



THE COTTAGE  
COLLECTION

AT QUEEN & ASHBRIDGE



CONTEXT

RIO+CAN  
LIVING



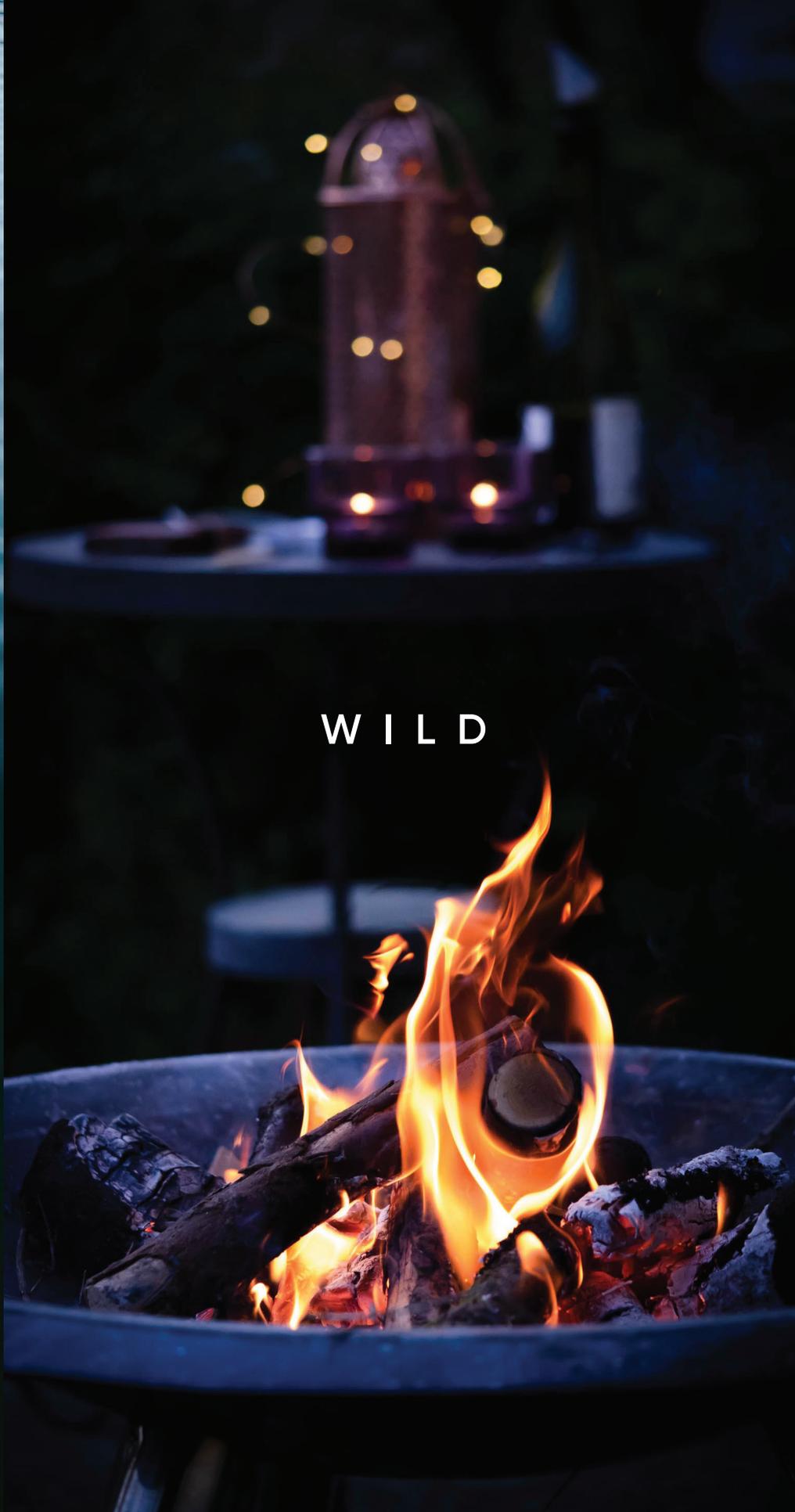


## LET THE OUTDOORS IN

Introducing The Cottage Collection at Queen & Ashbridge; your escape from the city, in the city. The Cottage Collection is a new release of suites meticulously designed to echo the ambiance and emotion of a tranquil, wild and natural Muskoka landscape, in a convenient and connected urban setting. The Beaches, one of Toronto's most sought-after neighbourhoods, is the backdrop for a series of suites featuring refined rustic finishes and unmatched access to The Urban Forest; a staggering new outdoor amenity designed at a scale seldom seen in city-built projects. The Cottage Collection offers peace of mind in an inspired setting and a connected location. Let the outdoors in.



TRANQUIL



WILD



NATURAL



## T H E B E A C H E S

The Beaches combine sun, sand and space in a highly sought-after neighbourhood that feels connected to the city, even as it stands apart. Bustling boardwalks line the shore of Lake Ontario. On one side they give way to sun-warmed sand and bright blue horizons. On the other side; shady parks, winding trails and historic streets. Independent retail dots the open landscape making each outing memorable in this dynamic destination.

Lake Shore Boulevard, Queen Street East and the 501 Streetcar directly connect The Beaches to the downtown core.



## A N E S C A P E I N T H E C I T Y

The Urban Forest, designed to evoke not just the look but the feel of a Muskokan landscape, is your natural escape in the city. An assortment of rising pine, fir and birch trees bend in the breeze and tower over an understory of native plants and unique cottage country-inspired experiences. Explore in detail the many nuances of The Urban Forest, like the meditative water feature, organic rock outcroppings and fire pit, or take it all in over a glass of wine from the terrace or balcony of your Cottage Collection suite.



Nightfall only serves to highlight the whimsy of The Urban Forest. Ambient lighting hidden throughout the rolling forest floor illuminates the hypnotic water feature and casts intricate shadows in the canopy above.

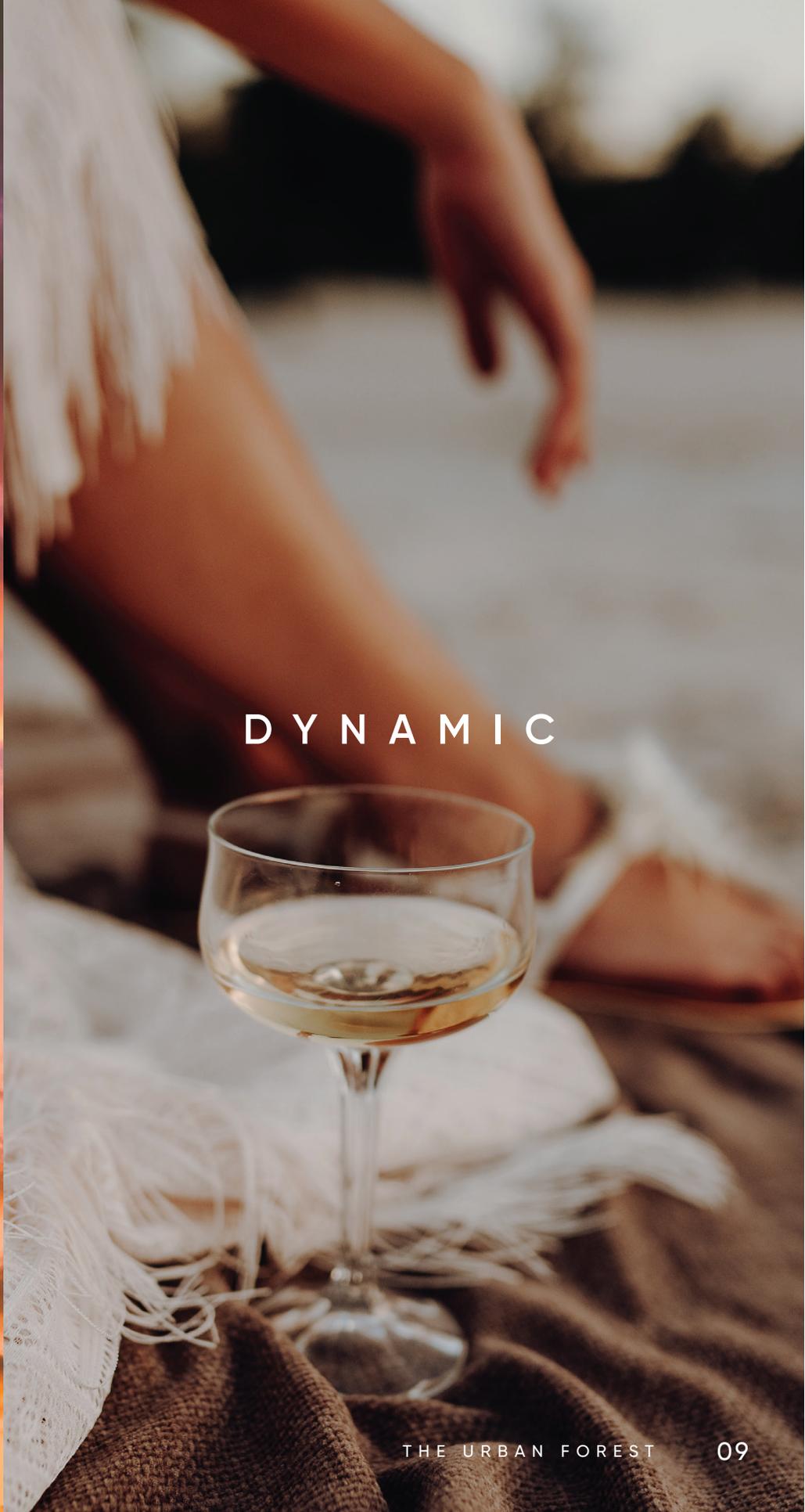




RELAXED



OPEN



DYNAMIC

The Urban Forest features a sloping sun deck, meandering boardwalks, a sunken fire pit, winding paths and an elevated deck overlooking a serene water feature. It's all tied together by a dramatic ribbon of steel that encircles and intersects The Urban Forest, creating a wealth of casual seating opportunities.



# THE URBAN FOREST

- 1 Water Feature
- 2 Sunken Fire Pit
- 3 Elevated Lounge Deck
- 4 Rock Feature
- 5 Resident Garden Plots





AT QUEEN & ASHBRIDGE

## REFINED RUSTIC INTERIORS

The Cottage Collection lives up to its name with earthy neutrals and a refined rustic sensibility that filters 'cabin-chic' through a distinctly urban lens. Wood-inspired feature walls in the bedrooms and ensuite, cozy fireplaces with custom millwork surrounds and Shaker kitchen cabinetry are complemented by organic-inspired embellishments in this exclusive collection.



Curl up in front of the fireplace with a good book, a strong cup of coffee and a cozy quilt to maximize your every moment of downtime.





Get creative in the kitchen, which comes complete with Shaker cabinetry and ample storage for your favourite ingredients. Then retire to your terrace or balcony to watch night fall over The Urban Forest.





Rest easy and wake up invigorated under a wood-clad headboard wall that feels as though it was transported directly from the lake house of your dreams. Just beyond your window, the hush of The Urban Forest quietly beckons you out into a new day.





Put a little life into your morning routine with a warm, wood-inspired tile feature wall that resembles a deep-woods retreat.





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## WHAT'S BEYOND THE SHORE?

In the heart of The Beaches, beyond the shores of Ashbridges Bay and the skyscrapers of downtown Toronto; lies Queen & Ashbridge. Inspired by its natural environment and urban community, Queen & Ashbridge exhibits timeless contextual architecture, elevated amenities and modern ideas of holistic wellness, making it an extraordinary choice for urbanites who crave something different. What's beyond the shore? Whatever you're looking for.

## BUILDING AMENITIES

Your lobby is The Bridge Lounge, which features hand-crafted furniture, stone embellishments and a boardwalk inspired pathway, leading you to The Upper Lounge. Here, inviting seating and inspiring views are designed to encourage you to linger over coffee.

Beyond The Upper Lounge you'll find the double-height windows of The Woodbine Coworking Space, designed to accentuate streetscape views. Beyond that; The Coast Club, a 5,000 square foot, state-of-the-art fitness centre with green feature walls, dynamic park views, ample cardio and strength training zones, and dedicated yoga and spin studios and steam rooms.



THE BRIDGE LOUNGE



THE WOODBINE COWORKING SPACE



THE UPPER LOUNGE



STEAM ROOM



THE COAST CLUB

Up above, an elevated dog run offers outdoor space with gorgeous views. Higher still is The Sky Club, a private gathering space that rivals the city's best. Its chic bar, fireside lounge and cozy reading nook offer ample perches from which to watch the sunset.

Just beyond The Sky Club's picture windows lies its outdoor terrace and BBQs. At one end, views of Queen Street East serve as a perfect sunbathing backdrop. At the other, the uninterrupted downtown Toronto skyline delivers even more urban ambiance.

On the third floor, you'll find The Urban Forest. With lush lawns, shady trees and vivid flowers secured on three sides by a terraced façade, The Urban Forest offers residents endless opportunities to self-reflect.

Visitors to Queen & Ashbridge will be very well taken care of in the guest suites, which raise the bar for accommodations to built-in boutique hotel heights.



ROOF AMENITIES VIEW



THE SKY CLUB



THE URBAN FOREST



THE SKY CLUB

## NEIGHBOURHOOD AMENITIES

The Beaches is Toronto's premiere neighbourhood for outdoor activity. The centrepiece is undoubtedly the sprawling boardwalk, which stretches along the shore and offers an invigorating walking route. The entire community is rich with choices; an array of jogging paths, bike trails and greenspaces make The Beaches perfect for anyone in search of fresh air, healthy experiences and room to move.



## THE TEAM



Context was formed in 1997 by Stephen Gross and Howard Cohen. The company is focused on the development of mixed-use projects, condominiums and affordable rental housing in Toronto's central neighbourhoods. Context is a pioneer in downtown intensification with buildings based on quality design, sustainability and innovative city planning.

Context is backed by Waterloo Capital, a private investment fund controlled by Stephen Gross and Gerald Schwartz, the CEO of Onex Corporation.



Building a community from the ground up takes more than bricks and mortar – it takes people, and RioCan Living keeps people at the centre of everything they do. When RioCan Living selects a project's location, architect and interior designer they're not really thinking about 'the project', they're thinking about the people who will one day call it home.

RioCan Living listens to the communities they're part of, to ensure they're enhancing the unique culture of each neighbourhood. That's why their project in King West doesn't feel like their project in Little Italy, and why you, whatever your lifestyle, will feel at home with them.

Every RioCan Living project is backed by the impeccable management and proven track record of RioCan.



QUEEN  
& ASH  
BRIDGE

CONDO PRESENTATION GALLERY

At the moment our Presentation Gallery  
is open by appointment only.

Monday to Thursday: 12pm – 7pm

Friday: By Appointment

Saturday & Sunday: 12pm – 6pm

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