

# Don Mills becoming a condo Mecca

**Emerging trend.** The neighbourhood is a hot commodity when it comes to new development



## CONDO TRENDS

Duncan McAllister  
life@metronews.ca

Don Mills is one of Toronto's emerging condominium neighbourhoods. Multiple new projects are underway in this busy, central location of the city.

The Dream Tower condos is the third phase of the Emerald City community by ELAD Canada. It is conveniently located across from the Fairview Mall at Don Mills and Sheppard Ave. The 25-storey tower with 316 suites boasts granite countertops, flat-pannelled contemporary cabinets, a deep soaker tub and chrome fixtures.

Further down the street at York Mills, Tridel's Argento is well under construction. The complex will consist of a 26-storey tower with 290 suites and nine town homes. The property was once farmland and sits on top of a hilly pla-

teau that rises above the Don Ravine.

Located at the intersection of Don Mills and Lawrence is The Shops At Don Mills, ringed by The Donway circular roadway. The Shops is a unique concept in residential communities in a retail mall setting, a collaboration between Cadillac Fairview and the FRAM Building Group. First came the mall — an eclectic mixture of high-end fashion outlets, restaurants, a movie theatre and premium grocery market.

You really couldn't call it a mall. It's actually more like a streetscape, modelled after the U.S. concept of open-air "streets" with premium outlets surrounding a town square at the centre of it all. The three mid-rise buildings span the southwest end of the complex, with plans for several more high-rises to the east. Reflections is mostly sold out. Liv Lofts is an existing building that has been converted into lofts, and Flaire is the newest project set for ground-breaking in the new year.

Metro spoke with Tibi Popa at the Flaire presentation centre, who says that The Shops, with its open-air concept, is a first of its kind in Canada. What kind of condo buyer would live at The Shops at Don Mills? If



The stores in Don Mills create this unique kind of shopping mall. HANDOUT

## Quoted

**"A lot of young professionals work around here. It is very vibrant here at night. There's a lot of exclusive restaurants that do stay open later into the evening..."**

Tibi Popa, Flaire presentation centre

you like shopping, this is your place, but there's also a vibrant nightlife here that you won't find at say, Fairview Mall just up the street.

"A lot of young professionals work around here. It is very vibrant here at night. There's a lot of exclusive restaurants that do stay open later into the evening, so you can experience a little bit more of the predominant nightlife," says Popa. "Also empty nesters, people that have been in the area for a long time, and their kids are off to school.

Now they're sitting on their equity so they're looking to downsize." The Shops has some very unique retailers, including the first P.F. Chang's China Bistro in Canada. Fisker automobiles has their first showroom in Ontario here, with two of the sleek new Karma electric sports cars prominently displayed in the window. The \$6 million McEwan gourmet grocery store is a concept by celebrity chef Mark McEwan, one of the judges on Top Chef Canada — think Pusateri's on steroids.