

## 4 The Kingsway

Offering residents a balance of traditional luxury and modern design

**BUYERS SEARCHING** for that elusive luxury condominium in the west end of Toronto can breathe a sigh of relief as the new development, 4 The Kingsway, gets underway this fall. With the sales centre nearing completion, buyers won't have to wait long to get a feel for what life at 4 The Kingsway will be like.

One of three new developments by North Drive in Toronto's west end, 4 The Kingsway is located at the apex of Kingsway and Bloor in a prime residential location that marks the eastern gateway to the prestigious Kingsway community.

"4 The Kingsway offers residents a truly iconic legacy building. We wanted to deliver a product that embodies what life in a modern Kingsway is all about," says Jordan Morassutti, principal, North Drive. "It was important that the property complements the strong architectural character of the community and gives residents a stylish and exclusive space with every modern convenience."

"Our sales centre at 3109 Bloor St. W. is going to give purchasers a tactile understanding of what they can expect. And we're excited to begin construction on 4 The Kingsway in the fall," adds Morassutti.

Designed by renowned architect Richard Wengle, the distinctive brick and stone-clad condo blends a sophisticated Beaux-Arts aesthetic with the iconic look of New York's Flatiron Building. Architecturally notable features such as the subtle turret capped with a zinc-clad dome, add a touch of opulence to the clean design of the building.

The eight-storey neoclassical condominium only offers 30 suites and four street-level townhomes, adding to the exclusivity of the building. Stepping inside the spacious



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porte cochere, the entranceway and lobby make a statement with a soft palette and traditional styling, speaking to the quiet good taste and effortless elegance of its residents.

With interior design by Brian Gluckstein, 4 The Kingsway balances traditional luxury with modern design, boasting 13-ft. ceilings, open principle rooms and large five-piece ensuites in its well-appointed suites. Thoughtful details like marble mosaic floors in washrooms and Wolfe and Sub-Zero appliances in the kitchen add to the desirability of these new homes.

"The suites feel like home," says Gluckstein. "Each suite is designed to make you feel like you've arrived to a warm, welcoming place of your own."

Tasteful, traditional houses line the winding streets surrounding 4 The Kingsway, offering a sense of seclusion in the predominantly residential community. Both Bloor West Village and the Kingsway Village are short walks away, offering convenient access to excellent neighbourhood restaurants and the freshest produce and flowers from small boutiques.

*4 The Kingsway will rise eight storeys with 30 suites and four townhomes. Suites range from one plus den layouts to two plus den/library layouts. Sizes range from 1,200 sq. ft. to more than 3,000 sq. ft., and prices start from \$1 million to more than \$3 million. To register, email [info@4thekingsway.com](mailto:info@4thekingsway.com), visit [4thekingsway.com](http://4thekingsway.com) or call 416.236.2992.*