

Globe Real Estate

THE GLOBE AND MAIL • CANADA'S NATIONAL NEWSPAPER • WWW.GLOBEANDMAIL.COM • FRIDAY, APRIL 27, 2001

Mansions in the sky



Mantella's Montgomery has a 1,315-square-foot penthouse with two walk-outs.

ILLUSTRATION: MANTELLA

Penthouses provide an upscale perspective on Toronto living

Back in the 1930s, Cole Porter wrote a hit tune called "You're The top" in which the song writer giddily compared his love to all the best things in life.

Although a penthouse suite wasn't included in the list of items, it certainly could have been, especially for those who enjoy the special feeling derived from living in one of the many penthouse condominiums presiding over the Toronto skyline.

Apparently there aren't enough penthouses in the GTA to fill the demand for these mansions in the sky, according to leading realtors such as Pat Baker of Baker Real Estate.

That demand, however, will soon be at least partially satisfied with the completion of several prestigious new condominium

addresses now rising in and around the city.

Each offers an exceptional urban location, and a collection of suites designed with high ceilings and superlative finishes — all attributes which distinguish penthouses from the ordinary condominium offerings. One doesn't need to travel far to find the first example.

The St. Clair - celebration of style

With construction now well underway, the St. Clair is slated for occupancy in the fall of 2001. With an underground walkway connecting it to Delisle Court, just steps from Yonge and St. Clair, it's a terraced 14-storey building that will offer fabulous views of the surrounding city.

While the majority of smaller suites have been spoken for, there is still a good selection of penthouses remaining - a fact that doesn't mean they're more difficult to sell.

Instead, the penthouse suites of a building are often the last to be released for sale, even though they're usually the first residences that buyers ask about when the project opens, as was the case when Barclay-Grayson opened the St. Clair.

The Nanton is one of five superb

penthouse models available at the St. Clair.

Measuring 1,463 square feet, it's a two-bedroom residence that welcomes residents into a marblefloored gallery foyer with an inset oval ceiling.

A central gas-fired fireplace is the focal point of the large living-dining room - that is when your attention isn't focused on the views offered by the fabulous wrap-around windows of this corner suite.

French doors offer access to the eat-in kitchen that boasts an island worktop, as well as a set of sliding doors opening onto a spacious balcony.

The master bedroom runs the full depths of the suite, from a sitting area beside a picture window to a huge walk-in closet and a sumptuous private ensuite complete with a corner tub, separate glass-enclosed shower and a twin basin vanity. The second bedroom also boasts its own ensuite and ample closet space.

Penthouse prices range from under \$450,000 to just over \$800,000. The sales Centre is located at 15 Delisle Ave. Hours are Mondays to Thursdays from noon to 6 p.m., Saturdays and Sundays from noon to 5 p.m. Call 416-513-0029 or visit www.baker-re.com/thestclair.htm.

The Morgan - more of everything

Moving from uptown Toronto to downtown, the Morgan is another project whose penthouse suites are capturing the fancy of the city's upscale buyers.

Built by Great Gulf Homes, the Morgan will be 16 storeys of polished stone and decorative sculptural relief rising at Richmond and Spadina - an Art Deco-inspired tower rising in the heart of Toronto's fashion district.

At 1,695 square feet, the project's two-level Tecumseth model is as large as many single family homes - and that doesn't even include the additional 200-plus square feet of space offered by its three separate terraces. A clear southern exposure of the waterfront makes for postcard views.

A spacious foyer welcomes residents and their guests into this spectacular open-concept suite. Flowing elegantly together in one exceptionally appealing design is a large living area, dining room and family room - the latter adjacent to a U-shaped gourmet kitchen.

There are two terraces on this lower level - a large one measuring 19 feet wide off of the living room, and a smaller one with a walk out from the family room.

A staircase leads to the sleeping quarters on the level above with a huge master retreat with private ensuite and a second, smaller bedroom that boasts its own terrace. Rounding off the level is a four-piece family bathroom and laundry room with linen closet.

Ready for occupancy in February 2002, the Morgan will soon take its place close to its distinguished Decostyle neighbours including the Fashion, Balfour and Tower buildings. Call 416-362-3374 or visit www.baker-re.com/baker/morgan.htm.

The Montgomery - monument of elegance

Of course, it's not just the core of the city where one will find penthouses of this exquisite quality. One of the most prestigious new condominium addresses in Toronto can be discovered by heading west to the Kingsway area.



ILLUSTRATION: GREAT GULF

Two-storey suites top the Great Gulf's Morgan.

Here, the Montgomery is now nearing completion - an intimate, 83-unit residence developed and built by Mantella at the corner of Thompson Road and Bloor Street, just east of Islington.

At just six storeys, the Montgomery is not a tower like the St. Clair or the Morgan, but its views are just as impressive, overlooking Mimico Creek and within easy walking distance of the upscale shops and restaurants of Kingsway Village, parks and the Old Mill restaurant.

This classic architectural beauty of the building features arched rooflines, balconies and an elegant cupola entrance with a circular drive and classic fountain. It's further enhanced by impeccably landscaped surroundings, including a formal private garden, a bridge that passes over the fountain's sparkling waters, and a gazebo.

Perched up on the sixth floor, the Springbrook model allows you to sample the pleasures of penthouse living at the Montgomery. This two bedroom plus den residence measures 1,315 square feet, with its master retreat located in a private wing to the right of the foyer, complete with walk-in closet and five-piece ensuite.

A gallery-style hall leads to the kitchen with a counter pass-through opening on to the living-dining area. Both it and the second bedroom offer walk-outs to a spacious terrace while a comfortable den and elegantly finished family bathroom complete the design. Call 416-234-0504, or visit www.baker-re.com/montgomery.htm.

For those searching for a place that will let you enjoy life "at the top," a superb choice of penthouse homes awaits in these three residences, each reflecting the growing sophistication of Toronto and the people who live there.

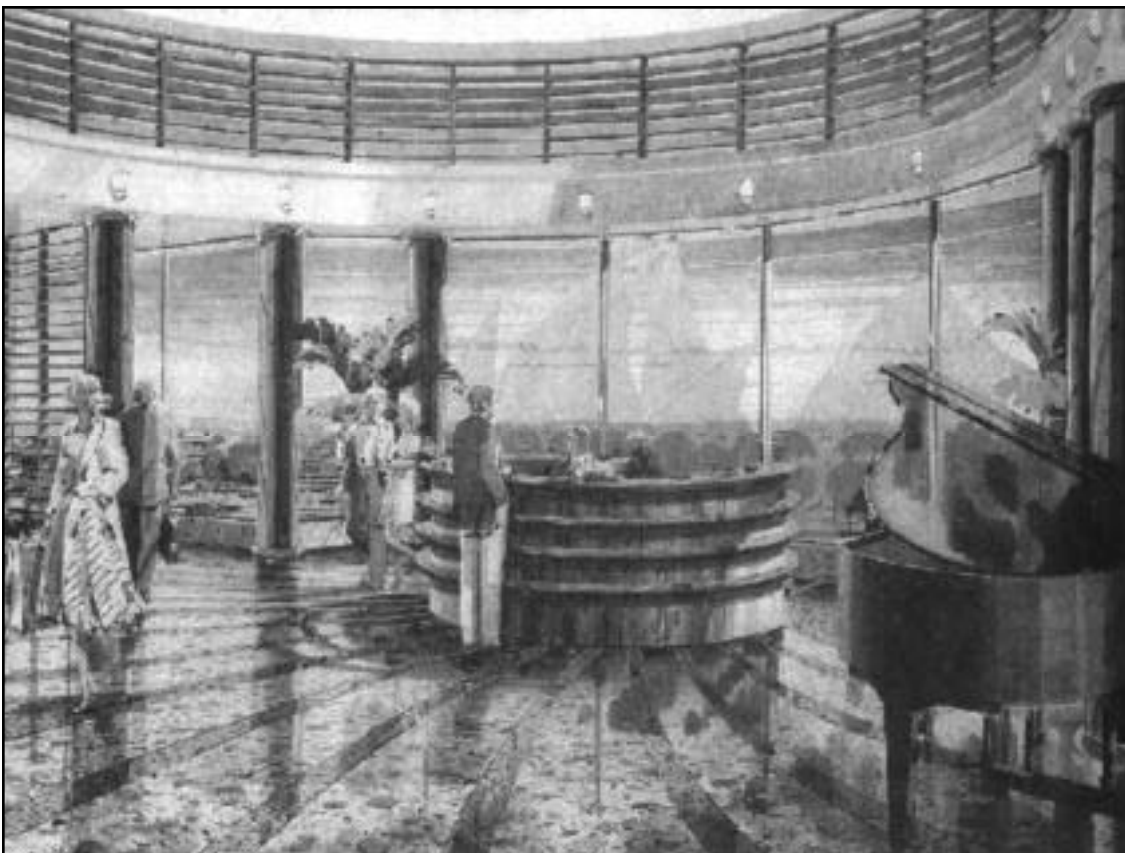


ILLUSTRATION: BARCLAY-GRAYSON

Barclay-Grayson's St. Clair has five penthouse suites.