

OLIVE

RESIDENCES



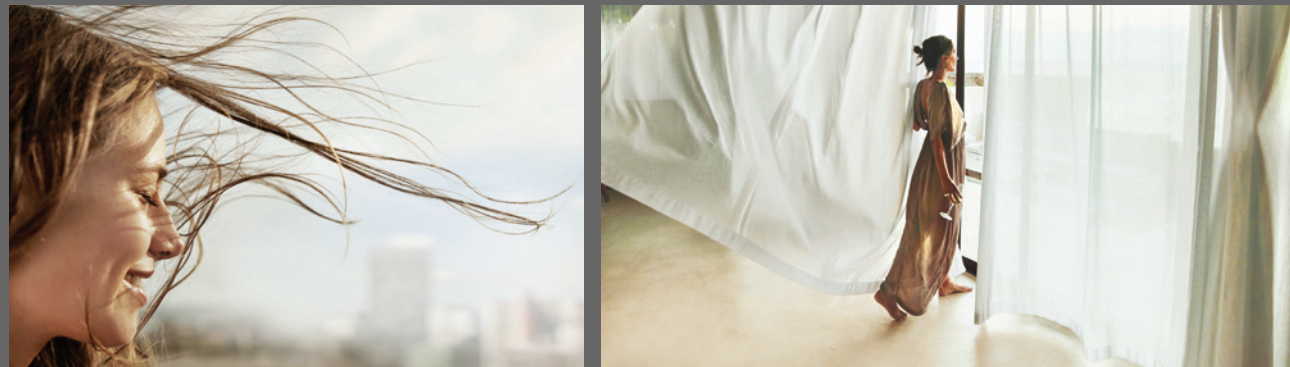
I LOVE

OLIVE RESIDENCES.

I LIVE

FOR THE COMFORT,
CONVENIENCE AND ENERGY
OF NORTH YORK.

THERE ARE THINGS IN LIFE
THAT INCITE OUR PASSION AND
STIMULATE OUR SENSES.



LIKE CONTEMPORARY ARCHITECTURE THAT BLENDS GLASS,
BRICK AND METAL TO FORM AN ELEGANT TOWER, CUTTING
A STRIKING FIGURE AGAINST THE SKY. EXPANSIVE SUITES THAT
COMBINE COMFORTABLE LUXURY WITH SMART DESIGN.
A LOCATION, NEXT TO FINCH SUBWAY STATION, THAT DELIVERS
THE BEST OF NORTH YORK. THESE ARE THE THINGS THAT DEFINE
GOOD LIVING – AVAILABLE AT **OLIVE RESIDENCES**.





NEIGHBOURHOOD

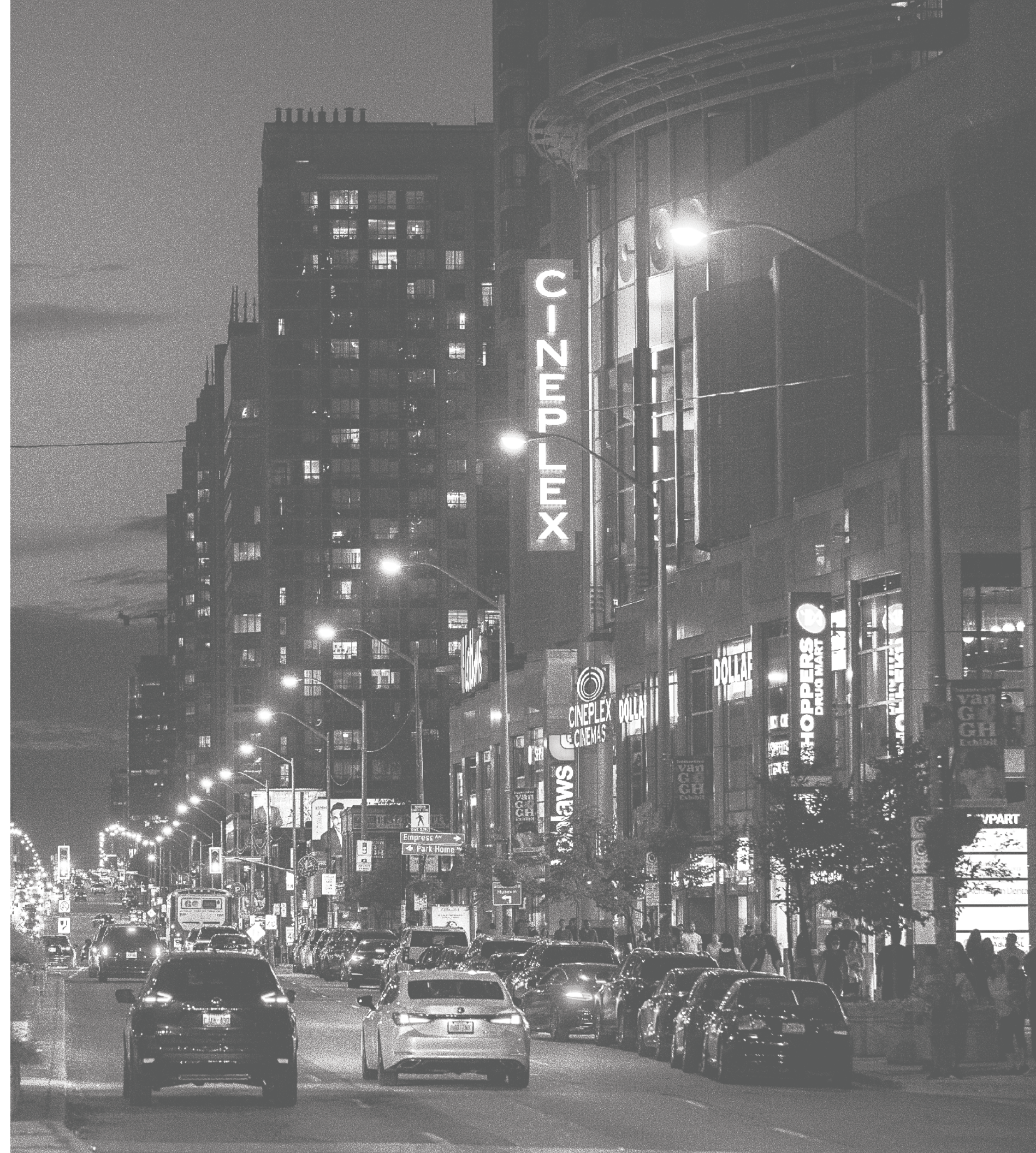


I LIVE

FOR THE URBAN PULSE,
THE MAGNETISM OF
CULTURE AND THE ALLURE
OF INDULGENCE THAT
SURROUNDS ME.



IMAGINE A LIFE IN THE BUSTLING MULTI-CULTURAL HEART OF NORTH YORK, YET TUCKED AWAY IN A POCKET OF TRANQUILITY. WHERE A PROFUSION OF RETAIL, RESTAURANTS, PARKS, ENTERTAINMENT AND CULTURE ARE JUST OUTSIDE YOUR FRONT DOOR, READY WHENEVER YOU WANT TO ENGAGE. OLIVE RESIDENCES PROMISES CONNECTION ON YOUR TERMS, WITH EVERYTHING YOU NEED CLOSE TO HOME.



NEIGHBOURHOOD



FOOD/DINING

- 1 AUBERGE DU POMMIER
- 2 CACTUS CLUB (COMING SOON)
- 3 CAFE LANDWER
- 4 CHATIME
- 5 CHEESE GARDEN JAPANESE CHEESECAKE
- 6 DALDONGNAE KOREAN BBQ
- 7 EVVIVA BREAKFAST AND LUNCH
- 8 GOL'S LANZHOU NOODLE
- 9 GOOD LUCK HK CAFE
- 10 KINKA IZAKAYA
- 11 KINTON RAMEN
- 12 MENAMI UDON & SAKE BAR
- 13 MEZZA NOTTE TRATTORIA
- 14 PASTEL CREPERIE & DESSERT HOUSE
- 15 PROJECT:FISH
- 16 SANG-JI FRIED BAO
- 17 SANSOTEI RAMEN
- 18 STARBUCKS
- 19 THE CAPTAIN'S BOIL
- 20 THE KEG STEAKHOUSE + BAR
- 21 UPPER EAST FOOD CLUB
- 22 YANG'S BRAISED CHICKEN RICE

SHOPPING

- 23 BAYVIEW VILLAGE SHOPPING CENTRE
- 24 EMPRESS WALK
- 25 GALLERIA SUPERMARKET (COMING SOON)
- 26 H-MART
- 27 LCBO
- 28 LOBLAWS
- 29 LONGO'S
- 30 METRO
- 31 NORTH YORK CENTRE
- 32 PETSMART
- 33 SHOPPERS DRUG MART
- 34 WHOLE FOODS MARKET
- 35 WINNERS

PARKS & TRAILS

- 36 BISHOP PARK
- 37 DEMPSEY PARK
- 38 EDITHVALE PARK
- 39 FINCH RECREATIONAL TRAIL
- 40 HENDON PARK
- 41 NORTHTOWN PARK
- 42 WEDGEWOOD PARK

ENTERTAINMENT & LEISURE

- 43 CINEPLEX CINEMAS
- 44 EDITHVALE COMMUNITY CENTRE
- 45 GOULDING PARK COMMUNITY CENTRE
- 46 MERIDIAN ARTS CENTRE
- 47 MITCHELL FIELD COMMUNITY CENTRE

FITNESS

- 48 FIT4LESS
- 49 GOODLIFE FITNESS
- 50 LA FITNESS SIGNATURE
- 51 MEL LASTMAN SQUARE RINK
- 52 NEWTONBROOK TENNIS CLUB

SCHOOLS & SERVICES

- 53 AVONDALE SECONDARY ALTERNATIVE SCHOOL
- 54 CARDINAL CARTER ACADEMY FOR THE ARTS
- 55 CHURCHILL PUBLIC SCHOOL
- 56 CUMMER VALLEY MIDDLE SCHOOL
- 57 DREWRY SECONDARY SCHOOL
- 58 EARL HAIG SECONDARY SCHOOL
- 59 MCKEE PUBLIC SCHOOL
- 60 R J LANG ELEMENTARY AND MIDDLE SCHOOL
- 61 WILLOWDALE MIDDLE SCHOOL



TRANSIT



I LIVE

IN THE INSTANT, WITH
NOTHING BETWEEN ME AND
WHERE I WANT TO BE.

5

MINUTE WALK
TO FINCH
SUBWAY STATION

23

MINUTES BY SUBWAY
TO BLOOR-YONGE
SUBWAY STATION

30

MINUTES BY SUBWAY
TO UNION
STATION

TRANSIT SCORE 100

YONGE & FINCH

OLIVE RESIDENCES

LINE 1 YONGE-UNIVERSITY

LINE 4 SHEPPARD

LINE 3 SCARBOROUGH

LINE 5 EGLINTON LRT

LINE 2 BLOOR-DANFORTH

UNION STATION

VIA | GO

FINCH

FINCH

108



AMENITIES



I LIVE

FOR SPACES THAT
COMPLEMENT MY
LIFESTYLE, GIVING ME
ROOM TO CONNECT,
REFLECT AND ENTERTAIN.

AT OLIVE RESIDENCES, INSPIRATION ISN'T LIMITED TO YOUR SUITE – QUITE THE OPPOSITE. **11,000 SQUARE FEET** OF THOUGHTFULLY-PROGRAMMED INDOOR AND OUTDOOR AMENITY SPACE PROVIDE A MYRIAD OF OPTIONS FOR MAKING MEMORIES EVERY DAY.



AMENITIES

DISCOVER TWO LEVELS OF UPSCALE AMENITIES,
ALL DESIGNED TO CONNECT AND INSPIRE.

GROUND LEVEL



GROUND LEVEL

- 1 LOBBY
- 2 PRIVATE CATERING KITCHEN
- 3 SOCIAL LOUNGE
- 4 COLLAB SPACE
- 5 OUTDOOR TERRACE
- 6 MEETING ROOM

LEVEL 3



LEVEL 3

- 1 OUTDOOR TERRACE
- 2 HERB GARDEN
- 3 PING PONG TABLE
- 4 BOCCIE COURT
- 5 OUTDOOR STRETCHING AREA
- 6 VIRTUAL SPORTS ROOM
- 7 YOGA/PILATES STUDIO
- 8 FITNESS STUDIO
- 9 KID'S ROOM
- 10 CHEF'S KITCHEN

ARRIVE IN STYLE

STEP INTO **36 OLIVE AVENUE**, A WORLD OF COMFORT AND CONTEMPORARY STYLE IN AN INVITING **LOBBY** WITH CURATED DESIGNER FURNISHINGS BENEATH A UNIQUE CEILING DESIGN.





WARM AND WELCOMING

ENTERTAINING IS EASY IN THE **SOCIAL LOUNGE** WHERE GUESTS WILL BE IMPRESSED BY THE PRIVATE CATERING KITCHEN AND ELEGANT FIRE FEATURE – WARM AND WELCOMING THROUGHOUT THE YEAR.

PRODUCTIVITY AMPLIFIED

GET TO WORK IN OUR **COLLAB SPACE** THAT'S DESIGNED TO INCREASE PRODUCTIVITY AND CREATIVITY WITH PRIVATE WORK PODS, MEETING ROOMS AND AN OPEN SPACE THAT CONNECTS TO THE TERRACE OUTDOORS.



RENDERING IS ARTIST'S CONCEPT ONLY E. & O. E.



AN OUTDOOR SANCTUARY

TAKE IN THE FRESH AIR ON AN EXPANSIVE
TERRACE THAT FEATURES A BARBEQUE,
PIZZA OVEN, FIREPLACE AND COMMUNAL
HERB GARDEN.

INTERIORS



I LIVE

FOR LUXURIOUS DESIGN
THAT STRIKES THE
PERFECT BALANCE
BETWEEN INSPIRATION
AND COMFORT.



OLIVE RESIDENCES STRIKES THAT ELUSIVE BALANCE BETWEEN LUXURY AND EFFORTLESS LIVING. OUTFITTED WITH THE FINEST MATERIALS AND FINISHES, SUITE INTERIORS FEATURE CUSTOM-DESIGNED KITCHENS WITH KOHLER FIXTURES AND BATHROOMS BY MICHAEL LONDON DESIGN, AND CONTEMPORARY DETAILS LIKE PREMIUM COUNTERTOPS AND INTEGRATED APPLIANCES.

CHOOSE FROM THREE NEUTRAL, BUT RICHLY-NUANCED COLOUR PALETTES THAT EXPERTLY MIX DIFFERENT SHADES AND TEXTURES FOR A HIGHLY SOPHISTICATED FEEL. WHETHER IT'S A 1-BEDROOM, A SPACIOUS 3-BEDROOM SUITE, OR A MODERN 2-STOREY TOWNHOME WITH PRIVATE ENTRANCE, THESE ARE SPACES THAT PUT YOU INSTANTLY AT EASE.





SOME FEATURES SHOWN ARE PART OF UPGRADED PACKAGE.
RENDERING IS ARTIST'S CONCEPT ONLY E. & O. E.



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I N T E R I O R S

PRIVACY AND COMFORT

AN ESSENTIAL SPACE IS UPDATED WITH TIMELESS DESIGN – CLEAN, SIMPLE AND UNIQUE. QUALITY AND PRECISION ARE EVIDENT IN THE CUSTOM-DESIGNED VANITIES, BACKLIT MIRRORS AND POLISHED CHROME ACCENTS USING **KOHLER FIXTURES**. EVERYTHING, DOWN TO THE SMALLEST DETAIL HAS BEEN CAREFULLY CONSIDERED TO MAKE YOU FEEL INSTANTLY AT HOME.



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VIEWS



29TH FLOOR | NORTH VIEW



29TH FLOOR | EAST VIEW



29TH FLOOR | SOUTH VIEW

I LIVE

FOR THE MOSAIC OF
COLOURS AND MOVEMENT
THAT REACH ACROSS
THE HORIZON.



OLIVE RESIDENCES GIVES YOU A FRONT ROW SEAT TO THE VIBRANT NORTH YORK SKYLINE. NATURE AND PROGRESS COMBINE BEFORE YOUR EYES, EVIDENT IN THE TREE-LINED RESIDENTIAL NEIGHBOURHOODS, THE COLOURFUL PEDESTRIANS ALONG YONGE STREET AND THE REFLECTIVE FAÇADES OF THE SURROUNDING BUILDINGS.



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I LIVE

FOR A PERSONAL
CONNECTION, BUILT
ON TRUST AND RESPECT
FOR THE PEOPLE
IN MY COMMUNITY.



WE ARE A LEADING CANADIAN HIGH-RISE DEVELOPER WITH A ROBUST, 30-YEAR TRACK RECORD.

We believe in finding partners that get it. In working with those that take as much care as we do to develop high-quality, award-winning projects, in transit-oriented communities that provide meaningful connections for residents and for the greater community. With years of experience, we've learned that architecture, location, amenities and interior design all matter, but that personal connections, trust and relationships are the things we really build.

In our three decades in the business we've delivered over 12 million square feet, with an additional 3.6 million square feet in the development pipeline. From Yorkville to Yonge & Eglinton, Bloordale Village to Bathurst & Lakeshore, we've left our mark across the city, redefining the skyline in our wake. Most recently we completed Azura Condominiums, a residence of elevated luxury just steps from Olive Residences, on Holmes Avenue at Yonge and Finch. We bring communities to life with meticulous attention to every detail, resulting in buildings that deliver on the highest standards of quality of design, quality of materials, and quality of life. With Olive Residences and all of our projects, we stand true on our belief that relationships matter: with our homeowners, employees, capital partners and with the city.



ARCHITECTURE

IBI Group is a technology-driven design firm with global architecture, engineering, planning and technology expertise. We work across disciplines to define the cities of tomorrow through intelligent systems, sustainable buildings, and efficient infrastructure, shaping the way people live, move, learn and heal. With more than 3,500 employees and 60+ offices around the world, we understand what it takes to work locally and scale globally.



INTERIOR DESIGN

Michael London has built an enviable reputation throughout his 20 years as a key player in the interior design community. Michael London Design's intent is to achieve a high standard of design that is immersive and creative. Today, his eponymous studio boasts an impressive portfolio of high-profile residential and commercial interiors in some of the most prestigious addresses in Toronto, Rosedale, Forest Hill, Kleinburg, King City, Ottawa, and New York.



SALES

For over 25 years, Baker Real Estate Incorporated has been Canada's leading pre-construction residential and condominium sales company. With offices in Toronto, Montreal and Vancouver, it deploys its deep experience to provide consulting on all aspects of a development, ensuring clients strategically customize their project and optimize returns with the ideal unit mix, floor-plan, pricing, and marketing. With a growing market share, Baker has sold over 115,000 units and generated over \$83-billion in new home sales.

ABOUT

AZURA

CONDOMINIUMS



A CONTINUING LEGACY

Olive Residences represents the continuation of an emerging legacy, the second condominium from Capital Developments in the thriving hub of North York. Just one block away, Azura Condominiums offers a residence of elevated luxury, steps from Finch Station, with exclusive amenities and exquisite design. Together, these two distinguished buildings signal a commitment to the burgeoning area, and to a new style of elevated lifestyle in North York.



I LOVE

OLIVE RESIDENCES.



RELATIONSHIPS MATTER

OLIVERESIDENCES.CA

