


A L L U R E

EMBLEM

A L L U R E



U N R I V A L L E D S O P H I S T I C A T I O N

An aerial photograph of a city skyline at dusk. The sky is a pale, hazy grey. In the foreground, a tall, slender skyscraper with a golden, reflective facade stands out prominently. The rest of the city is rendered in a dark, monochromatic palette, with lights from buildings and streets beginning to glow. The CN Tower is visible in the distance on the right side. The overall mood is sophisticated and modern.

A NEW MONUMENT OF SOPHISTICATION AND PRESENCE
ON TORONTO'S PRESTIGIOUS KING STREET. RISING
43 FLOORS, THIS CAPTIVATING COMMUNITY OFFERS
509 PREMIUM RESIDENTIAL UNITS IN THE HEART OF A
HIGHLY-COVETED DOWNTOWN NEIGHBOURHOOD. HERE,
YOUR DESIRED LIFESTYLE HAS BEEN METICULOUSLY
CURATED TO MEET EVERY DISCERNING STANDARD. THE
IMMEDIACY OF IT BEING UNLIKE OTHERS IS WHAT MAKES
YOU FEEL **ALLURE**.

THE SEVEN-STOREY PODIUM GROUNDING **ALLURE** WILL HOST CAREFULLY CURATED RETAILERS SELECTED TO MEET YOUR NEEDS AND, MORE IMPORTANTLY, YOUR WANTS. EMOTION IS EVOKED AS THE HISTORIC CHARM AT ITS BASE TRANSITIONS TO A REFINED ARCHITECTURAL EXPRESSION IN ITS TOWER. THIS LANDMARK RESIDENCE WILL FOREVER INFLUENCE TORONTO'S PERCEPTION OF LUXURY.



Illustrations are artist's concept only. Actual may vary. E. & O.E.

2 3 6 KING EAST



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DOWNTOWN TORONTO IS NOT A STORY THAT NEEDS TO BE TOLD. WITH ITS PRIME LOCATION IN A CITY RIVALLING OTHER MAJOR GLOBAL METROPOLITAN CENTRES SUCH AS NEW YORK AND LONDON, **ALLURE** PLACES YOU RIGHT AT THE CENTRE OF TORONTO'S INCREDIBLE NEXT WAVE OF GROWTH. THIS IS WHERE DISTINCTION MEETS INNOVATION.



MINUTES FROM THE FINANCIAL DISTRICT AND STEPS AWAY FROM THE WATERFRONT, ALLURE STANDS IN A MARKET-DRIVEN MIXED-USE NEIGHBOURHOOD - CONNECTED TO TORONTO'S TOP AMENITIES FOR ANYTHING FROM WORK TO PLAY. HERE, THE CITY'S BEST AND BRIGHTEST COME TOGETHER TO EXPERIENCE ALL THAT MAKES KING STREET LIVING UTTERLY UNIQUE.

100

WALK SCORE

100

TRANSIT SCORE

98

BIKE SCORE

ASPIRATIONAL
LIVING

LIVING AT **ALLURE** OPENS YOU TO A WORLD OF BOLD,
DYNAMIC ENERGY AND EXCITING NEW EXPERIENCES.
WITH KING STREET AT YOUR FRONT DOOR, YOU ARE
UNIQUELY IMMERSSED IN WHAT MAKES TORONTO A WORLD-
CLASS CITY. THIS IS A LIFESTYLE THAT MANY CAN
ONLY DREAM OF, SURROUNDED BY A PANOPLY OF RICH
CULTURES, EVER-CHANGING FASHIONS, INNOVATIVE
ENTERTAINMENT, RENOWNED CULINARY EXPLORATION
AND MUCH, MUCH MORE.

THE HEART
OF THE CITY



YOUR ROLLS-ROYCE
CHAUFFEUR AWAITS



TRAFFIC AND PARKING ARE NO LONGER A CONCERN FOR YOU AS YOU ARE BEING CHAUFFEURED IN THE **ALLURE** ROLLS-ROYCE. BE FURTHER INSPIRED AS YOU THINK CLEARLY WHILE SURROUNDED BY HAND-FINISHED MATERIALS. WHILE SOME IMPRESS OTHERS, YOU IMPRESS YOURSELF AS YOU ARRIVE AT YOUR DESTINATION. SCHEDULE WITH EASE, THEN PUT YOUR FEET UP. NEVER FEELING ORDINARY, EVERY TRIP IS AN EXPERIENCE IN THE **ALLURE** ROLLS-ROYCE.

IN PARTNERSHIP WITH:



THE CITY BEFORE YOU



DINING

- 01 LOUX LOUIS
- 02 AGAINST THE GRAIN
- 03 EL CATRIN DESTILERIA
- 04 PURE SPIRITS OYSTER BAR
- 05 WILDLY DELICIOUS AT THE DISTILLERY
- 06 SAKS FOOD HALL BY PUSATERI'S
- 07 CAFÉ ORO DI NAPOLI
- 08 SUD FORNO
- 09 CARISMA
- 10 CHOTTO MATTE
- 11 HENDRIKS RESTAURANT
- 12 MOTORINO CITTA

13 WOODS RESTAURANT AND BAR

- 14 HY'S STEAKHOUSE & COCKTAIL BAR
 - 15 LEÑA RESTAURANTE
 - 16 TERRONI
 - 17 BARBERIAN'S STEAK HOUSE
 - 18 ARDO
 - 19 GUSTO 501
- DRINKS/PUBS
- 20 SPIRITHOUSE TORONTO
 - 21 THE CARBON BAR

CAFÉS & BAKERIES

- 22 BALZAC'S COFFEE
- 23 SWEETIE PIE
- 24 BRICK STREET BAKERY
- 25 NEO COFFEE BAR
- 26 VERSUS COFFEE
- 27 ROOSTER COFFEE

ENTERTAINMENT

- 28 MASSEY HALL
- 29 SCOTIABANK ARENA
- 30 CINEPLEX CINEMAS YONGE-DUNDAS AND VIP
- 31 CAA ED MIRVISH THEATRE

32 MERIDIAN HALL

- 33 ST. LAWRENCE CENTRE FOR THE ARTS (COMING SOON)

SHOPPING

- 34 EATON CENTRE
- 35 THE MARKET BY LONGO'S
- 36 ST. LAWRENCE MARKET
- 37 WINNERS
- 38 LCBO
- 39 KLAUS
- 40 ROVE CONCEPT
- 41 NICHOLAS METIVIER ART GALLERY

42 EQ3

WELLNESS

- 43 SWEAT AND TONIC
- 44 F45
- 45 BODY BLITZ SPA
- 46 BODY + SOUL FITNESS
- 47 EQUINOX

ATTRACTIONS

- 48 THE DISTILLERY DISTRICT
- 49 GOODERHAM BUILDING
- 50 NATHAN PHILLIPS SQUARE
- 51 YONGE-DUNDAS SQUARE

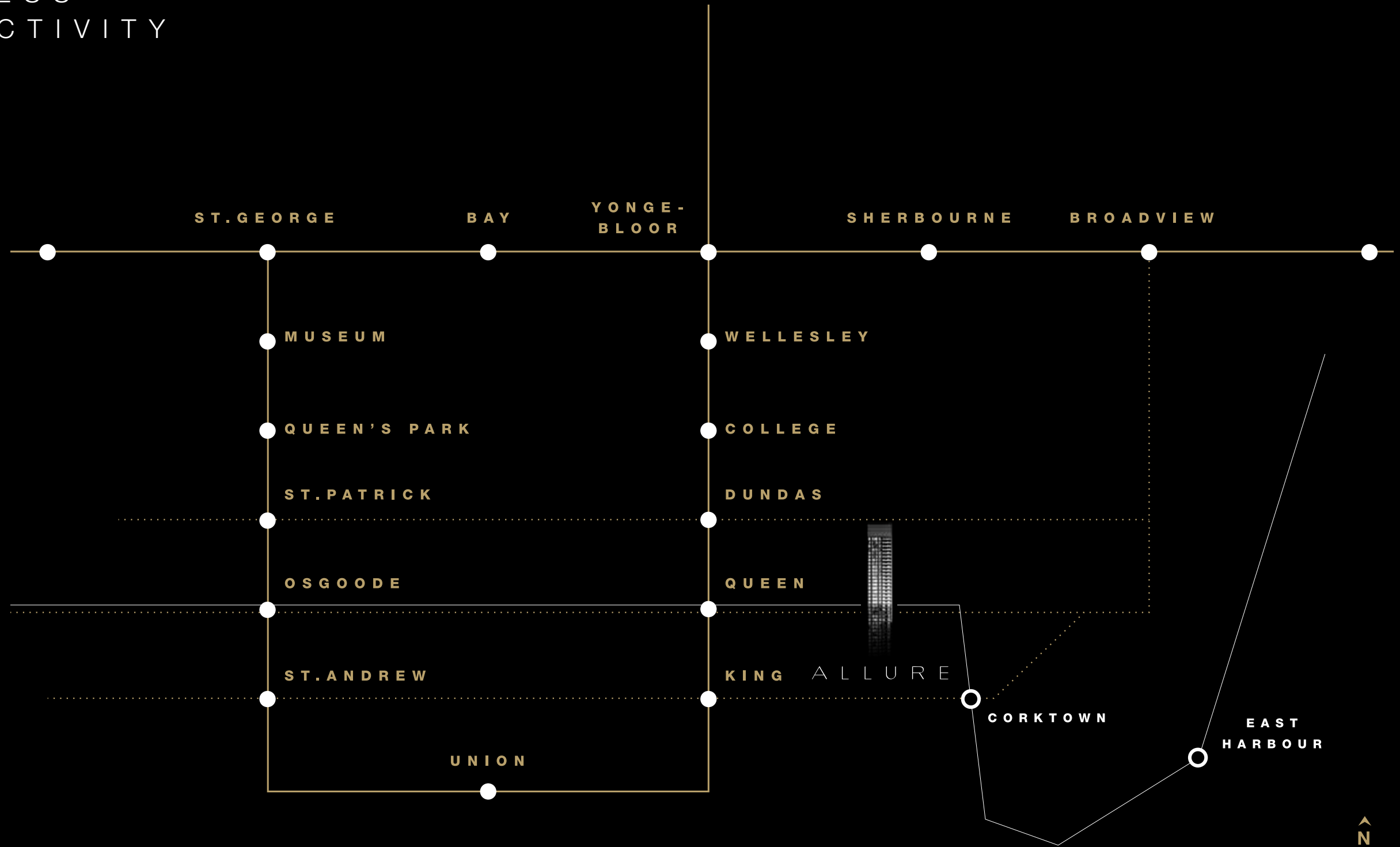
SCHOOLS

- 52 GEORGE BROWN COLLEGE
- 53 TORONTO METROPOLITAN UNIVERSITY (RYERSON)
- 54 UNIVERSITY OF TORONTO
- 55 ONTARIO COLLEGE OF ART & DESIGN

PARKS

- 56 ST. JAMES PARK
- 57 SCULPTURE GARDENS
- 58 ALLAN GARDENS
- 59 BERCY PARK
- 60 DAVID CROMBIE PARK
- 61 SUGAR BEACH

LIMITLESS CONNECTIVITY



- — TTC SUBWAY 
- ⋯ — TTC STREETCAR ROUTES 
- — METROLINX ONTARIO SUBWAY (COMING SOON) 

4 MODES OF TRANSPORTATION



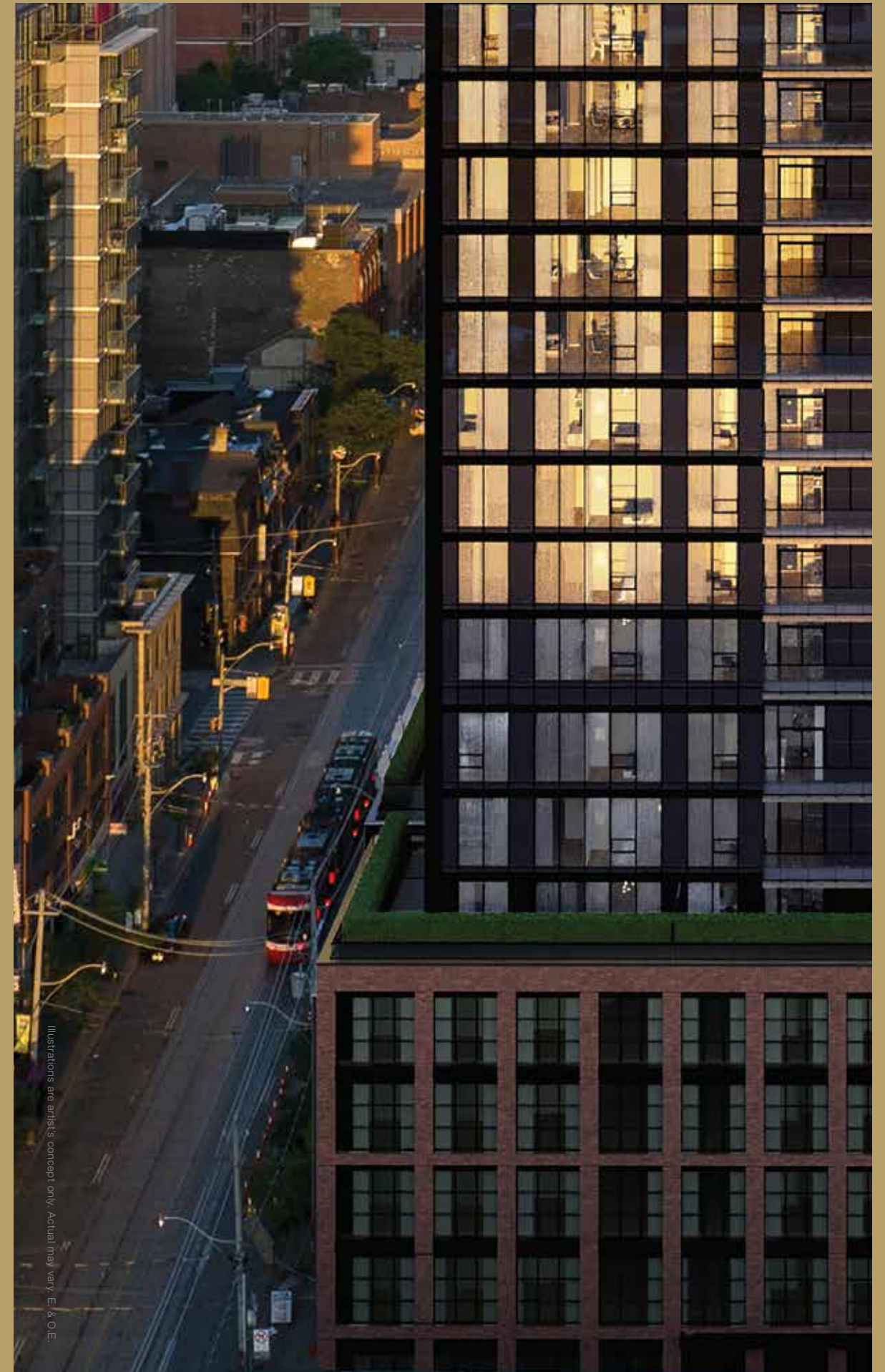
A TIMELESS EXPRESSION. A STRIKING EXAMPLE OF
COMPELLING ARCHITECTURAL INTENTION. **ALLURE** IS AN
OBJECT OF DESIRE THAT FEW WILL BE ABLE TO CALL
HOME - A VISION THAT CALLS TO BE EXPLORED.



Illustrations are artist's concept only. Actual may vary. E.I. & O.E.

THE PRESERVED HERITAGE FAÇADE FLOWS WITH THE RED BRICK OF **ALLURE**'S BASE, COMPLEMENTING THE NEIGHBOURHOOD'S HISTORY BEFORE CONTRASTING WITH THE QUIET CONFIDENCE OF THE CHARCOAL BRICK GRID.

SLENDER SHAFTS OF SHIFTING MATERIALITY PRESENT A LIGHTER, GLASSIER APPEARANCE AS THE BUILDING APPROACHES THE CORNER, BREAKING DOWN THE TOWER'S MASS. FROM THERE, **ALLURE** EXTENDS SKYWARD, SET BACK AND ARTICULATED IN A STEPPED MANNER, MIRRORING THE MOVEMENT OF THE STREETScape.



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CONTEMPORARY SOPHISTICATION

ALLURE IS ARTISANSHIP, EVERY ELEMENT OBSESSED OVER TO DELIVER A SPACE THAT EFFUSES COMPETENT REFINEMENT VOLUMETRICALLY, MATERIALLY AND FUNCTIONALLY.

ALLURE IS CRAFTED TO STAND ON THE WORLD STAGE, A NONCONFORMIST TO ITS DIVERSE RESIDENTS. IT IS A RECOGNIZABLE URBAN ENVIRONMENT THAT DOESN'T FORCE ITSELF ON THE SPACE.

QUIET AND ELEGANT, THE COMMITMENT TO QUALITY EVOKES A FEELING THAT NO WORDS CAN. NEUTRAL IN TONE BUT CONFIDENT IN TEXTURE, EVERY SPACE ALLOWS THE ARTISTRY OF **ALLURE** TO COME FORWARD.

QUIET THE WORLD

ALLURE IS UNLIKE ANY OTHER. OFFERING A CURATED SELECTION OF AMENITIES DELIVERING UNPARALLELED SERVICE AND HOSPITALITY. YOU'LL FIND A HOST OF COMFORTS HERE, ALL METICULOUSLY CONSIDERED TO BRING YOU CONSUMMATE LUXURY RANGING FROM THE EXCLUSIVE SPA TO THE PRIVATE SCREENING ROOM AND MORE.



24 HOUR CONCIERGE

NO MATTER YOUR NEED OR QUESTION, **ALLURE**'S 24 HOUR
CONCIERGE IS ON STANDBY TO ENSURE YOUR DAY-TO-
DAY OPERATES AT YOUR STANDARDS.



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HEALTH SPA

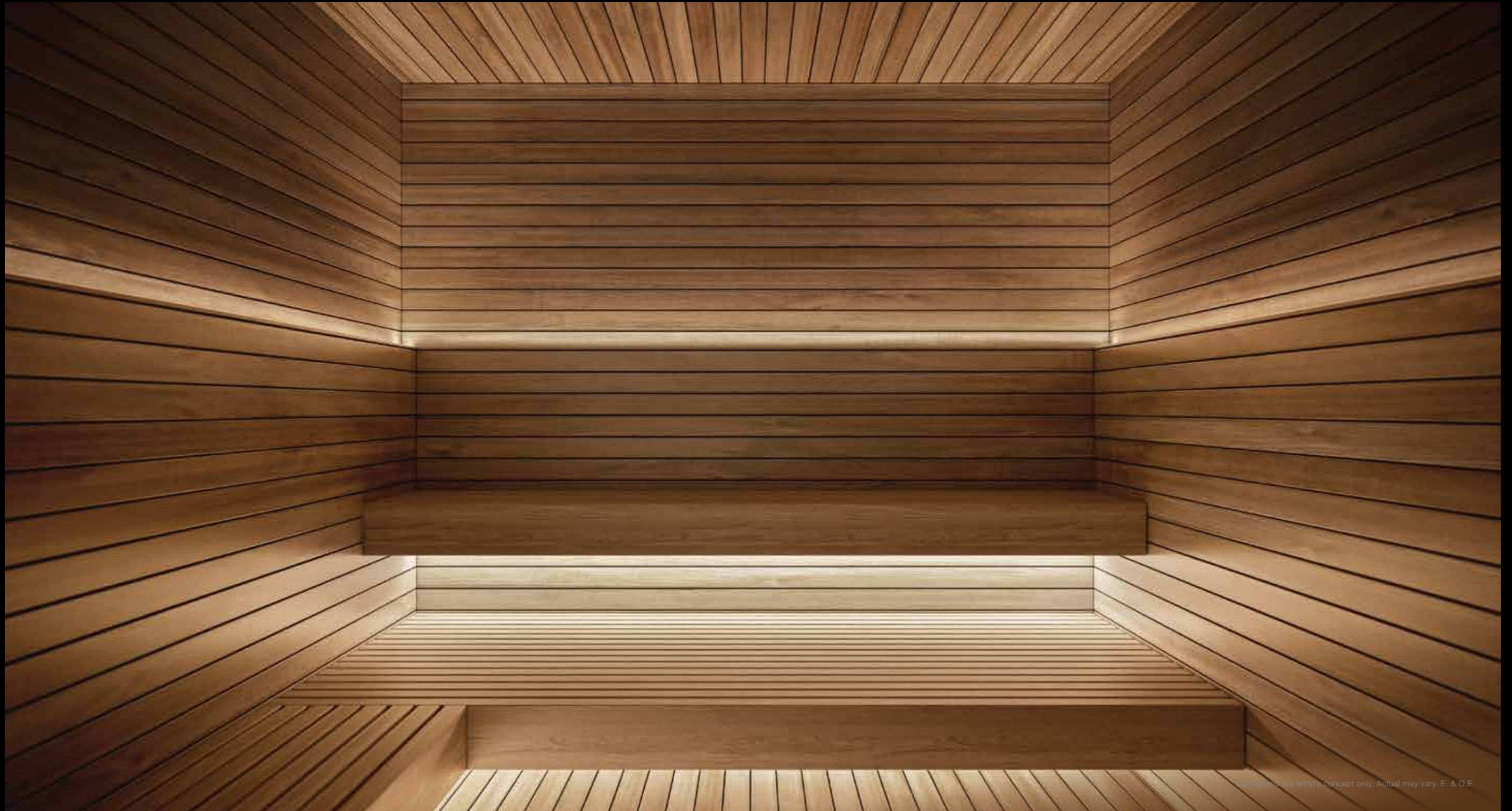
DESIGNED TO BECOME PART OF HOW YOU LIVE. NATURAL
MATERIALS MOVE YOU TO TRANQUILITY THROUGH SIGHT
AND TOUCH.



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SAUNA

COMPLETE WITH A SAUNA, STEAM ROOM AND PERSONAL
MASSAGE ROOM, THE HEALTH SPA WAS DESIGNED AS A
PRIORITY AND NOT AN AFTERTHOUGHT.



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FITNESS

BRIGHT, AIRY AND FINISHED AT THE HIGHEST STANDARDS,
ALLURE OFFERS RESIDENTS INDOOR AND OUTDOOR
FITNESS IN ADDITION TO A PRIVATE CYCLE STUDIO.



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CYCLE

WARMED BY COVE LIGHTING, **ALLURE**'S ELEGANT CYCLE STUDIO ACCOMMODATES SOLO RIDERS AND GROUPS.



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LIVE

ONLY THE FINEST MATERIALS ARE USED TO CREATE ENVIRONMENTS THAT YOU DESIRE DAILY. THE WELCOMING ATMOSPHERE AND AMPLE SPACE OF THE SOCIAL LOUNGE ACCOMMODATE ALL EVENTS, FROM FAMILY GET-TOGETHERS TO ELEGANT COCKTAIL HOURS.



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DINING

THE EMBODIMENT OF REFINED ELEGANCE, **ALLURE** SETS THE STAGE FOR DINNER PARTIES THAT FRIENDS AND COLLEAGUES WILL SEEK - MAKING YOURS THE HIGHLY-SOUGHT INVITE.



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UNPARALLELED DESIGN

HOST PRIVATE THEATRE NIGHTS IN YOUR SCREENING LOUNGE, PROVIDING TECHNOLOGY AND DESIGN THAT WILL LEAVE A LASTING IMPRESSION.



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LOBBY LOUNGE

THE CONFIDENT, VOLUMETRIC DESIGN OF THE LOBBY LOUNGE BALANCES BOLD ARCHITECTURAL LINES ALONGSIDE COMMISSIONED SCULPTURES WITH SOOTHING NATURAL MATERIALS, ALL SURROUNDED BY WATER. A MASTERPIECE.



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COWORKING LOUNGE I

EVERY ELEMENT OF THE COWORKING LOUNGE HAS BEEN METICULOUSLY CHOSEN TO ESTABLISH A SOPHISTICATED ENVIRONMENT THAT ENCOURAGES COLLABORATION AND CREATIVITY.



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COWORKING LOUNGE II

FROM SPIRITED DISCOURSE TO INDIVIDUAL PROJECT
PLANNING, **ALLURE**'S BRIGHT COWORKING LOUNGE OFFERS
PERFECT SCENERY FOR WORKING FROM HOME.



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CHILDREN'S PLAYROOM

INSPIRED BY ACTIVITY AND DRIVEN BY IMAGINATION, THE CHILDREN'S PLAYROOM IS WHERE KIDS' SPIRITS COME ALIVE TO PLAY, LEARN AND GROW.



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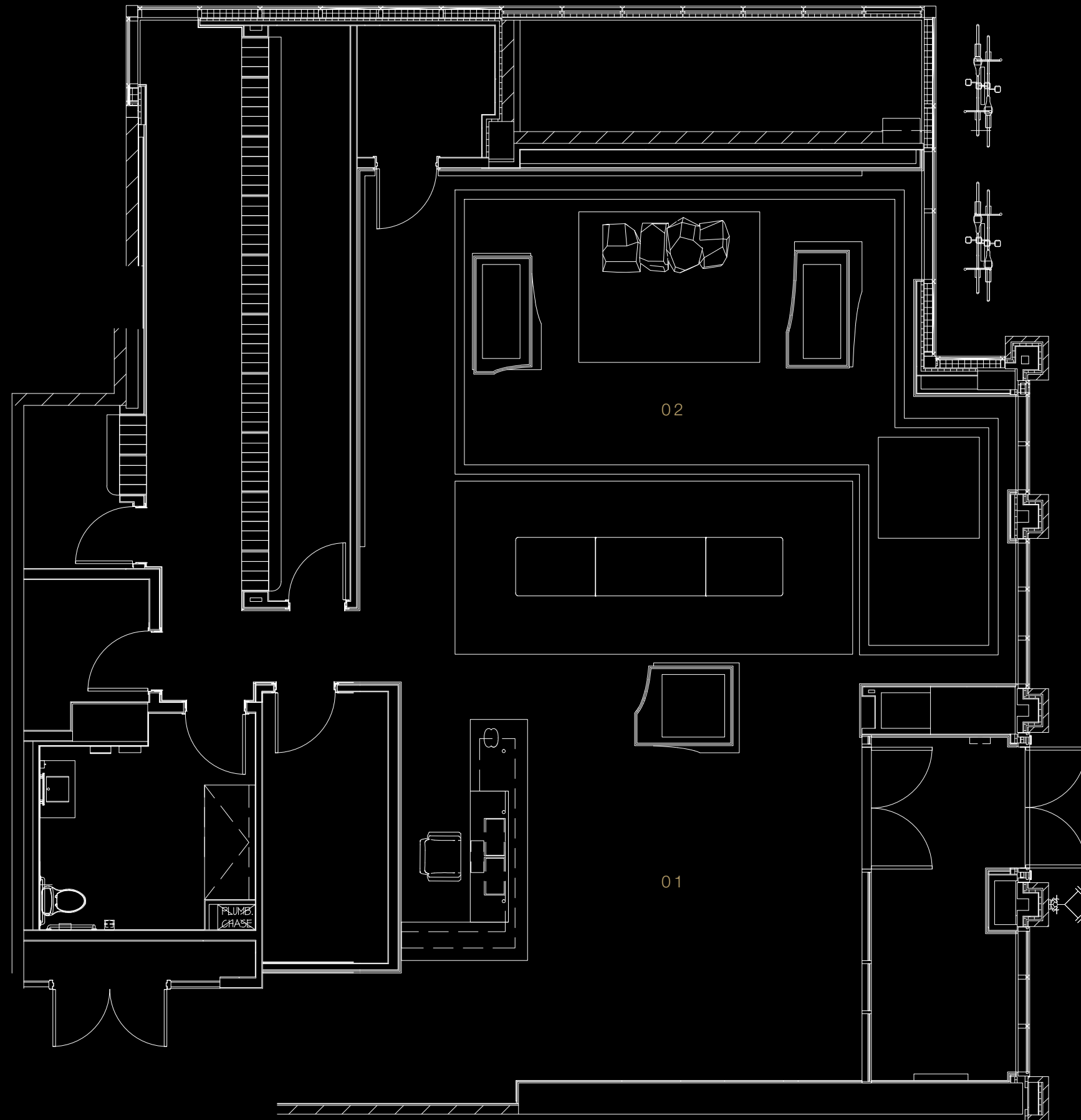
ENCHANTED TERRACE

NATURE'S UNBRIDLED ENERGY MEETS **ALLURE**'S REFINED CRAFTSMANSHIP. THE ENCHANTED TERRACE HAS SCALE AND IS OPEN YET PRIVATE.



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AMENITY
GROUND LEVEL



01 24 HOUR CONCIERGE

02 LOBBY LOUNGE (INCL. WATER FEATURE)

AMENITY
LEVEL TWO



01 OUTDOOR LOUNGE/
DINING (INC. BBQS)

02 SOCIAL LOUNGE

03 SCREENING ROOM

04 CHILDREN'S
PLAYROOM

05 CHILDREN'S
PLAYROOM TERRACE

06 STEAM, SAUNA,
MASSAGE AND
CHANGE ROOMS

AMENITY
LEVEL FOUR



01 COWORKING LOUNGE I

02 COWORKING LOUNGE II

03 OUTDOOR COWORKING LOUNGE

04 OUTDOOR SCULPTURE

AMENITY
LEVEL EIGHT



01 OUTDOOR YOGA AREA

02 OUTDOOR GYM/ TRAINING AREA

03 GYM

04 CYCLE STUDIO

THE NUANCE OF MATERIALITY

AN EXERCISE IN PROPORTION, ALLURE'S REFINED SUITES OFFER A RANGE OF INTRICACIES AND ELEGANT FINISHES COMPOSED TO ENHANCE YOUR EXISTING DESIGN PREFERENCES.



EVERY ASPECT OF YOUR KITCHEN, NO MATTER HOW MINUTE,
HAS BEEN CAREFULLY CONSIDERED TO ENSURE THE SPACE
STANDS AS AN ELEGANT CELEBRATION OF LUXURIOUS
STANDARDS AND AN ARTFUL DISPLAY OF FUNCTION.



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SMART LIVING

ALLURE OFFERS A SUITE OF INNOVATIVE SMART COMMUNITY FEATURES. ENJOY EXCEPTIONAL CONVENIENCE EVERY DAY WITH PREMIUM RESIDENT BENEFITS LIKE BUILDING AND SUITE ENTRANCE VIA YOUR PHONE WITH A DIGITAL KEY CARD, 1-WAY VIDEO FROM YOUR PHONE TO THE ENTRY SYSTEM FOR GUEST VERIFICATION, FACIAL RECOGNITION ENTRY AND MORE.

ARCHITECTURE
ARCADIS | IBI GROUP

ARCADIS | IBI GROUP IS DEFINING THE CITIES OF TOMORROW FROM HIGH-RISES TO INDUSTRIAL BUILDINGS, SCHOOLS TO STATE-OF-THE-ART HOSPITALS, TRANSIT STATIONS TO HIGHWAYS, AIRPORTS TO TOLL SYSTEMS, BIKE LANES TO PARKS, ARCADIS | IBI GROUP DESIGNS EVERY ASPECT OF TRULY INTEGRATED CITIES. THEIR COLLABORATIVE APPROACH FOCUSES ON FUTURE-FORWARD SOLUTIONS, BRIDGING THE GAP BETWEEN DESIGN AND TECHNOLOGY, UNLOCKING NEW POTENTIAL IN DATA-DRIVEN ENVIRONMENTS. ARCADIS | IBI GROUP BELIEVES IN CITIES BUILT UPON INTELLIGENT SYSTEMS SUSTAINABLE BUILDINGS, EFFICIENT INFRASTRUCTURE AND THE HUMAN TOUCH.

INTERIOR DESIGN
BURDIFILEK

BURDIFILEK IS AN AWARD-WINNING INTERIOR DESIGN STUDIO THAT TRANSFORMS SPACES TO INSPIRE POSSIBILITY AND PURPOSE THROUGH DESIGN. FOUNDED BY DIEGO BURDI AND PAUL FILEK IN 1993, THE FIRM PUTS CREATIVE INTELLIGENCE, CULTURAL RELEVANCE AND FLAWLESS EXECUTION AT THE FOREFRONT OF ALL PROJECTS TO CREATE UNEXPECTED AND EXPRESSIVE INTERIORS FOR WORLD-CLASS BRANDS AROUND THE GLOBE. WITH OVER 150 AWARDS, BURDIFILEK IS RENOWNED FOR ITS ACCOMPLISHMENTS ON HIGH-PROFILE PROJECTS.

A L L U R E

EMBLEM DEVELOPMENTS IS ONE OF THE FASTEST GROWING REAL ESTATE DEVELOPMENT COMPANIES IN THE GTA, WITH A FOCUS ON HIGH-RISE RESIDENTIAL BUILDINGS. EMBLEM'S COMMITMENT TO DESIGN AND QUALITY PRODUCTS HAS BEEN RECOGNIZED BY ESTEEMED ORGANIZATIONS WITHIN THE BUILDING INDUSTRY, WITH AWARDS THAT STAND AS A TESTAMENT TO THEIR APPROACH. SINCE INCEPTION, EMBLEM HAS BEEN DRIVEN BY A MISSION OF CRAFTING HOMES OF THE FINEST CALIBRE FOR RESIDENTS AND THE COMMUNITY. EMBLEM'S CURRENT PORTFOLIO CONSISTS OF OVER 4,500 RESIDENCES REPRESENTING \$3.6 BILLION OF DEVELOPMENT VALUE.

EMBLEM RECOGNITION

Within the last 3 years:

11

The Nationals

02

BILD Awards

06

WE HBA Awards



EMBLEM



EMBLEM

FEATURES & FINISHES



A L L U R E

EMBLEM

A LIFE OF DISTINCTION IN THE HEART OF THE CITY



GENERAL BUILDING FEATURES

- Timeless podium building with a 43-storey tower located in downtown Toronto
- Heritage façade integrated with modern architecture
- Balconies and terraces with modern railing systems*
- 24-hour, 7-day-a-week concierge**
- Four elevators
- Smart building automation technology**
- Below grade parking garage with security monitoring
- Chauffeur service using ALLURE's private vehicle†
- Painted garage with lighting
- Bicycle parking for building residents
- Chute waste and recycling system

GENERAL SUITE FEATURES

- ~9 ft to 12 ft ceilings, except where bulkheads and dropped ceilings occur, with smooth finishes throughout^
- Expansive floor-to-ceiling windows^
- Balconies and terraces with sliding doors and/or swing doors*
- Paint finish for walls and ceilings throughout*
- Painted flat slab sliding door(s) and/or swing door(s) throughout*
- Luxury vinyl flooring*† in the foyer, living/dining room, kitchen, bedroom(s) and den
- Painted contemporary baseboards, door frames and casings*
- Shelving in all closets*
- Pre-wired TV/telephone outlets in living/dining area*
- Bulk high-speed internet in all suites**
- Switched, capped ceiling outlet in living room, bedroom(s) and den*
- Individually controlled, seasonal central air conditioning and heating system with thermostatic control
- Stacked washer and dryer*^
- In-suite smoke alarm(s) and sprinkler fire protection system*

THE KITCHENS

- Sleek kitchen with a selection of Pearl or Onyx package*†^***
- Composite quartz countertop and kitchen backsplash**
- Stainless steel undermount sink, with single lever pulldown spray faucet*
- 24 in.** kitchen appliance package with integrated fridge, built-in wall oven, electric cooktop, integrated dishwasher, integrated hood fan and built-in microwave
- Ceiling-mounted track lighting*
- Optional kitchen island for selected suites; additional costs apply***†

THE BATHROOMS

- Contemporary bathroom with a selection of Pearl or Onyx package*†^***
- Custom vanity cabinetry featuring composite quartz countertop and undermount sink with a single-lever faucet*†
- Mirror above vanity with integrated LED lighting*†^
- Full-height tiling in the tub surround and/or shower stall^
- Porcelain floor tiling*†
- Faucet and showerhead in the tub and/or separate shower*
- Frameless glass shower door*
- Recessed ceiling light above vanity, shower stall(s) and/or over bathtub(s)*
- Energy recovery exhaust ventilation system

THE AMENITIES

INDOOR

- Elegant, well-appointed lobby and lounge
- Sophisticated social lounge with a private dining area and bar
- Health spa complete with a steam room, sauna and massage area
- Private screening lounge with a large, high-definition screen, ambient lighting and movie theatre seating
- Open concept coworking lounge with a private meeting room and high-speed Wi-Fi
- Fitness centre with state-of-the-art cardio and fitness machines
- Spin studio for group or personal cycling sessions
- Children's playroom with areas to create, play and explore

OUTDOOR

- Spectacular terrace featuring a zen garden with seating areas, private dining tables and BBQs
- Coworking lounge
- Children's play area
- Fitness area for outdoor workouts and yoga

* Where applicable and as per plan

** See disclosure documents and APS for full details

*** See Sales Representative for further details

† Additional fees and/or exclusions may apply

‡ As per vendor's pre-selected standard finish packages

^ Ceiling heights vary among floors/units and purchasers should refer to the specific terms of the agreement of purchase and sale for their respective unit; and are subject to bulkheads, dropped ceilings and structural beams.

Natural products (i.e. granite, stone, wood and marble) subject to natural variations in colour and grain. Ceramic and porcelain tile and broadloom are subject to pattern, shade and colour variations. Colour, grain, texture and appearance, etc. of features and finishes installed in the unit may vary from vendor's samples as a result of normal manufacturing and installation processes. All dimensions, if any, are approximate. Actual usable floor space may vary from the stated floor area, if so stated. Ceiling heights are calculated from the finished concrete slab floor to the underside of the concrete slab, or finished ceiling above. Where bulkheads or drop ceilings are required in kitchens, bathrooms, bedrooms, dens, laundry rooms and closets, the height of the ceiling will be lower. Sizes and specifications, as well as unit layout is subject to change without notice, including, without limitation, changes required by the approval authorities to comply with Building Code and other applicable regulations. All features and finishes are subject to change without notice. E.&O.E. Illustrations are artist's concept only. E.&O.E. April 2023

TYPICAL UNIT KEYPLATE

