

A TOUGH ACT TO FOLLOW

River City's second phase continues Urban Capital's commitment to distinctive design along Toronto's "new blue edge"



ALL SUITES AT RIVER CITY 2 WILL INCLUDE CUSTOM KITCHENS THAT FEATURE STONE COUNTERTOPS AND ISLANDS, UNDERMOUNT STAINLESS STEEL SINKS AND FIVE ENERGY STAR STAINLESS APPLIANCES



While designing subsequent buildings in multi-phase developments can challenge today's most innovative developers and architects, when the first phase earns a Best High Rise Building Design award from BILD (2010), it becomes a much tougher act to follow.

But as the recent launch of River City 2 proves, passionate developers and innovative architects can, with a second phase, not only live up to the challenge of an award-winning lineage, but improve upon it – earning even loftier accolades from critics and consumers alike.

"The design of River City's first phase was met with incredible enthusiasm, as buyers, real estate insiders and design-savvy Torontonians were thrilled with Saucier + Perrotte's unique architectural statement," says developer David Wex, of Urban Capital. "But that reaction has seemingly been surpassed by the response to the design of River City 2, and more recently, with the launch of the penthouse suites and townhouses.

"Buyers, like so many critics in the news media, are enamoured with the approach taken to River City's second phase by one of Canada's leading architecture firms."

Writing recently about River City and architects Saucier + Perrotte, noted architecture critic John Bentley Mays referred to the development's second phase as "urbane and thoughtful," suggesting that it is "one of the most imaginative multi-family residential schemes to go public in Toronto during the past two years."

Now, that's high praise for a development that prides itself on high design!

Featuring a dramatic horizontal orientation cast in white, River City 2 stands in stark contrast to the vertical structure and black façade of the previous phase. Notable for its three, 12-storey forms (each linked to the other by a series of glass passageways), the second phase boasts 249 units which appear as shiny jewel boxes – a conscious architectural effort intended to juxtapose the condominium with the community's other phases.

The condo suites range in size from 400 to 2,000 sq. ft., and prices range from \$239,900 up to \$1.15 million.

River City 2 recently launched a limited selection of penthouses and lofts. The penthouses are as large as 1,877 sq. ft. and start at \$639,900, boasting 10-ft. ceilings, gas barbecue hook-ups on private rooftop terraces, upgraded appliances, and a signature Saucier + Perrotte staircase. The loft-style condo units will have nine-ft. ceilings, rolling doors and floor-to-ceiling windows.

All suites at River City 2 will include custom kitchens that feature stone countertops and islands, undermount stainless steel sinks and five Energy Star stainless appliances. The bathrooms offer vanities with vessel sinks, stone countertops, and custom tubs or showers with wood-slat detailing.

Amenities at River City include a 15,000-sq.-ft. landscaped courtyard with heated outdoor pool, a party room, exercise room, billiards room, guest suite, screening facility and fully networked business centre. Of course, residents will also benefit from the public

spaces being created by Waterfront Toronto, as part of the regeneration of the West Don Lands and Toronto's Waterfront.

David Wex points to the creation of the Don River Park and Underpass Park as examples of dynamic, compelling public space that serve as both a community benefit for the neighbourhood and an amenity space for residents of River City.

"There's tremendous focus from those involved to create an area of distinctive design in the West Don Lands that signals a new era for Toronto's waterfront," Wex says. "Each phase of River City, and the work of architects Saucier + Perrotte, is positioned at the forefront of what is being referred to as Toronto's 'new blue edge!'"

For your place along this new blue edge, visit the River City sales centre located at 554 Queen St. E. Hours are Monday to Wednesday from noon to 6 p.m., Thursday from 2 to 7 p.m., and on Saturday and Sunday from noon to 5 p.m. Call 416.862.0505 or visit rivercitytoronto.com for more details.