

Mid-rise condos blended into 'Ave and Dav' neighbourhood

Trends. Spacious boutique condos provide alternative to single-family homes along Davenport Road



CONDO TRENDS
Duncan McAllister
life@metronews.ca

Anyone who has travelled along Davenport Road lately will have noticed all the new development activity along that stretch between Yonge Street and Avenue Road.

This little corner of the downtown has undergone a transformation.

The established residential neighbourhoods of "Ave and Dav" are where 19th-century architecture is now blending with contemporary mid-rise developments. These new dwellings are designed for the urban resident who desires the square footage of a house, but with fewer domestic chores and more time to enjoy life.

181 Davenport is a new project by Mizrahi Developments designed to include amenities and services that will make life a little easier.

"What we're building are custom-designed residences that offer the condominium lifestyle. When you walk into them, the finishes, the details, the appointments, it feels more like you're home. It has that soul to it," says developer Sam Mizrahi.

The curved structure has 12 storeys with 110 units — all equipped with a classic limestone and brick exterior which blends in well with neighbouring vintage homes. The main entrance includes a grand, two-storey lobby with glimmering chandeliers and polished grey marble floors. The fitness facilities at 181 Davenport feature the latest equipment as well as private rooms for massage treatments and yoga classes.



Pears on the Avenue's three-storey lobby sets the stage with an elegant interior and 24-hour concierge service. HANDOUT



The party room at Pears on the Avenue, where suite owners will enjoy panoramic views, as Pears is carefully sited on the crest of the Avenue Road hill. HANDOUT

Pears on the Avenue is a new development by Menkes comprised of a 20-storey glass tower and a collection of three-storey boutique condominium townhomes located at the choice location of 162 Avenue Road just north of Davenport.

The design incorporates stylish townhome exteriors to ground the tower's three white steel frames that highlight its iconic design. Residents will enjoy massive windows, accentuated by 10-foot ceilings in all the principal rooms on the main floor. The master bedroom has a glass-enclosed gas fireplace and custom-designed Munge Leung vanities in the ensuite, main bathroom and

powder room.

The Perry is another fine example of contemporary mid-rise design by Mansouri Living, situated at 128 Pears Ave. Suites vary from one to two storey units spanning 540 to over 3,000 square feet, with private outdoor terraces up to 900 square feet. With this much room, it's easy to forget you're living in a condominium.

With 45 units and 11 storeys, the Perry boasts custom Poliform kitchens with restaurant-grade Gaggenau appliances. The 2,500 square foot commercial space on the second floor will include a high-end fitness and wellness centre.