

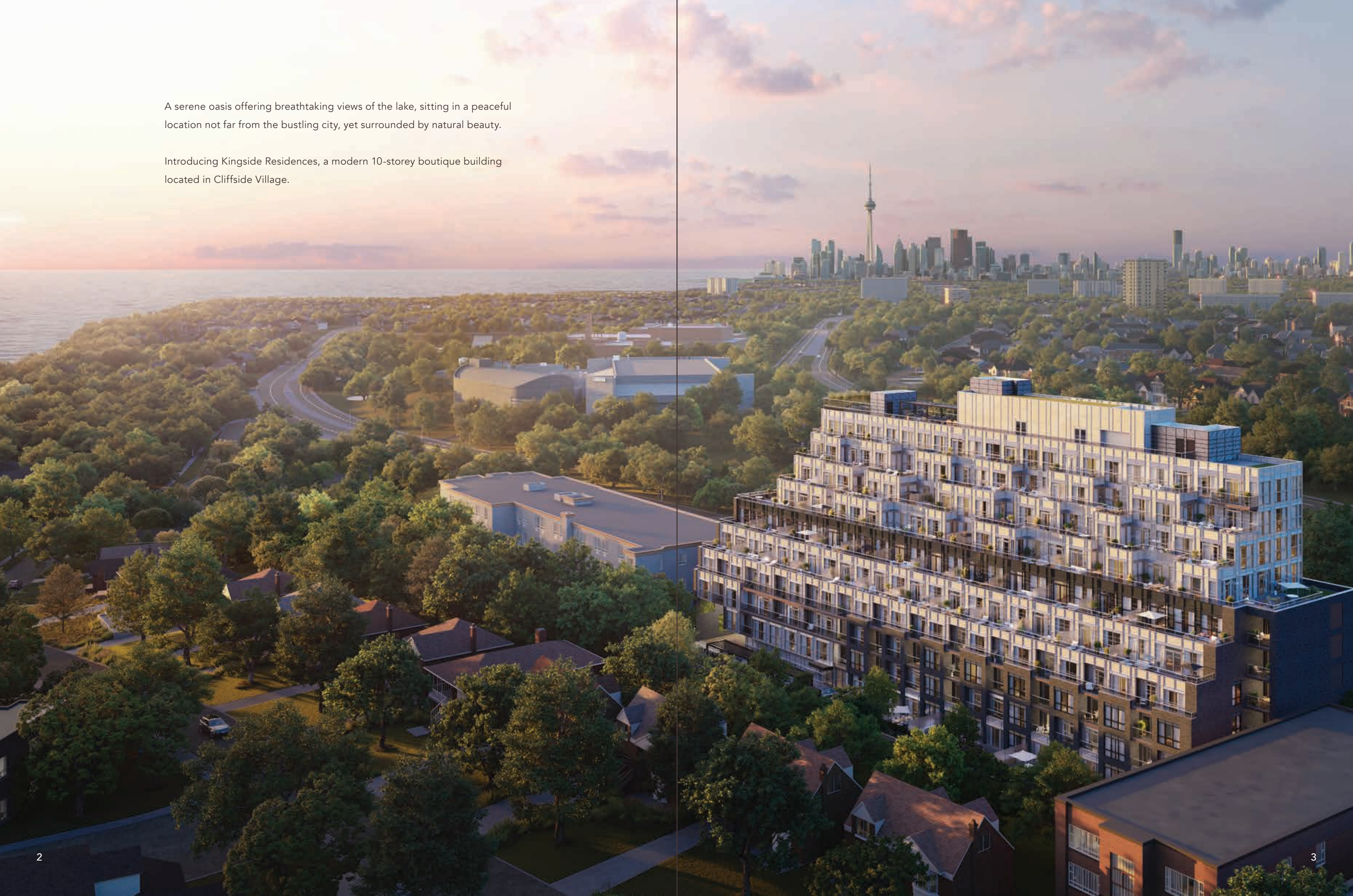
THERE'S A WHOLE
OTHER SIDE TO THE CITY

kindside
RESIDENCES



A serene oasis offering breathtaking views of the lake, sitting in a peaceful location not far from the bustling city, yet surrounded by natural beauty.

Introducing Kingside Residences, a modern 10-storey boutique building located in Cliffside Village.





Nestled in the ascending neighbourhood of Cliffside Village, set overlooking the Scarborough Bluffs, directly connected to the water via a trail right outside your door, Kingside Residences offers the best of both worlds. Here you'll find urban conveniences and easy transit connections, complemented by the best of nature. Bringing you an urban lifestyle infused with wellness and ease that invites a retreat from everyday life.



design in nature

Kingside Residences serves as a gateway to the expanding east side with its prominent location on Kingston Road.

Kohn Architects elegantly blends modern design with the essence of natural beauty that defines an escape of comfort and ease inside and out. In addition to the dark and light toned exterior that complements the cliff escarpment, the glass elevator acts as the centerpiece of design – offering unparalleled views of Cliffside Village.

Experience the perfect combination of contemporary condominiums and scenic charm here at Kingside Residences.





UNFORGETTABLE VIEWS

Elevate every day with a new perspective. Experience spaces where nature and design unite to offer a place to rejuvenate and thrive. The building's architecture has been carefully crafted to maximize exquisite views, incorporating elegant tiers with cascading terraces that artfully reflect the neighbouring cliffs. Another world onto itself, be it a tranquil hideaway or a space for social gatherings. Step out onto a private outdoor oasis and take it all in.

HOLISTIC LIVING

Harmony is at the forefront with U31 Design. Our lifestyle amenities are thoughtfully curated to create a perfect balance of comfort and convenience. You'll find everything you need to complement your daily routine and elevate your living experience. From the inviting lobby to the serene fitness centre, every aspect has been designed with your well-being in mind. Relax in the lush ground floor terrace or gather with friends in the elegant relaxation lounge. Whatever your lifestyle, you can make every day feel like a retreat.



coworking



relaxation lounge

WELCOME HOME

Step into a relaxation lounge that captures the essence of the Bluffs, with nature-inspired palettes, textures, and materials surrounding you. The warmth of a natural stone fireplace and sun-washed flooring evokes the ruggedness of the escarpment and the lakeside boardwalk. Botanical installations of grasses bring the outdoors in, creating a sense of connection and tranquility. Relax and unwind in this cocoon of nature-inspired design.

COME TOGETHER

Enjoy a collaborative coworking environment designed to make working from home a more comfortable and convenient experience. This open-concept layout paired with wooden tones is the perfect place for productivity, with multiple meeting spaces to best suit your needs. Choose from two private study rooms, one-on-one nooks or brainstorm ideas at the communal table.

WARM GATHERINGS

Make memories and socialize with friends in the stylish party room. Start off by sipping on a delicious cocktail at the island, and then indulge in an intimate dining experience in the private dining room.

After a delightful meal, move over to the separate seating area where you can relax and catch up with friends, or step out onto the balcony and enjoy some fresh air and a moment to yourself.



party room



fitness centre



FIND YOUR CENTRE

Find your centre and feel your best at the Kingside Residences fitness centre. It boasts a serene atmosphere with natural materials and accents that inspire well-being. Complete a full workout with the selection of cardio equipment, weights, resistance training and the unique addition of Pilates reformer beds. You could also unwind in our peace-filled Yoga Studio designed with calming linen-inspired wall coverings and wood accents, creating a serene ambiance.

LAKESIDE BREEZE

Perched atop the soaring Scarborough Bluffs, our rooftop terrace offers an unparalleled view of the shimmering waters of Lake Ontario. With its sweeping vistas and gentle breezes, this tranquil retreat is the perfect place to escape from the city and soak up the beauty of nature. Whether you're taking in the sunrise, enjoying a romantic sunset, or simply gazing out at the majestic expanse of the lake, you'll long for these moments any time you are away from home.

rooftop terrace

GROUND FLOOR

1. RELAXATION LOUNGE
2. PARCEL LOCKERS
3. MAILROOM
4. PET SPA
5. COFFEE BAR
6. PRIVATE MEETING AREAS
7. COWORKING
8. SEATING AREA
9. GAME AREA
10. OUTDOOR WORKOUT AREA



SECOND FLOOR

1. PARTY ROOM
2. FITNESS CENTRE
3. PILATES AND YOGA ROOM



RELAX AND UNWIND

Find solace, relaxation, and experience joy by creating special moments in a place you call home. Style with comfort is the ultimate goal in creating open-concept layouts that embrace an organic flow. Imagine waking up to the gentle colours of a sunrise over the lake. Our modern kitchen features a sleek linear layout and premium appliances, including a European-style washer and dryer for added convenience. With every detail thoughtfully designed, home is not only beautiful but also functional and tailored to fit your lifestyle.




living room



kitchen & dining





find new favourites

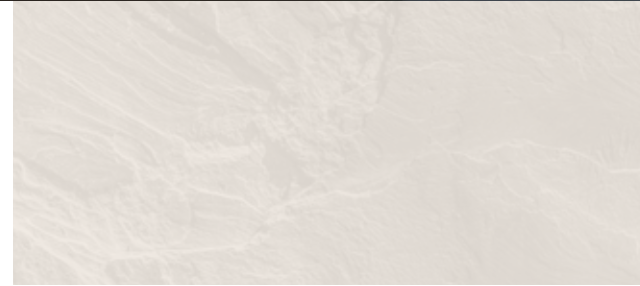
Experience the beauty of the Cliffside Village shopping district along Kingston Road and uncover the charm of this friendly neighbourhood. Take a stroll through the nearby Scarborough Bluffs Marina and marvel at the breathtaking views of Lake Ontario. If you're looking for some outdoor fun, visit one of the many nearby parks, such as Rosetta McClain Gardens or Bluffers' Park. These picturesque green spaces are perfect for picnics, walks, or simply enjoying the natural beauty of the area. Come discover the rich history and natural wonders of this vibrant community.



8 MIN DRIVE
BLUFFER'S RESTAURANT AND GRILL

ENDLESS ENJOYMENT

You will find a great mixture of independent retailers, small boutiques, local eateries and bars here. The area also includes a variety of shopping centres and shops, including home improvement, groceries, pharmacies, banks, and various restaurants.



3 MIN DRIVE
JATUJAK



steps away
from independent
retailers, local
eateries and bars

WELL - CONNECTED

The area is well-served, with buses along Kingston Road and Kennedy Road connecting passengers to the Bloor-Danforth subway line. The Scarborough GO Station, located on St. Clair Avenue at Midland Avenue, connects passengers to downtown Toronto's Union Station.

30 min
drive to
downtown Toronto

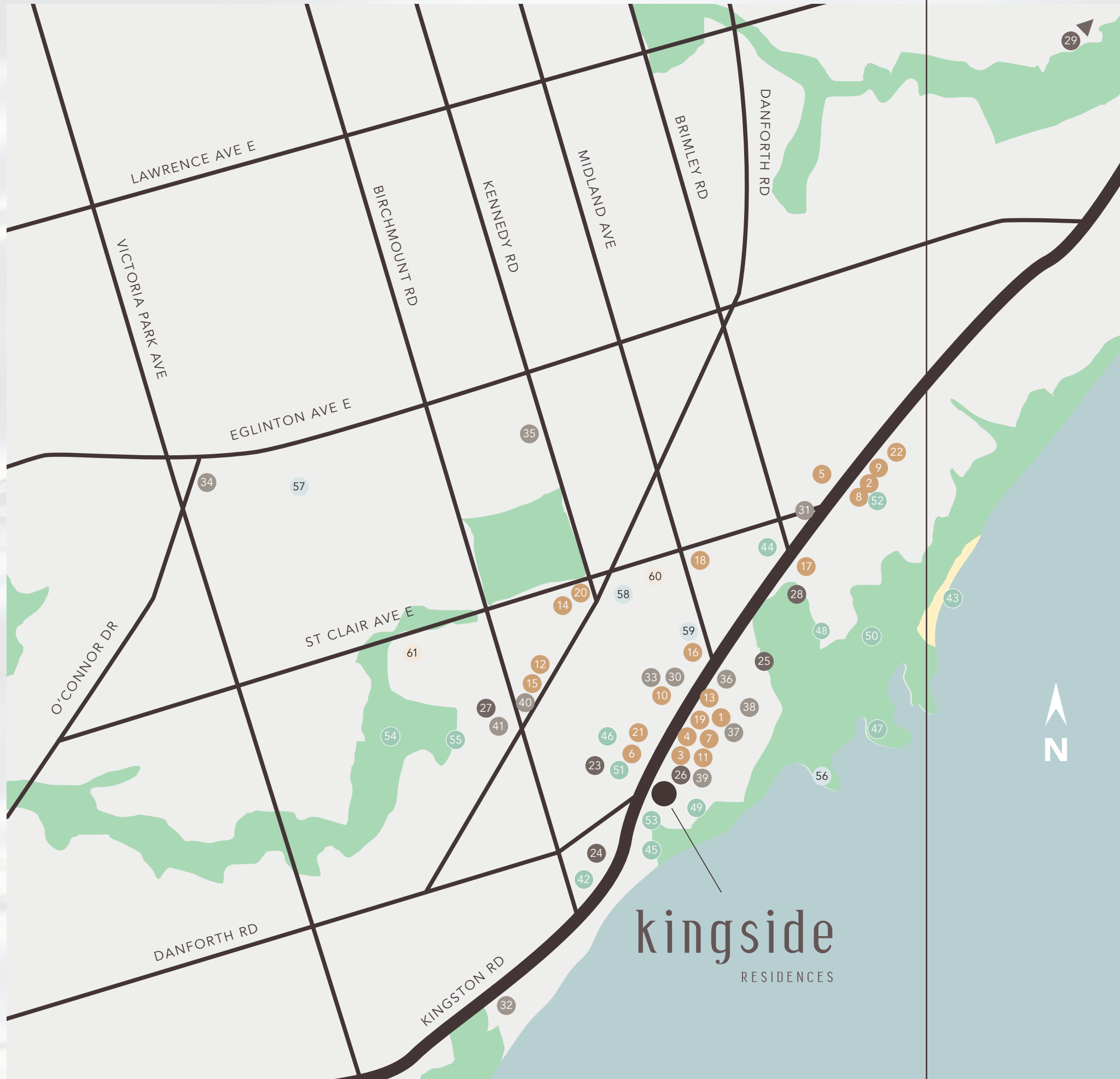
19 min
drive to University of Toronto
Scarborough Campus



8 MIN DRIVE
WARDEN STATION



5 MIN DRIVE
SCARBOROUGH GO STATION



FOOD & DINING

1. barBURRITO
2. Cliffside Hearth Bread Company
3. D'AMO
4. D Spot
5. Dairy Queen
6. Duckworth's Fish and Chips
7. Eggsmart
8. Gus Tacos
9. Il Fresco Restaurant
10. Jatujak
11. La Scogliera
12. Legends Wings and Burgers
13. Starbucks
14. Mac N' Wings
15. Mama's Boys Burgers
16. Mexitaco By The Bluffs
17. Penne
18. Pizza Nova
19. Tara Inn
20. Taste Of Greek Cuisine
21. Tim Hortons
22. ViPei Bistro

SCHOOLS

23. Birch Cliff Heights Public School
24. Birchmount Park Collegiate Institute
25. Chine Drive Public School
26. Cliffside Public School
27. Danforth Gardens Public School
28. St. John Henry Newman Catholic High School
29. University of Toronto Scarborough

SHOPPING

30. Bulk Barn
31. Canadian Tire
32. City Cottage Market
33. Cliffside Village Books
34. Eglinton Square Shopping Centre

35. Kennedy Park Plaza
36. No Frills
37. Pet Valu
38. Rexall
39. Shoppers Drug Mart
40. Sun Valley Market
41. Tasteco Supermarket

PARKS & RECREATION

42. Birchmount Community Centre
43. Bluffer's Park Beach
44. Resthaven Memorial Gardens
45. Rosetta McClain Gardens
46. Roy Halladay Field
47. Scarborough Bluffs Park
48. Scarborough Bluffs Trail
49. Scarborough Heights Park
Off Leash Dog Park
50. The Bluffs
51. The Sugar Bowl
52. Toronto Public Library
53. Trail to Scarborough Heights
Waterfront
54. Warden Woods
55. Warden Woods Community Centre

ENTERTAINMENT & LEISURE

56. Bluffer's Park Lookout
57. Cineplex Odeon Eglinton Town Centre Cinemas
58. MLS Arena
59. Resistance Fitness

TRANSIT

60. Scarborough GO Station
61. Warden Subway Station

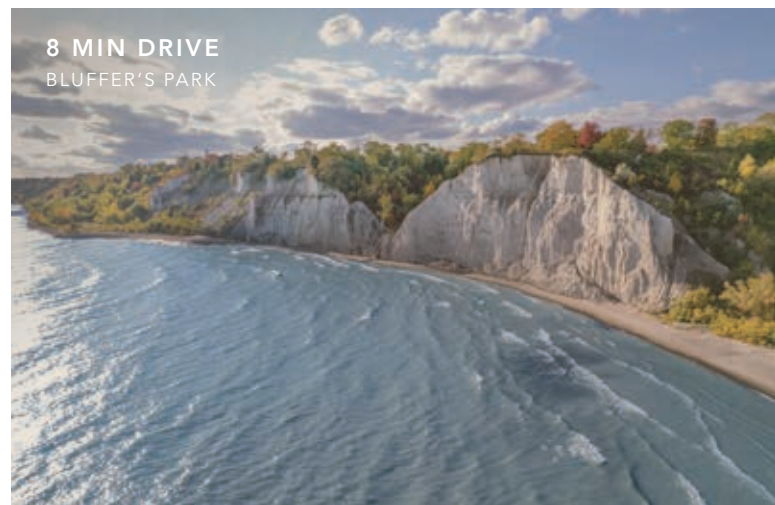


FEEL THE FREEDOM

Explore a destination that boasts something for everyone. Choose from countless parks along the Scarborough Bluffs with everything from exquisite beaches, swimming and paddleboarding to off-the-beaten-path trails leading you to a paradise for wildlife, bird and butterfly watching. Wander through gardens, sculptures, sports and recreation facilities, places to picnic, BBQ or simply take in the phenomenal views.



16 parks
along the
Scarborough
Bluffs



8 MIN DRIVE
BLUFFER'S PARK



7 Trails
the nearest one gives
you *direct* access to
the beach



7 MIN WALK
ROSETTA MCCLAIN GARDENS



8 MIN DRIVE
SCARBOROUGH BLUFFS SAILING CLUB

MEET AT THE MARINA

The Bluffers Park Marina is Toronto's only full-service Marina offering everything a boater could want or need. There are plenty of docking and storing options, a fuel dock, a service station and three boat mechanics on site. For land lovers, there's a big sandy beach and two popular restaurants to enjoy a meal and lakeside views.



8 MIN DRIVE
BLUFFERS PARK YACHT CLUB

a community of collaboration

As a full-service development firm, Altree provides unmatched insight and expertise throughout the full spectrum of development. Led by third-generation developer Zev Mandelbaum, Altree consistently goes above and beyond expectations, enhancing neighbourhoods and connecting communities. A visionary for creating dynamic residences, Altree has brought thousands of units to market across the GTA. Built with integrity, Altree continues to create unparalleled and iconic projects that branch out from the ordinary.



A L T R E E

Kohn

ARCHITECTS

For over 20 years, Kohn has been advancing architectural design solutions that contribute to the growth and vibrancy of the cities and communities they serve. Specializing in a range of multi-unit residential and commercial buildings across the GTA. Low-rise, mid-rise, and high-rise, Kohn offers a unique mix of technical and creative expertise that engages with existing communities while appealing to buyers. Kohn designs mixed-use, residential, retail, and commercial projects ranging from large suburban developments to dense urban infill projects including revitalized historical buildings.



LANDSCAPE ARCHITECTS

Founded in 1987, NAK is widely recognized as one of North America's leading landscape architecture and urban design practices. With work spanning the public and private sectors, significant public spaces, community master plans and unique private commissions, NAK has an established reputation for design creativity that is elevated by an executional approach unmatched in its rigour.

NAK believes in an approach to landscape architecture and urban design that contributes to the health and viability of the communities people live and work in. Their practice is acknowledged for creating economic and social impact and unlocking the full potential of designed environments.



INTERIOR DESIGN

U31 is an award-winning interior architecture and design studio led by creative principles, Kelly Cray and Neil Jonsohn. Focusing on large-scale mixed-use developments, luxury homes and innovative commercial projects, U31 transforms and elevates the built environment through inspired, tailored and diverse designs.



SALES

Hirsch + Associates is a full service real estate firm delivering Toronto exceptional experience for over 15 years. We guide the city's most prominent developers in all steps of the process, bringing projects to life with comprehensive industry expertise and a passion for innovation.

From new master-planned communities to high-rise condominiums and everything in between, the Hirsch team leads every unique sales program with individualized creative ideation followed by flawless execution. With over 8,300+ units sold, \$7.5+ billion in sales, and 34+ successful projects tactically led from inception to completion, our greatest pride is achieving success for our clients and buyers alike.

Discover your perfect place,
Kingside Residences.





A L T R E E