

# Toronto's lofty ambitions

## The project overview

Coming soon to Beaconsfield Village, Abacus Lofts will offer oversized, livable lofts with terraced balconies and a green roof. These units have a bold, striking architecture complimented by fine crafted interiors.

● DUNCAN MCALLISTER

## Five-year mortgage rates

FIXED		VARIABLE
2.99%	BMO	3.10%
5.29%	CIBC	3.10%
5.39%	HSBC	3.00%
3.54%	ICICI	3.00%
3.34%	ING	3.00%
5.14%	RBC	3.10%
5.29%	SCOTIA	3.10%
5.29%	TD	3.10%
2.99%	BROKER	2.75%

RATES MAY VARY BY PROVINCE. RATESUPERMARKET.CA FOR THE BEST RATES IN YOUR AREA.

## Meet the condo

- ▶ **WHAT:** Abacus Lofts
- ▶ **BUILDER:** Daz
- ▶ **LOCATION:** 1245 Dundas St. W.
- ▶ **WEBSITE:** abacuslofts.com
- ▶ **PHONE:** 647-931-7223
- ▶ **SIZES:** From 469 to 1,284 sq. ft.
- ▶ **PRICING:** From the mid \$200,000s to over \$700,000

## Location and transit

Centrally located in Toronto's west downtown, Abacus is right on the Dundas West streetcar line. You can be in the downtown core within 15 minutes. For commuters, a quick jaunt to the Gardiner Expressway gets you on your way.

## In the neighbourhood

Located within walking distance to eclectic College Street with its fine dining, coffee shops and interesting stores and the Rua Acores shopping district on Dundas Street West. Beaconsfield Village is a popular area for resident artisans.

## Building amenities

Abacus boasts floor-to-ceiling windows with sliding doors open to the balcony and terraces, which all have gas BBQ connections. There's exposed concrete ceilings, custom-designed kitchen cabinetry, stone or quartz surfaced counter tops and European appliances.



▶ Rendering of Abacus Lofts

## Real news. Toronto

**E18HTY8**  
Preview Opening, 90 Sheppard Ave. E., Jan. 29 from 11 a.m.-5 p.m., Call 416-915-3805 or visit [minto.com](http://minto.com) to register.

**Condo Open House, 1 Shaw St., Unit 1103, Jan. 28-29 from 2-4 p.m., Call 416-921-1112**

**Waterfront Condo, Open House, 36 Charlotte St., Unit 205, Jan. 28-29 from 2-4 p.m., Call 416-465-4545**

**Condo Open House, 55 East Liberty St., Unit 1702, Jan. 28-29 from 2-4 p.m., Call 416-534-1124**

**IDS12 Interior Design Show, Metro Convention Centre, 255 Front St. W., Jan. 26-29, visit [interiordesignshow.com](http://interiordesignshow.com)**

● DUNCAN MCALLISTER

# YEAR OF THE CONDO

## ROOFTOP SURFING



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You'll have to excuse me for borrowing a headline from BILD's press release last Friday, but there really is no other way to describe 2011 — a year that will long be known for its phenomenal success in the highrise sector.

Some experts, like RealNet Canada Inc. president George Carras, are referring to the 28,000 new condominium units sold in the GTA last year as a market shift, and I couldn't agree more.

What we're seeing today is a huge surge in the demand for highrise housing, likely the result of a combination of fac-

tors.

Many people will quickly point to the shortage in land supply in the low-rise market, prompting a record-high gap in new highrise (\$434,322) and low-rise (\$545,372) homes, thus driving new home buyers to seek out the most affordable homes to match their lifestyle.

Others will credit the towers' superior locations and the popularity of the amenity-rich condo lifestyle. Of course, the modern design and quality of these units also comes to mind.

No matter what attracts you the most about these soaring structures, the 130 new openings in 2011 have pushed the highrise market in the GTA to grab 62 per cent of the new homes market share, which is remarkable when you consider the fact that just 10 years ago, condominium units accounted for only one

out of every four new homes sold.

This is looking rather positive on the builders' side as we go through a difficult, complicated approval system to create every development project, with condominiums carrying the most efficient form of approvals in the system today.

This means faster approvals and quicker openings, which is important because according to Carras, the GTA only has 6.5 months of active supply left in the highrise sector.

That's not a lot, and includes all those cranes you see as you drive through the City of Toronto and into York Region — which saw highrise sales more than double over 2010.

PAUL GOLINI JR. IS CHAIR OF THE BUILDING INDUSTRY AND LAND DEVELOPMENT ASSOCIATION (BILD) AND CAN BE FOUND ON TWITTER ([TWITTER.COM/BILDGTA](http://TWITTER.COM/BILDGTA)), FACEBOOK ([FACEBOOK.COM/BILDGTA](http://FACEBOOK.COM/BILDGTA)), AND BILD'S OFFICIAL ONLINE BLOG ([BILDBLOGS.CA](http://BILDBLOGS.CA)).