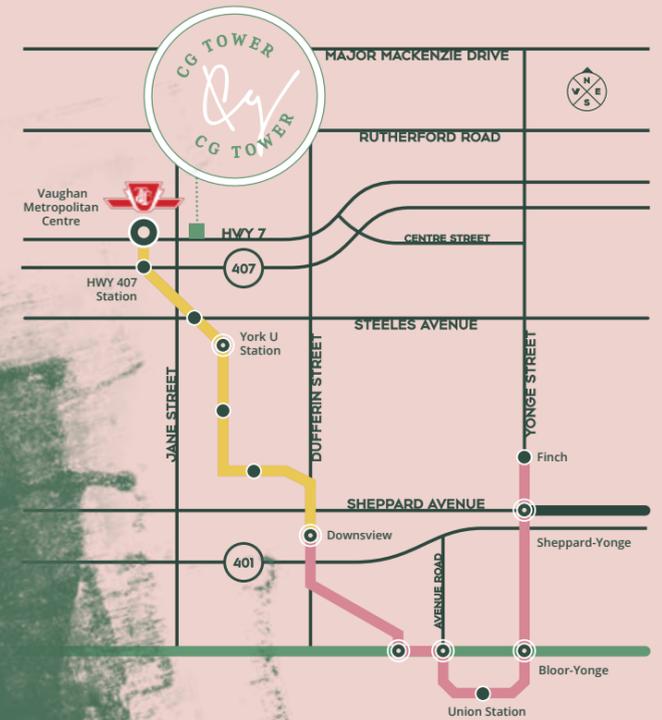


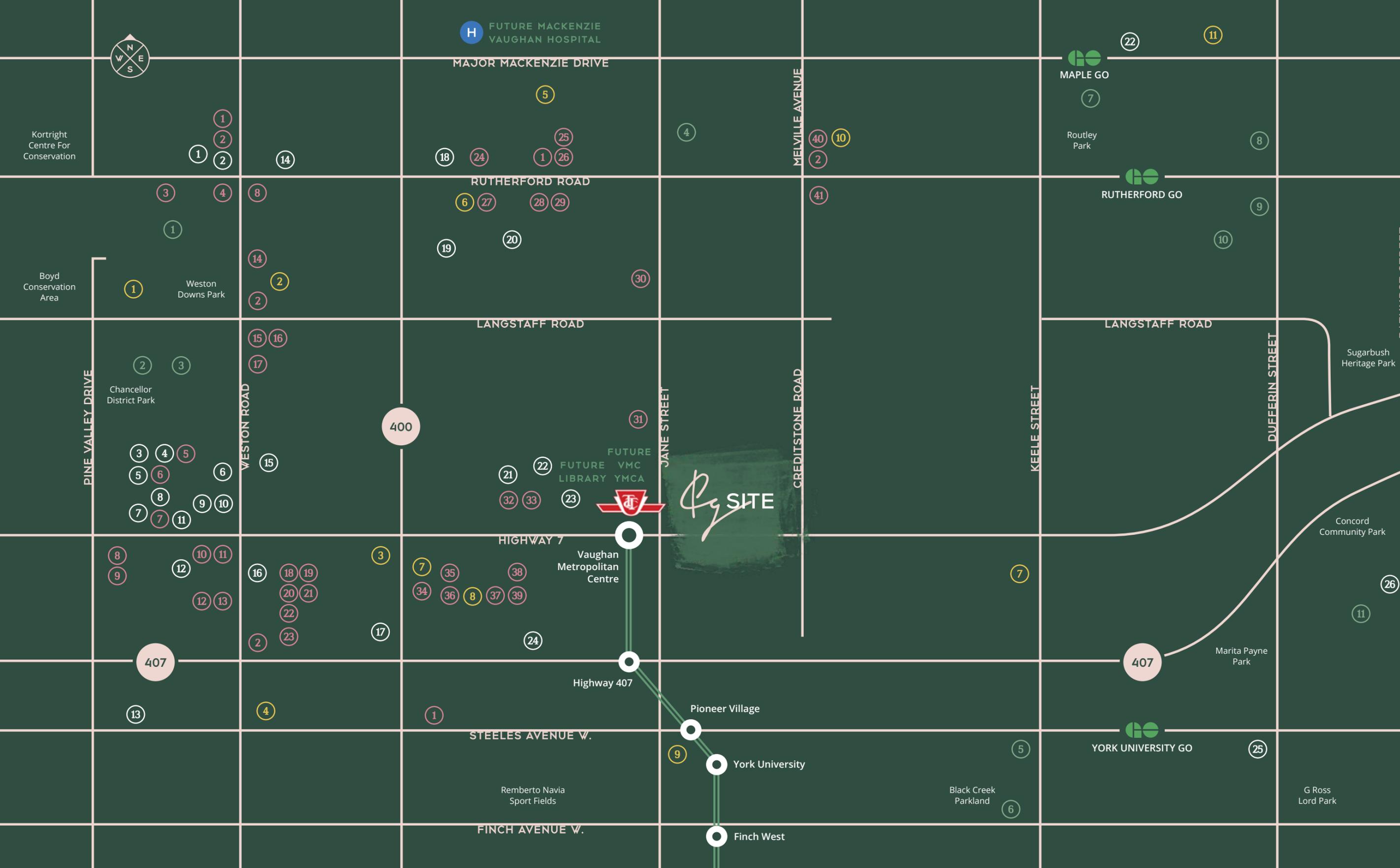
your station  
has arrived.

Living at CG Tower is about the power of access and what this means to your everyday life. From where you work, to who you visit, to where you shop and where you dine, transit no longer limits the choices that define what you do and who you are.



VAUGHAN METROPOLITAN STATION





## VAUGHAN AMENITIES

### Retail

- |                               |                             |
|-------------------------------|-----------------------------|
| 1. Longo's                    | 14. No Frills               |
| 2. Shoppers Drug Mart         | 15. The Home Depot          |
| 3. Winners                    | 16. RioCan Colossus Centre  |
| 4. Mark's                     | 17. Costco                  |
| 5. Toys R Us                  | 18. Coppo's Fresh Market    |
| 6. Best Buy                   | 19. Bass Pro Shops          |
| 7. Fortinos                   | 20. Vaughan Mills Mall      |
| 8. Chapters                   | 21. Lowe's Home Improvement |
| 9. Beer Store                 | 22. Walmart Supercentre     |
| 10. LCBO                      | 23. Home Outfitters         |
| 11. Canadian Tire             | 24. Ikea                    |
| 12. Nations Fresh Food        | 25. Riocan Market Place     |
| 13. Steeles Paint Décor Store | 26. Promenade Mall          |

### Dining + Entertainment

- |                                    |  |
|------------------------------------|--|
| 1. McDonald's                      | 22. Spoon & Fork                         |
| 2. Tim Hortons                     | 23. Symposium Cafe Restaurant            |
| 3. Motorino Enoteca                | 24. The Keg Steakhouse + Bar             |
| 4. Turtle Jack's                   | 25. Nino D'Aversa Bakery                 |
| 5. La Paloma Gelateria & Café      | 26. AllStar Wings & Ribs                 |
| 6. Makimono Japanese               | 27. Boston Pizza                         |
| 7. Starbucks                       | 28. Marcello's Pizzeria                  |
| 8. Swiss Chalet                    | 29. Grazie Ristorante                    |
| 9. Copacabana Brazilian Steakhouse | 30. New Generation Sushi & Teppanyaki    |
| 10. Five Guys                      | 31. La Molisana Café                     |
| 11. Freshii                        | 32. Quesada                              |
| 12. Baton Rouge Steakhouse         | 33. St. Louis Bar & Grill                |
| 13. Caffè Demetre                  | 34. Dave & Buster's                      |
| 14. Mandarin                       | 35. Yuk Yuk's Comedy Club                |
| 15. Cora's                         | 36. Ivy Social Club                      |
| 16. Ricci's Pizzeria               | 37. Our Thai Restaurant & Cafe           |
| 17. Nove Ristorante                | 38. The Attic Nightclub & Rooftop Lounge |
| 18. Scaddabush Restaurant          | 39. Luxy Club                            |
| 19. Moxie's Grill & Bar            | 40. Denny's                              |
| 20. Jack Astor's Bar & Grill       | 41. WEGZ Stadium Bar                     |

### Recreation

- |                             |                                |
|-----------------------------|--------------------------------|
| 1. National Golf Club       | 7. GoodLife Fitness            |
| 2. Vaughan Sportsplex       | 8. Putting Edge                |
| 3. Cineplex Cinemas Vaughan | 9. Black Creek Pioneer Village |
| 4. Launch Golf Centre       | 10. The Sports Village         |
| 5. Canada's Wonderland      | 11. Eagle's Nest Golf Club     |
| 6. Chuck E. Cheeses         |                                |

### Education

- |   |                                     |
|---|-------------------------------------|
| 1. St. Clare Catholic E. S.                 | 7. Our Lady of Peace Catholic E. S. |
| 2. Father Bressani Catholic H. S.           | 8. RoyalCrest Academy               |
| 3. St. Gabriel the Archangel Catholic E. S. | 9. North Hill Private School        |
| 4. Maple H. S.                              | 10. Forest Run P. S.                |
| 5. York University                          | 11. St. Elizabeth Catholic H. S.    |
| 6. James Cardinal McGuigan Catholic H. S.   |                                     |

FOURTH  
FLOOR  
ROOFTOP



\*Rendering is artist's concept.

## FEATURES AND FINISHES.

### SUITE FINISHES

- All suites have approximately 9' ceilings save and except Laundry Room, Bathrooms, and bulkheads
- Individual climate control of centralized heating and air-conditioning in each suite
- Solid core entry door with quality finish hardware
- Classic interior doors with casing and baseboards
- All trim painted in off-white semi-gloss
- Semi-gloss off-white paint throughout Kitchen, Laundry, Powder Room and Bathrooms
- Contemporary brushed hardware on interior doors
- Laminate or engineered hardwood flooring with acoustic under-pad layer for Foyer, Kitchen, Bedrooms, Living Room and Den (to be determined by the Vendor)
- Tile from builder's samples for Laundry and Bathrooms
- Smooth ceilings in all areas
- Sliding/swing glass doors to terraces or balcony as per plans
- Terraces and Patios finished in both hard and soft landscaping per plans

### KITCHEN + LAUNDRY

- Contemporary Kitchen cabinetry in a variety of builder's samples
- Soft close drawers
- Brushed finished hardware
- Stainless steel sink with chrome finish and contemporary single lever faucet as per plan
- Premium stainless steel standard appliance builder package (dishwasher, fridge, stove)
- Kitchen may contain a hood fan or combination microwave hood fan (to be determined by the Vendor)
- Space efficient washer and dryer in suite (white)
- Exterior vented exhaust hood
- Choice of a variety of designer granite or quartz Kitchen countertop finishes
- Tile backsplash
- Electrical outlets installed at counter level for countertop appliances

### BATHROOM

- Vanity mirror with contemporary finished faucet set
- Modern solid surface material vanity
- Choice of tiles from builder's samples
- Accessory package includes towel bar, toilet paper holder where possible
- 5' deep soaker tub or shower as per plan
- Tile to ceiling in tub enclosure/shower stall as per plan
- Temperature controlled pressure balance valve in all showers
- Privacy lock
- Bathroom fixtures throughout
- Exterior vented exhaust fans

### ELECTRICAL

- Service panel with circuit breakers and copper wiring throughout
- Prewired for cable television in Living Room, Master Bedroom and Second Bedroom or Den as per plan
- Smoke and carbon monoxide detectors as per code
- Decora-style switches and receptacles
- Provision for high speed internet access available
- Telephone outlets in Living Room, Bedroom(s) and Dens as per plan
- Enterphone system for Garage and Lobby
- Controlled access security system with enterphone facilities at the Building Entrance and Parking Lobby, with in-suite monitoring capabilities
- 24-hour video surveillance (DVR) monitoring system for Lobby
- Pre-wired for coded suite intrusion alarm system (ground floor units only)

### NOTES

- Finishing specifications are from the vendor's samples.
- Floors and specific finishes will depend on Vendor's packages as selected. The purchaser shall be requested to meet with the Vendor or its representative to select certain colours and materials from the vendor's finish packages. The purchaser agrees to meet with the vendor for such purpose in accordance with the terms of the agreement.
- Colour, texture and appearance of features and finishes installed in the suite may vary from Vendor's samples as a result of normal manufacturing and installation processes.
- All features and finishes subject to change without notice E. & O. E.

# BUILDING

With the help of world-renowned design firm Quadrangle, the doors of CG Tower open to a world that is in perfect harmony with its architecturally stunning exteriors. Inspired by the nature in which it is embedded, the interiors are highlighted by wood design elements and optimized daylight accents that bring the tower's warmth and energy to life.

\*Rendering is artist's concept.

# AMENITIES

a look inside

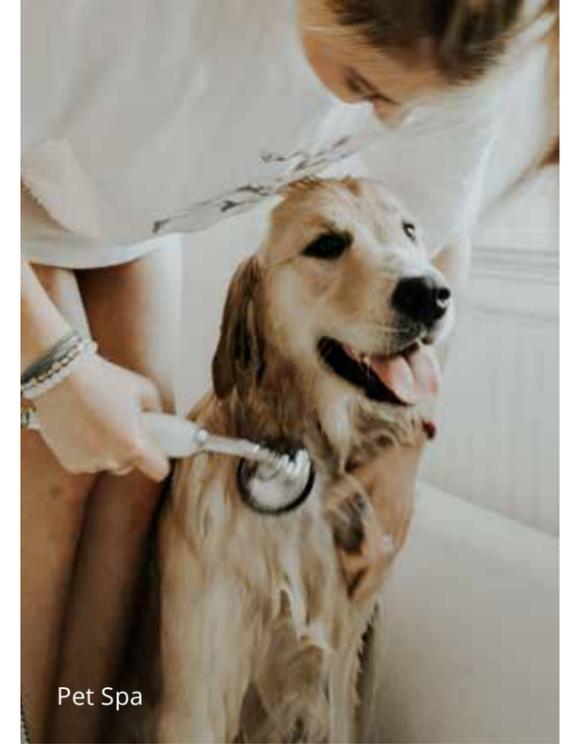


\*Rendering is artist's concept.

# THE GROUND FLOOR.



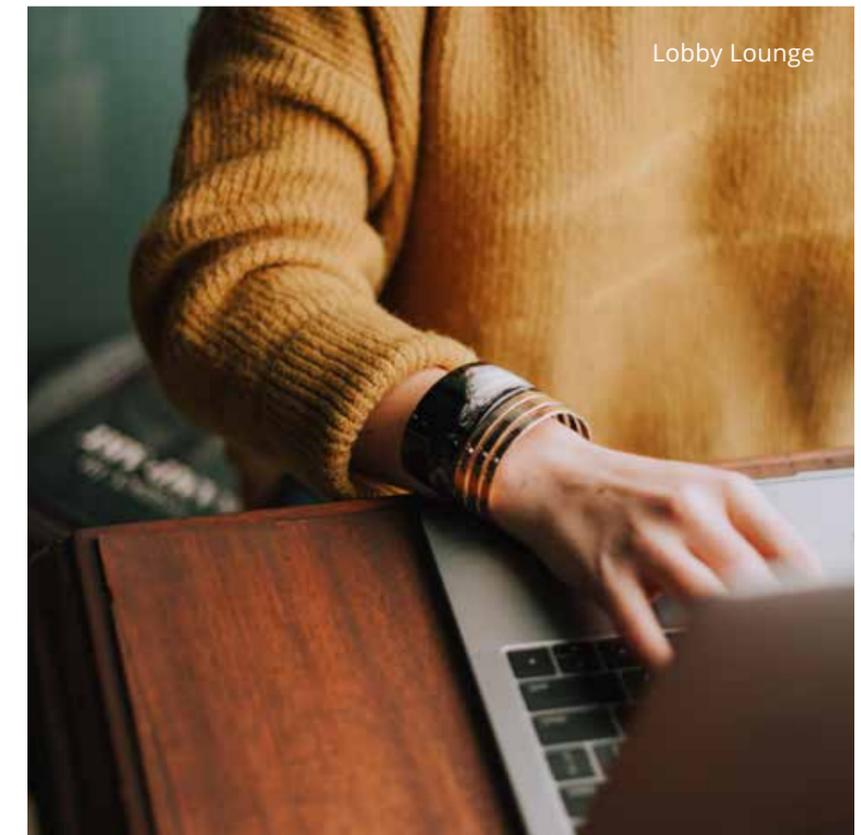
Parcel Room



Pet Spa



Postal Hub



Lobby Lounge



- 01 PROJECT INFORMATION
- 02 CONCEPT
- 03 SITE ANALYSIS
- 04 MASSING STUDY
- 05 ARCHITECTURAL CONCEPT
- 06 EXTERIOR DESIGN
- 07 INTERIOR DESIGN
- 08 FURNITURE & FIXTURES
- 09 MATERIALS & FINISHES
- 10 LIGHTING DESIGN
- 11 LANDSCAPE ARCHITECTURE
- 12 UTILITY & MECHANICAL
- 13 ELECTRICAL & COMMUNICATIONS
- 14 SAFETY & SECURITY
- 15 SCHEDULE OF WORK
- 16 BUDGET & COST ESTIMATION
- 17 APPENDICES
- 18 INDEX

a look inside



THE FOURTH FLOOR.

- 1 Wellness Centre
- 2 Yoga Studio
- 3 Green Roof
- 4 Child's Play Area
- 5 In The Park Pool
- 6 BBQ Lounge



a look inside



\*Rendering is artist's concept.

THE TWENTIETH FLOOR.

- 1 Dinner and a Movie
- 2 Patio
- 3 Lounge /Dining



a look inside



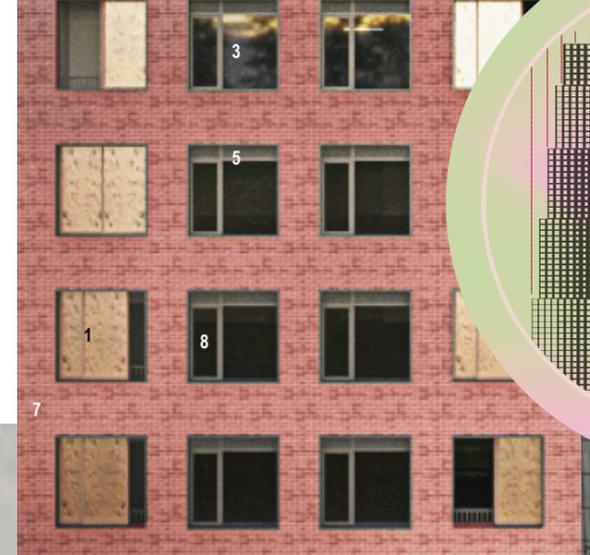
\*Rendering is artist's concept.

THE THIRTY-SECOND FLOOR.

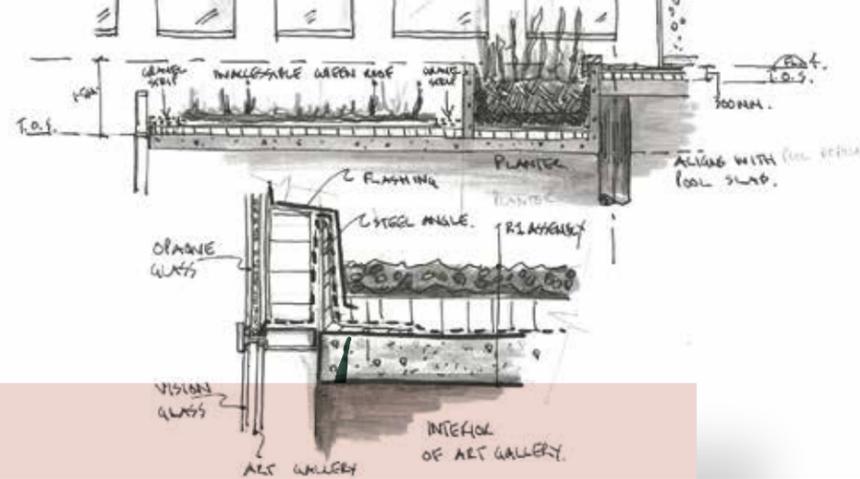
- 1 Boardroom
- 2 Lounge
- 3 Working Space
- 4 Patio



JOBLEY  
AND PARK



EXTERIOR FINISH.

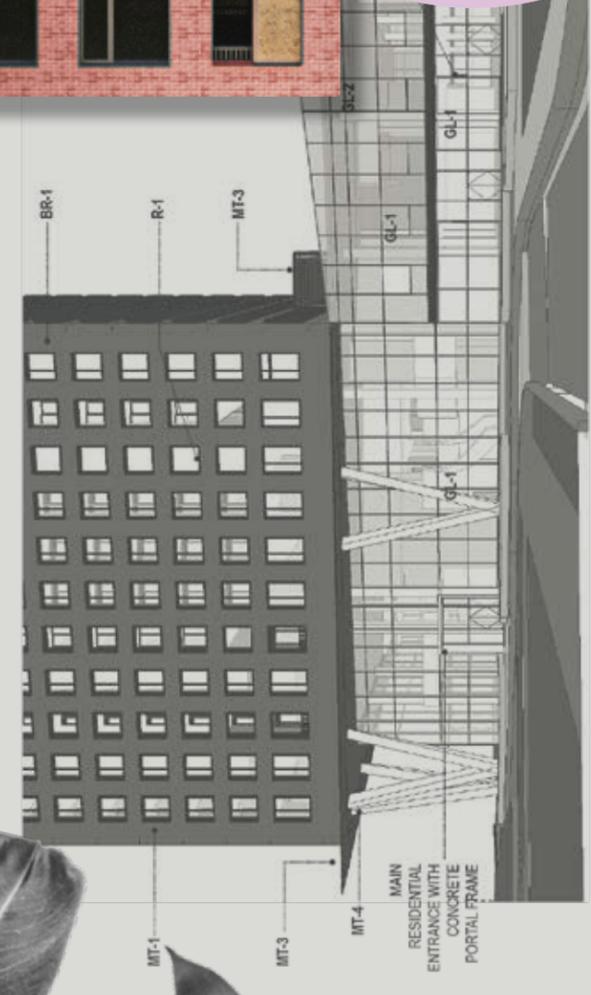


pool and green roof design

\*Renderings are artist's concept.

CG TOWER above all else is a process, a living breathing entity which journeyed from theory, to design, to planning, to construction and ultimately to a living space. Whatever forms this tower takes through the lives of its residents and guests, its origins will always remain a meticulously detailed and passionately thought out process. The steps between vision and reality are vast in number and scale when the aim is visionary.

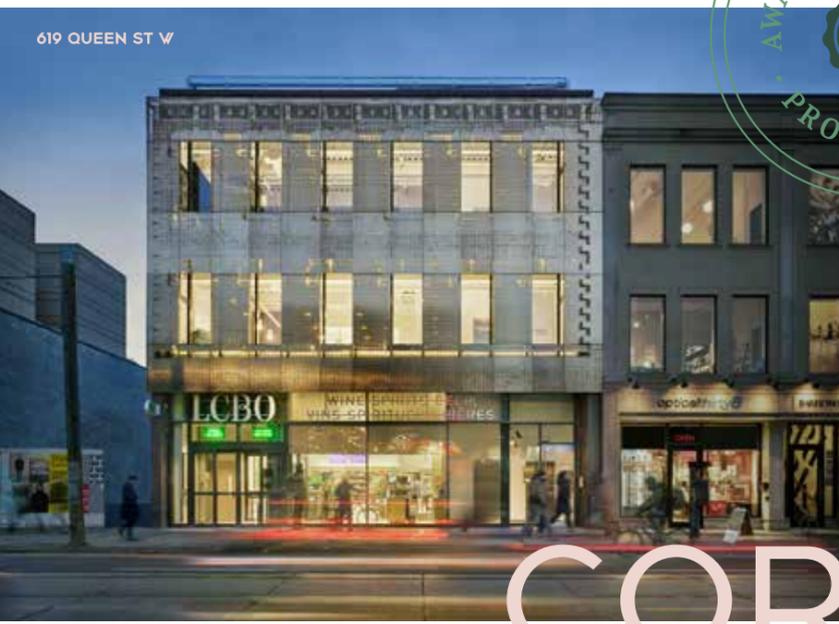
PODIUM MATERIAL PALETTE



LASER CUT STEEL IN CURTAIN

PLANTER FRONT AWAY AS CAN'T TO BACK





619 QUEEN ST W

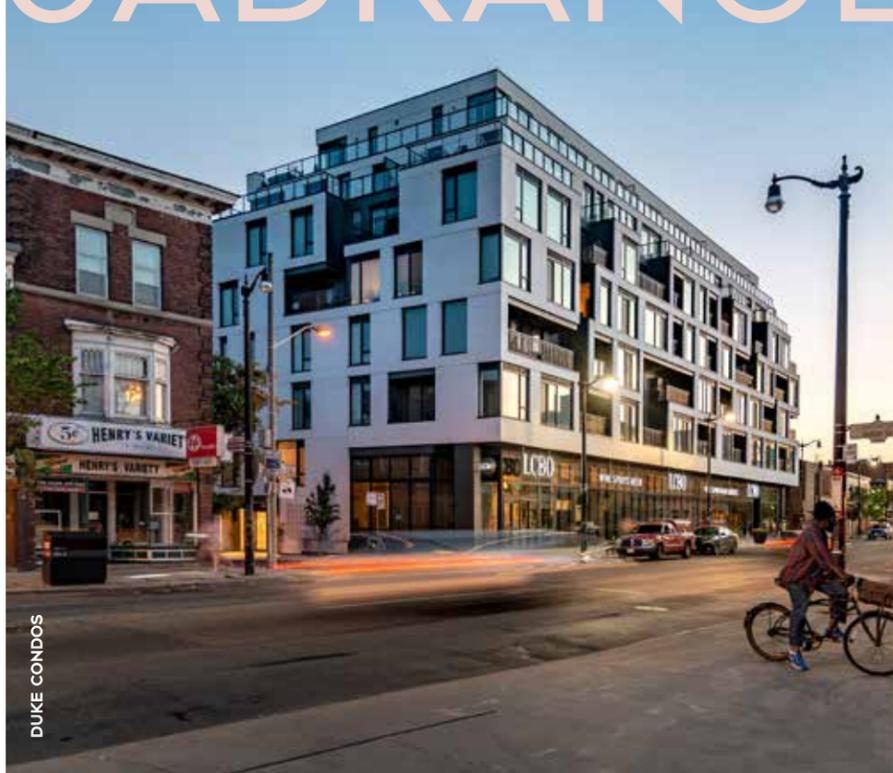


203 ADELAIDE ST W

# CORTEL + QUADRANGLE



THE TRAVEL CENTRE



DUKE CONDOS

## THE TEAM



RICHARD WITT  
EXECUTIVE PRINCIPAL



MICHELLE XUEREB  
SENIOR ASSOCIATE



HARIM LABUSCHAGNE  
ASSOCIATE

*equals*  
a match made  
in heaven.

Established in 1986, Quadrangle is among Canada's most recognized and dynamic full-service architecture and interior design firms. We design the spaces where people live, work and play with insights gained through our process of listening, exploration, nuanced iteration and quality execution. Our projects define neighbourhoods and mark skylines, delivering award-winning projects that achieve design excellence while inspiring revitalization and creating vibrant new communities.

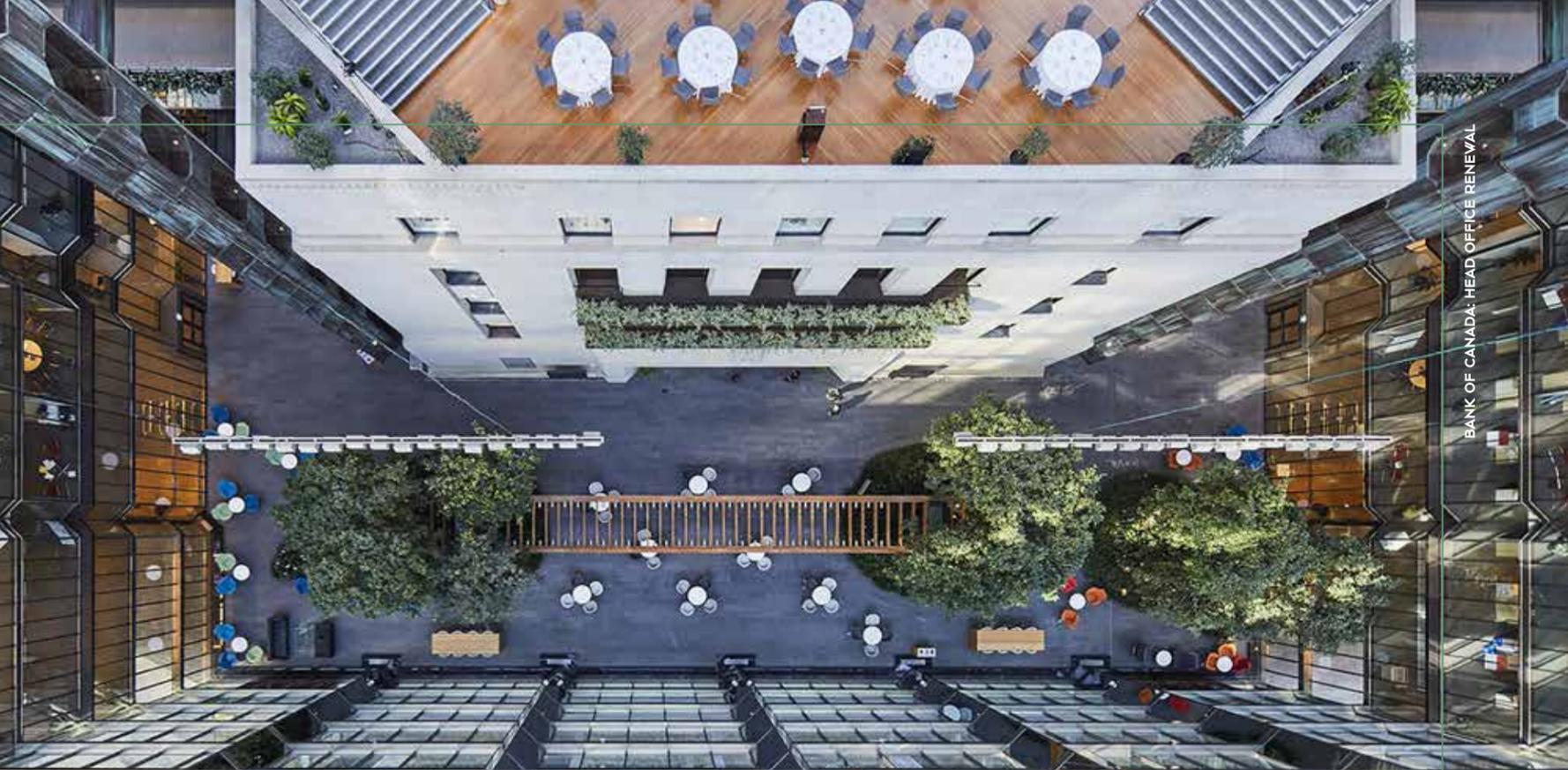
In a collaborative effort with Cortel Group, CG Tower was designed and positioned as an urban living space unlike any other in the City of Vaughan. Similar values and principles made it a seamless execution and the outcome, is an architectural urban design which will integrate into the very fabric of the city.

*making*  
SHAPING  
*their*  
YOUR  
REALITY.  
*mark*

To create a signature tower it is essential that all contributors align with the passion and vision of the project. In line with this aim, Cortel partnered with DTAH, the award-winning multi-disciplinary design firm to sculpt a setting fit for the landmark that is CG Tower. DTAH, based in Toronto with over 40 years of excellence is

committed to design with a conscience and undertake work that is socially inclusive, relevant and that contributes to the betterment of the cities and communities in which they work. DTAH and Cortel share the aim to deliver projects like CG Tower that enhance the lives of their users, as well as honour their specific environments.

**dtah**



BANK OF CANADA: HEAD OFFICE RENEWAL



QUEEN'S QUAY BOULEVARD



IT'S  
OUR  
MARK.

Established in the early 1970s and branded in 2009, we are a family-run collective of diverse, dynamic and successful businesses that build commercial and residential communities throughout the province of Ontario.

As developers, the home building process begins by carefully selecting the right soil to plant our seed. Not every piece of land is equally suited to sustain a thriving community – we only set our seed today, where we know our roots can grow and flourish tomorrow.

Our mission is to bring to life complete communities not just a set of houses. Our communities are truly livable neighbourhoods which are highlighted by recreation, green space, shopping, services and accessible transportation we all need.

A Cortel community is marked by the care and consideration that we put into each aspect of its development and by the unique group of people that bring each of these features to life. It is the people that transform our single idea into the unified communities of which we are so proud.

*in them we trust*

OUR TRUSTED PARTNERS



**dtah**

**ENTUITIVE**

**ImpactNorth**  
BEYOND MARKETING



**Quadrangle** 



CGTOWER.CA

