

CROSS TOWN™



ASPENRIDGE[®]

INTRODUCING CROSSTOWN

A new, master-planned community with 60 acres of space to live, work, play and thrive, coming soon to Eglinton and Don Mills. Discover life in Toronto's largest parks, or go places with the new Eglinton Crosstown LRT just steps away.


ASPENRIDGE



LIVE



PLAY



WORK



THRIVE





SCIENCE CENTRE LRT STATION

COMMERCIAL OFFICE SPACE

ONE
CROSSTOWN™

BIKE LANES

CROSSTOWN RETAIL SQUARE

DON MILLS RD

RESIDENTIAL TOWNHOMES

EGLINTON AVE

NEW COMMUNITY CENTRE

FIVE-ACRE COMMUNITY PARK

WALKING TRAILS

RESIDENCES

BRIDGE TO SUNNYBROOK PARK



VIVA



UP
Union
Pearson
Express

SmartTrack



CONNECTED TO EVERYWHERE

- Eglinton Crosstown LRT
- Proposed SmartTrack
- Eglinton South Relief Line
- Proposed Ontario Line



CROSSTOWN™

INTRODUCING ONE CROSSTOWN



Two gleaming towers of steel, glass and concrete emerge from podiums formed from the historic IBM building designed by John. B. Parkin.

"The original 1967 office complex exemplifies modern design principles with pronounced structure elements, vertical brick mullions, metallic panels, and tinted glass."

Babak Eslahjou
Principal Architect



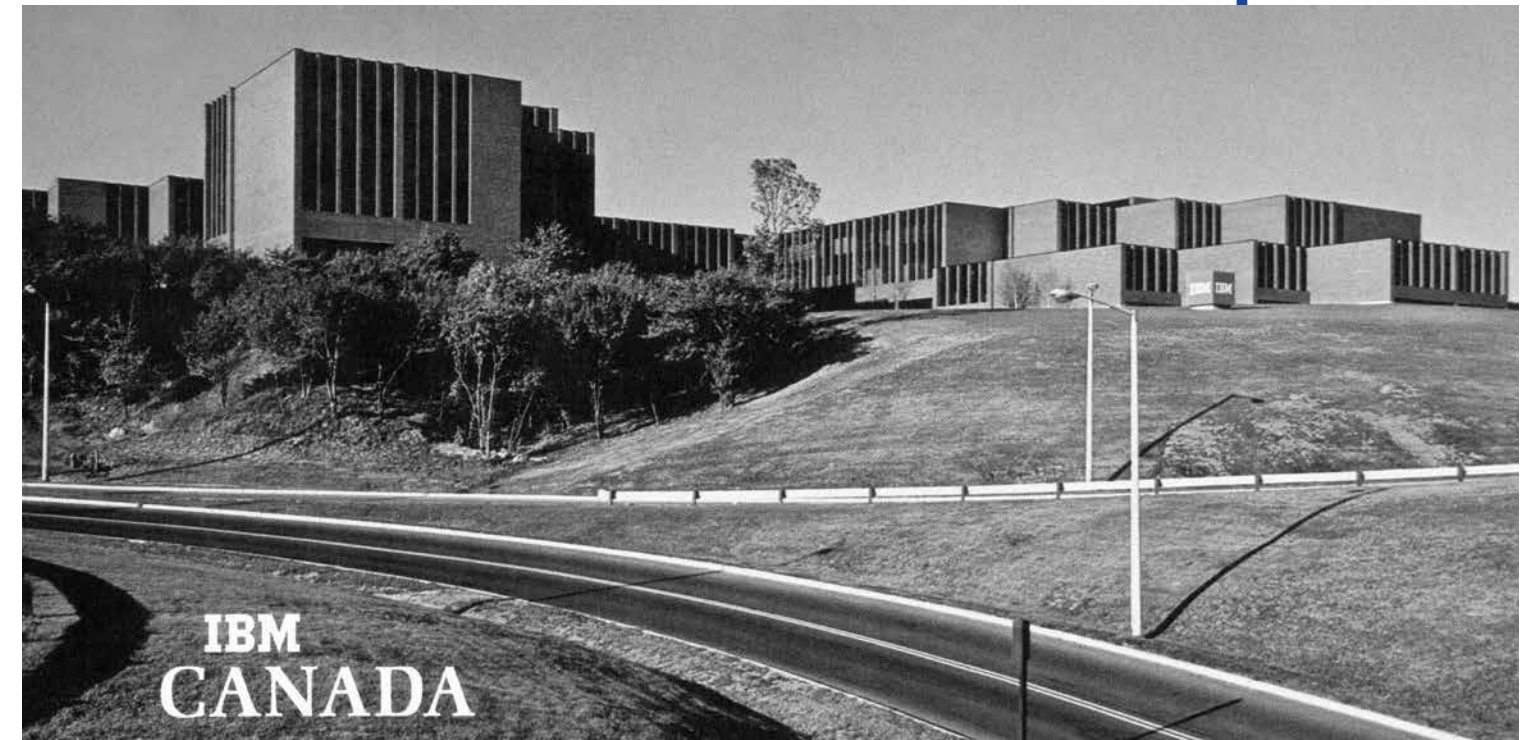
ONE
CROSSTOWN

**Discover your first opportunity
to live, work, play and thrive
at Crosstown.**



THE HISTORY

From the mid-1800s to the mid-1960s, industries and companies chose to locate close to the Don River Valley – at first due to the proximity of the railroad line along the river, and then because of the Don Valley Parkway, built in 1966. In 1967, on what is now the Crosstown site, IBM completed its new headquarters, a fine example of mid-century modern architecture. Envisioned by acclaimed Canadian architect John B. Parkin, the 223,337 sq.ft. three-storey building is clad in rustic brick, and creates visual interest by varying in height from one to four levels. Its dramatic contours and silhouette will be forever preserved as the base of three of many striking Crosstown towers.



ARCHITECT

INTERIOR
DESIGNER

LANDSCAPE
ARCHITECT



Babak Eslahjou

Core Architects has earned an impressive global reputation for a design philosophy focused on creativity, innovation, and sustainability. Such excellence has resulted in the firm being commissioned to design and execute a daunting and impressive array of work across Canada, the U.S., and around the world.

COREARCHITECTS



Mike Niven

Individuality, creativity and wit – these are the factors that shape Mike Niven interior Design Inc. By applying these qualities to residential developments, the company is able to design physical settings to beautifully reflect a client's overall strategies and have a positive influence on the people who will live there.

M N I D



Gustavo Maurano

The MBTW Group is an award winning, multi-disciplinary landscape architecture, urban design and community planning firm located in Midtown Toronto. The company's passion for excellence coupled with the energy of its in-house talent consistently produces high-calibre, custom and forward-thinking design solutions.

the mbtw group

THE VISIONARIES OF ONE CROSSTOWN

CROSSTOWN™

ASPEN RIDGE COMMUNITIES



VU CONDOS

BUILT TYPE
2011 HIGH-RISE

THE AREA
ST. LAWRENCE



77 CHARLES

BUILT TYPE
2013 HIGH-RISE

THE AREA
YORKVILLE



STUDIO 1

BUILT TYPE
2015 HIGH-RISE

THE AREA
ENTERTAINMENT DISTRICT



THE JACK

COMPLETION TYPE
DEC 2019 MID-RISE

THE AREA
ROSEDALE



WEST

COMPLETION TYPE
NOV 2022 MID-RISE

THE AREA
KING WEST



THE CHARLES AT CHURCH

COMPLETION TYPE
NOV 2022 HIGH-RISE

THE AREA
CHURCH & CHARLES



**“Composing the towers
on the heritage building
establishes visual symmetry.”**

Babak Eslahjou, Principal Architect





“At the heart of the central landscape courtyard, the entry plaza and drop-off serves as the primary design focus and features natural stone, sculptural granite walls and seasonal native tree and shrub planting.”

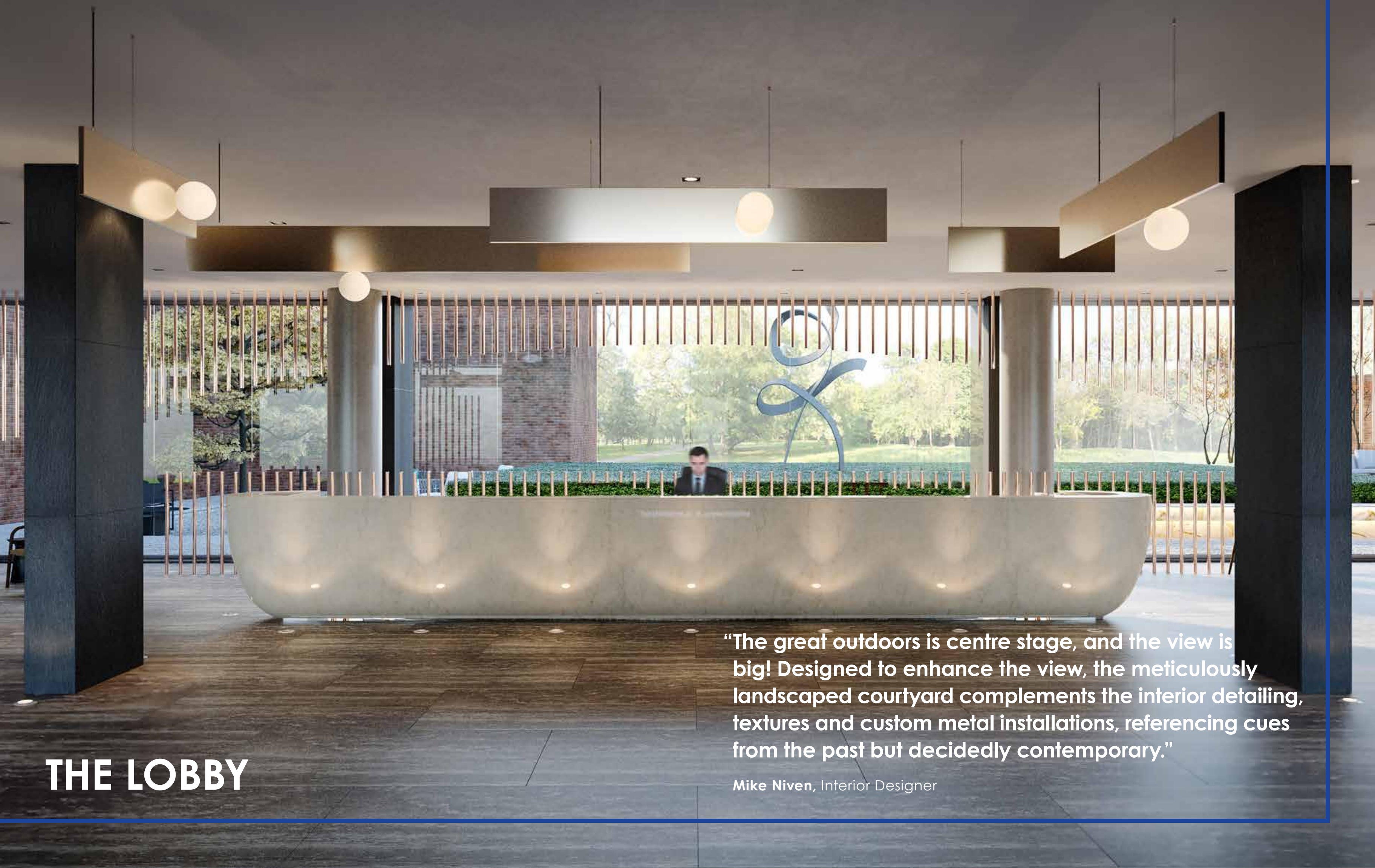
Gustavo Maurano, Landscape Architect

GRAND ENTRANCE

AMENITIES TO IMPRESS



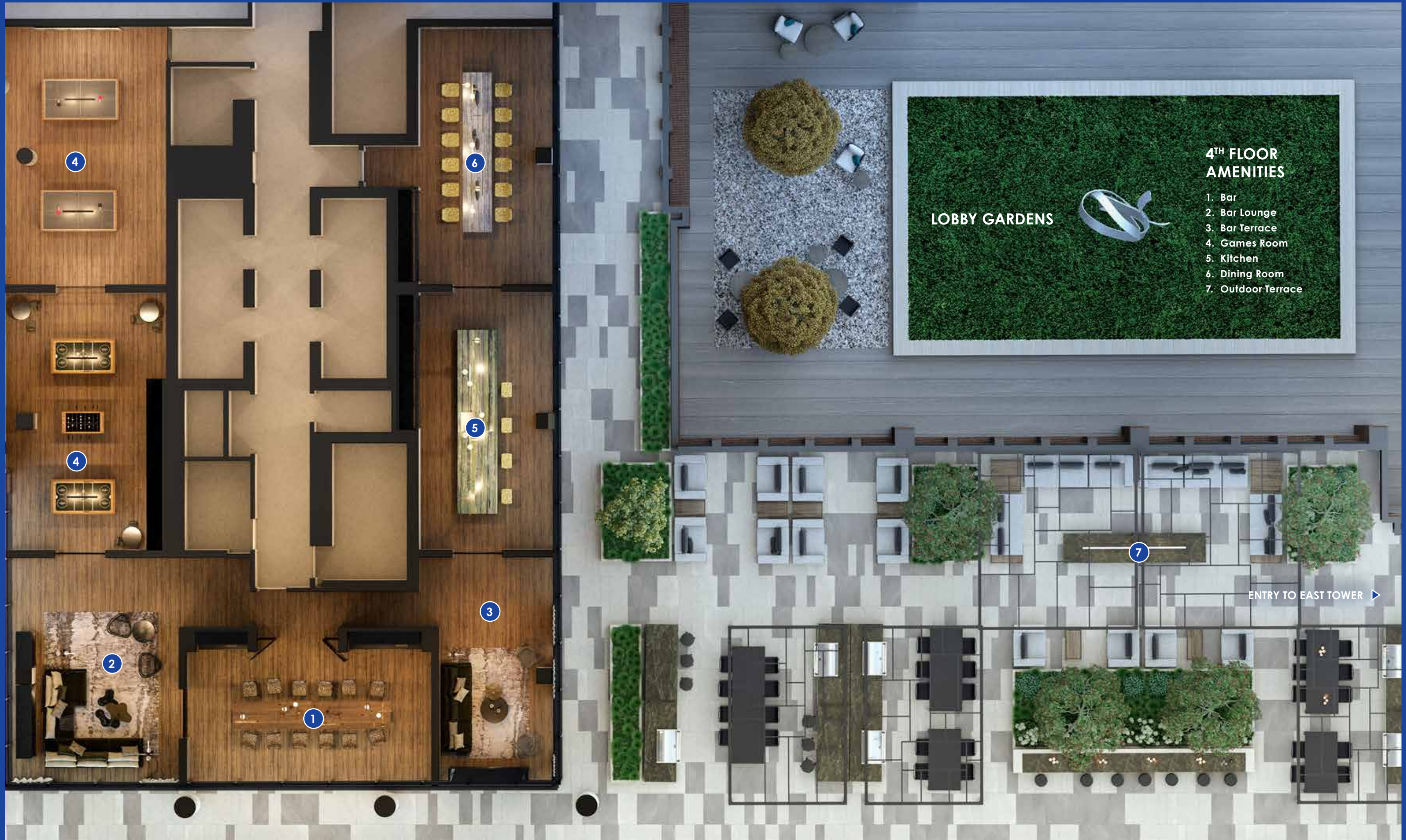
CROSSTOWN™



THE LOBBY

“The great outdoors is centre stage, and the view is big! Designed to enhance the view, the meticulously landscaped courtyard complements the interior detailing, textures and custom metal installations, referencing cues from the past but decidedly contemporary.”

Mike Niven, Interior Designer



4TH FLOOR AMENITIES

- 1. Bar
- 2. Bar Lounge
- 3. Bar Terrace
- 4. Games Room
- 5. Kitchen
- 6. Dining Room
- 7. Outdoor Terrace

LOBBY GARDENS

ENTRY TO EAST TOWER ▶

4TH FLOOR AMENITIES



“When traveling, isn’t there always that special little place that sticks in your mind? Our luxuriously appointed Crosstown lounges rival those great memories.”

Mike Niven, Interior Designer

SIP & LOUNGE






“Colours and textures, derived from the surrounding views, are carefully placed throughout the interiors, marrying the indoors with the outdoors.”

Mike Niven, Interior Designer



A modern, minimalist living room with a large window, a green sofa, and a bookshelf. The room features a large window with white curtains, a green sofa with patterned cushions, and a bookshelf filled with books. The room is furnished with a green sofa, a coffee table, and two black wire chairs. The room is lit by natural light from the window and by two floor lamps with white globe shades. The room is located in a building with a stone wall and a glass railing.

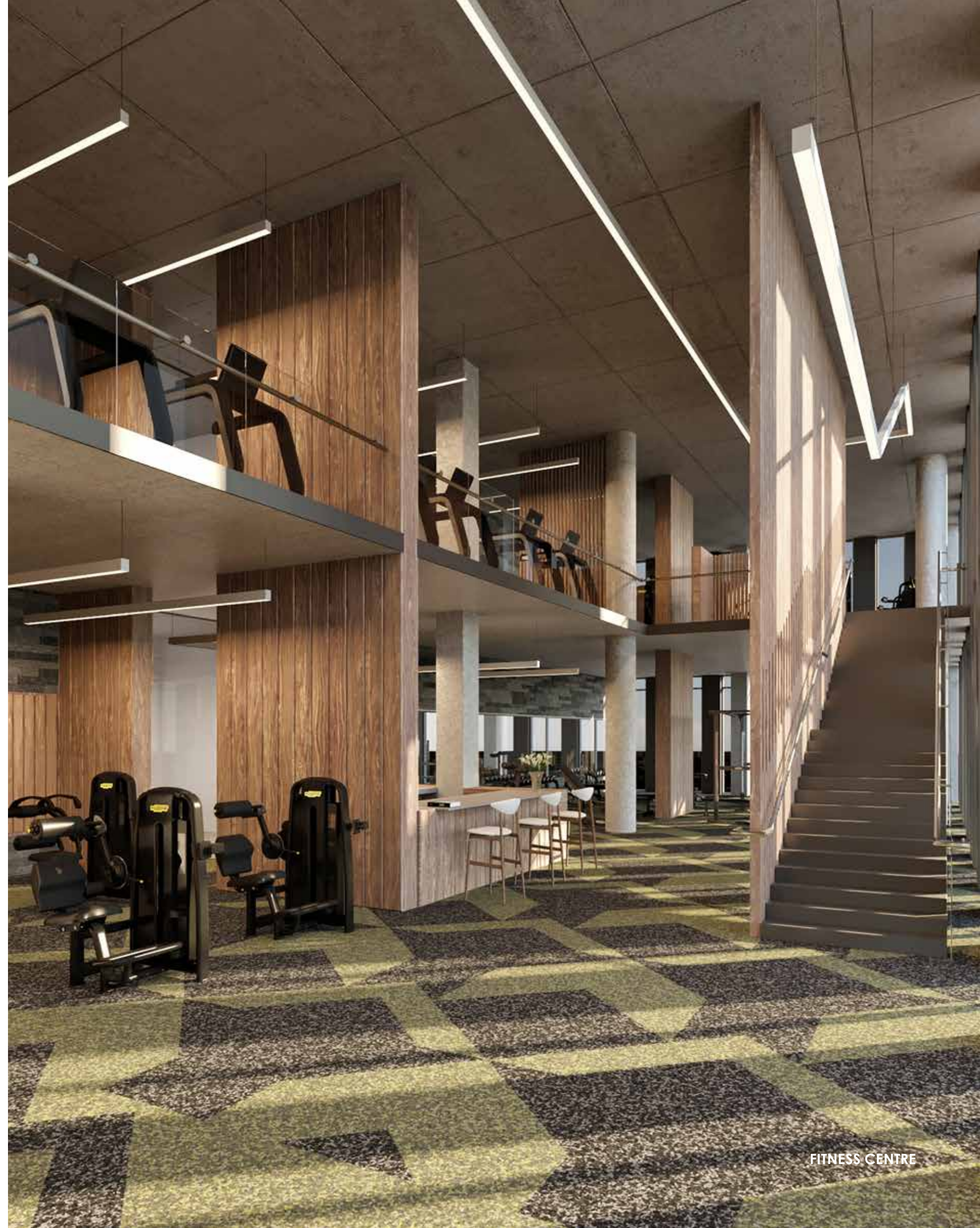
“If you need a little personal space or want to entertain your friends, this is the perfect destination for good times.”

Mike Niven, Interior Designer

BAR LOUNGE



2 STOREYS
4,000 SQ. FT.



“This two storey, 4,000 square foot fitness centre offers all the professional-level equipment and space you need to rejuvenate and stay in shape.”

Mike Niven, Interior Designer

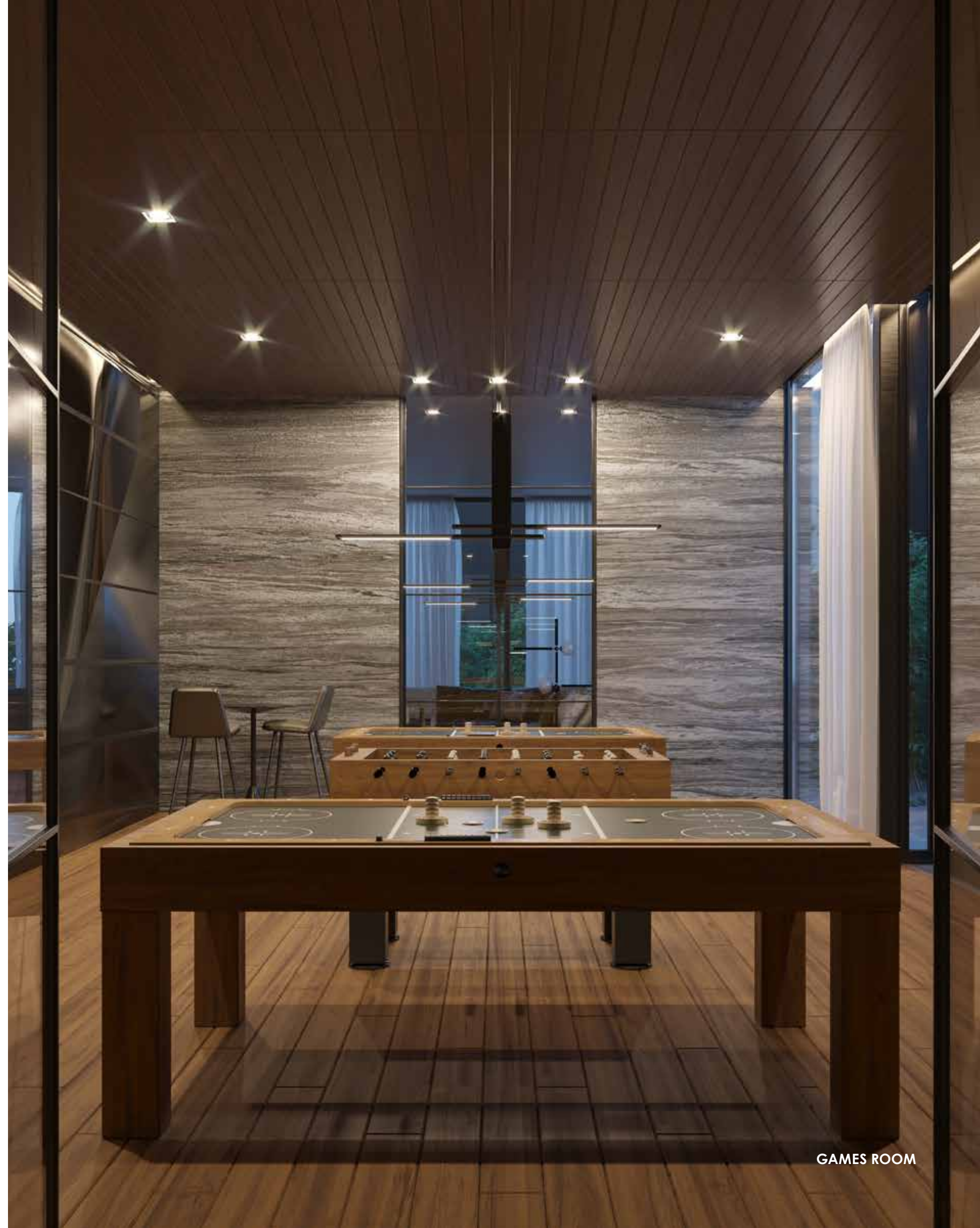
STATE-OF-THE-ART FITNESS CENTRE



“Get your game on! With ample choice and various facilities throughout the complex, your competitive nature will be satisfied.”

Mike Niven, Interior Designer

RACK & RALLY

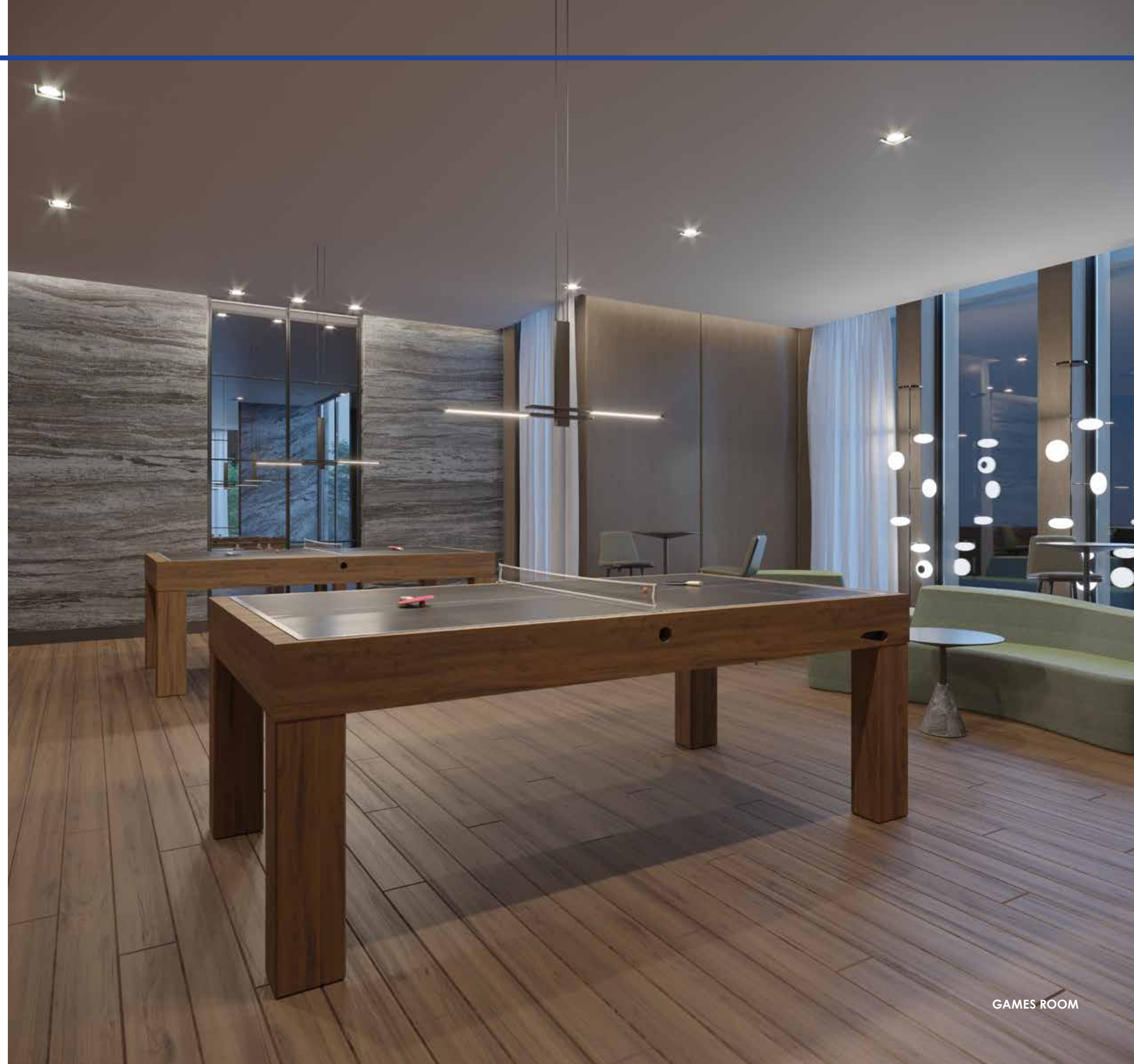


GAMES ROOM



“From pool halls to online gaming with your pals, from small groups to large tournaments, being the winner is a slam dunk.”

Mike Niven, Interior Designer

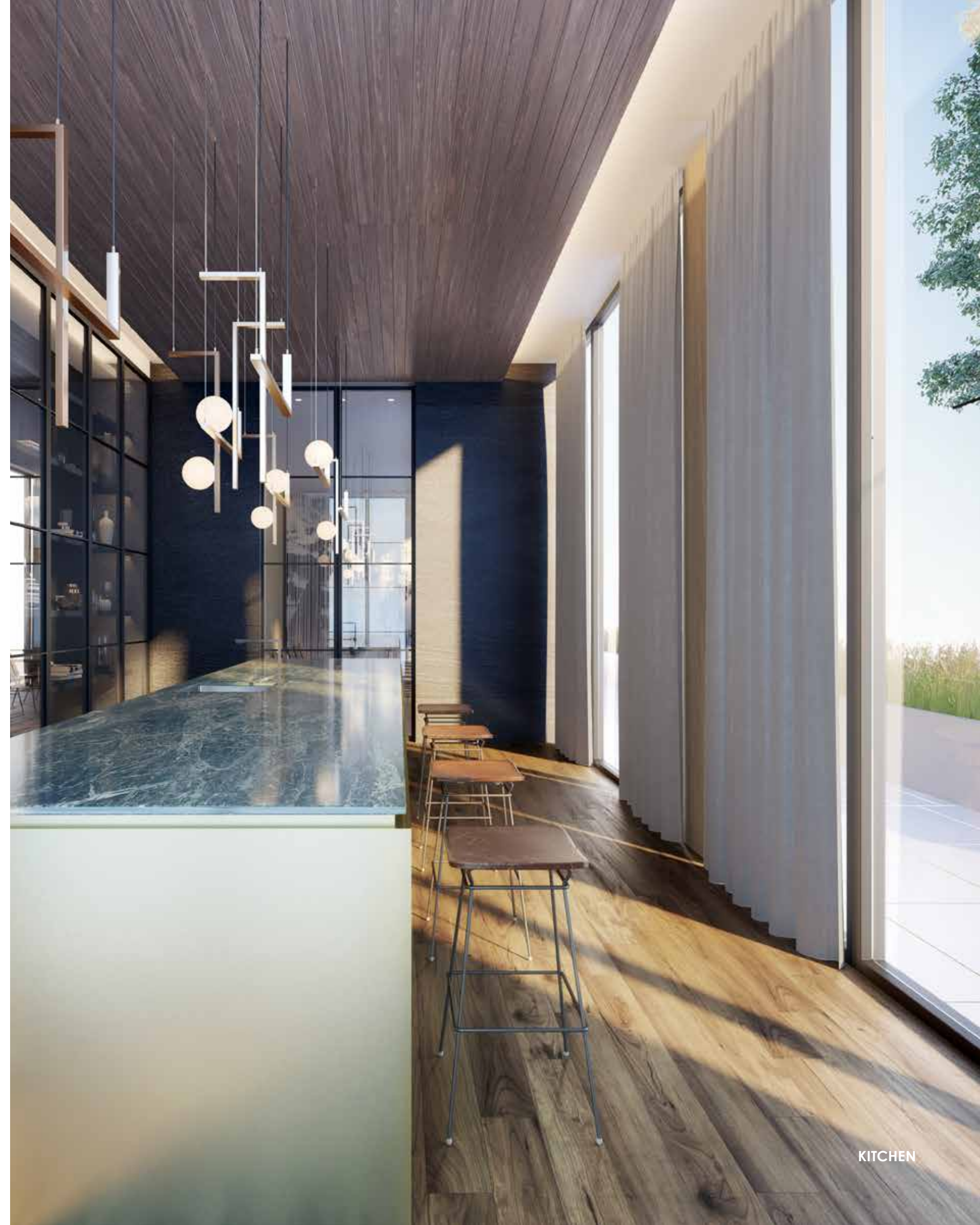




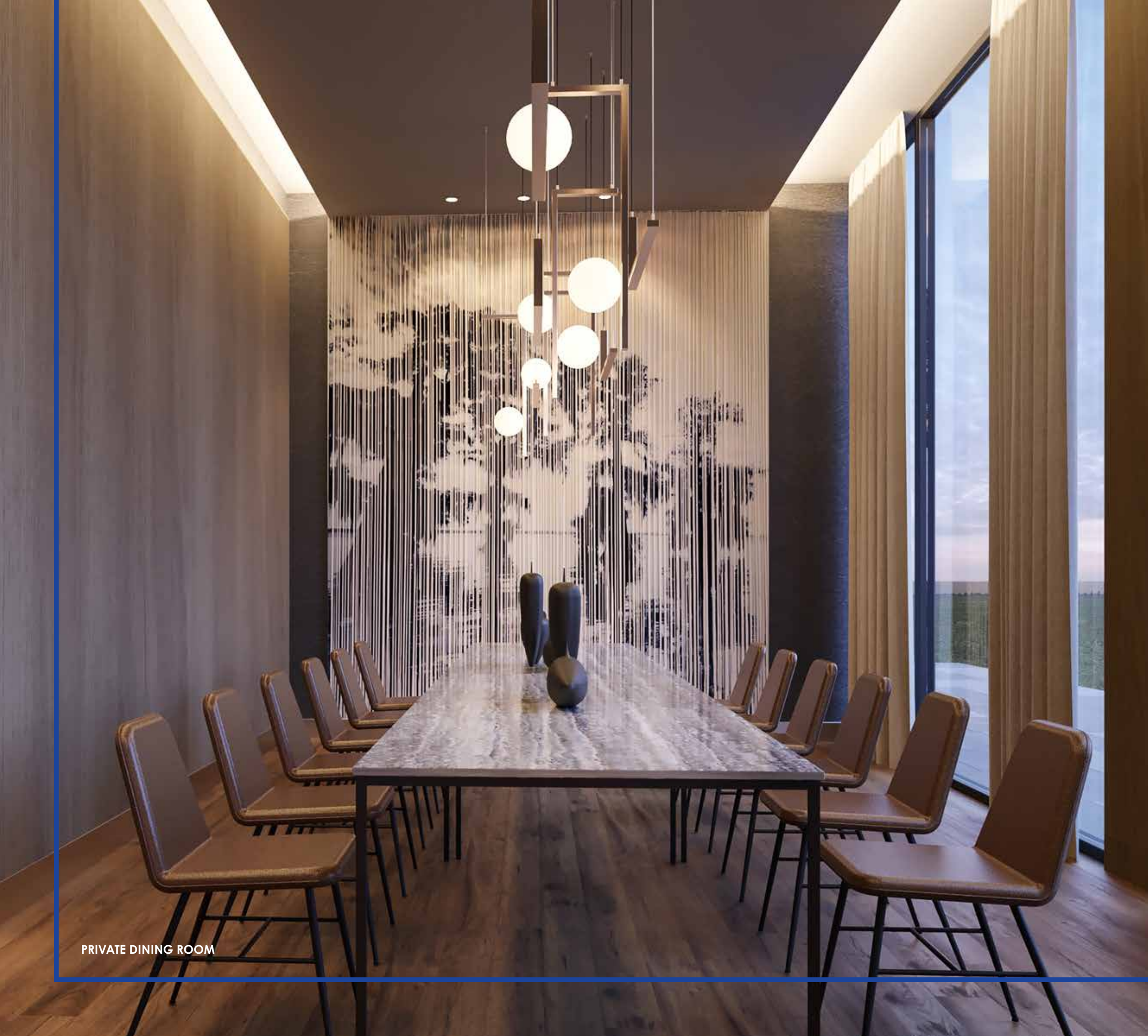
“Good times and a stunning setting will make any festivity special. Larger parties? The Prep Kitchen and access to a resort style terrace can handle any size of group in the summer season. Cheers!”

Mike Niven, Interior Designer

THE ART OF HOSTING



KITCHEN



PRIVATE DINING ROOM



“The 5 star experience is closer than you think! For those special family moments or milestone celebrations, Crosstown’s private dining room is the only place to be.”

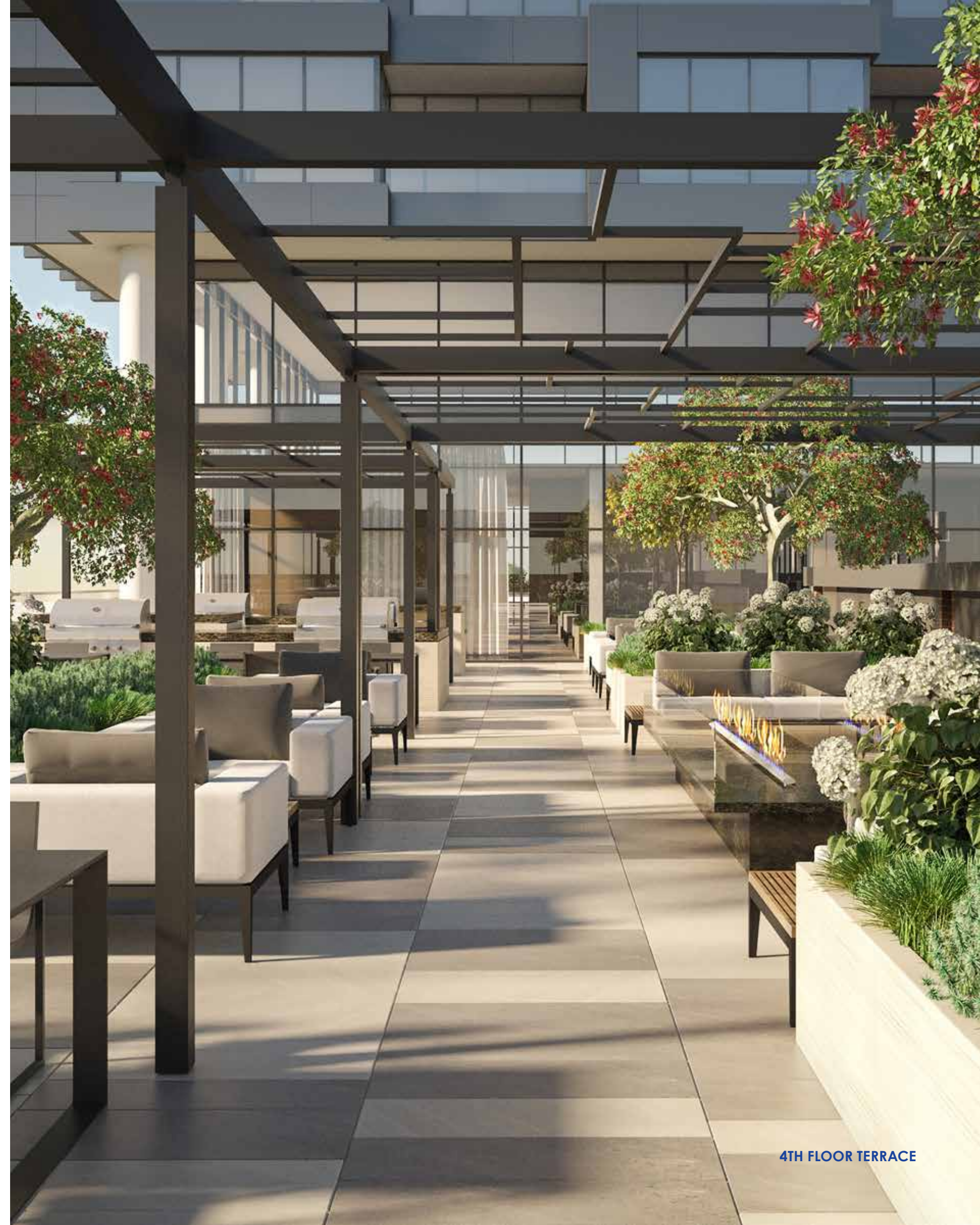
Mike Niven, Interior Designer



“The focal point of the terrace features a central fireplace and communal bar around which the trellises, BBQ’s, and seating combine to offer an exceptional experience.”

Gustavo Maurano, Landscape Architect

ROOFTOP OASIS



4TH FLOOR TERRACE



“The exterior garden courtyard is imbued with a sense of quiet elegance, and designed to be in balance with its natural context as a refuge from busy urban life.”

Gustavo Maurano, Landscape Architect



4TH FLOOR TERRACE

FEATURES AND FINISHES

Miele

KOHLER

TORLYS

hansgrohe

caesarstone

SUITE

- Smooth ceilings in living room, kitchen and bathrooms
- 9-foot ceilings (except where bulkheads are required)
- Individually controlled heating and air conditioning with programmable thermostat
- Terrace or balcony
- Plastic coated wire shelving in all closets
- Solid core suite entry door
- Aluminum windows
- 100 amp service
- Walls are primed and painted with two coats of off-white latex paint
- Washer and dryer
- Exhaust fans vented to exterior of building (bathrooms, kitchen and dryer)
- Torlys® laminate flooring in all areas excluding tiled areas
- Porcelain floor tiles in bathrooms (excluding shower floors)
- Framed glass shower enclosure
- Porcelain wall tile in shower
- Dual flush toilets
- Hand held Hansgrohe® shower head
- Kohler® vanity faucet
- Accessory package including toilet paper holder and towel bar

KITCHEN

- One Crosstown contemporary kitchen designed by MNID
- Miele® appliance package including 24" integrated appliances
- Kohler® single lever faucet
- Contemporary backsplash tile options
- Undermount kitchen sink
- Granite or Caesarstone® countertop(s)

TECHNOLOGY

- Rogers Ignite™ 150U – Download speeds up to 150Mbps with AC – the fastest Wi-Fi technology.
- Includes Wi-Fi calling feature, 24/7 support and 5 email accounts
- Keyless smart phone suite entry
- Security system connected to building concierge with in suite key pad



ASPENRIDGE®