

28eastern

INSPIRED BY LIFE.
DESIGNED FOR TOMORROW.



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Illustration is artist's concept.

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In a dynamic neighbourhood where a fusion of art, architecture and amenities creates a vibrant neighbourhood, 28 Eastern invites you to become part of the ever-evolving Downtown East.

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BRILLIANT TODAY

EMBRACING THE BRILLIANCE OF TOMORROW, 28 EASTERN BY ALTERRA IS INSPIRED BY LIFE IN ALL ITS INCREDIBLE VARIATIONS. THIS 12-STOREY MIDRISE CONDOMINIUM WITH 15 TOWNHOMES IN THE DOWNTOWN EAST BRINGS YOU CLOSE PROXIMITY TO THE BEST OF TORONTO – SHOPPING DISTRICTS, MARKETS, ENTERTAINMENT, COLLEGES, AND PARKS.

DISCOVER URBAN LIVING AT THE EPICENTRE OF INSPIRING SPACES, FORWARD-THINKING DESIGN AND CONNECTIVITY. A STROLL AWAY FROM THE PROPOSED NEW EAST HARBOUR WHICH PROMISES AN AREA FULL OF DIGITAL INNOVATIONS, FUN, ENTERTAINMENT, AND NEW PARKLAND. ENJOY THE CONVENIENCES OF CLOSE PROXIMITY TO THE FUTURE CORKTOWN SUBWAY STATION, GEORGE BROWN COLLEGE, DISTILLERY DISTRICT, CORKTOWN COMMON, KING ST. EAST, CANARY DISTRICT AND ST. LAWRENCE MARKET.

EVEN BETTER TOMORROW



GET TO KNOW THIS VITAL, BOOMING
DOWNTOWN EAST NEIGHBOURHOOD.

THE ULTIMATE LOCATION

- FITNESS & WELLNESS**

 - 1. Cooper Koo Family YMCA
 - 2. Body Blitz Spa East
 - 3. Lift Corktown Crossfit
 - 4. FORME Fitness
- RESTAURANTS, CAFES & BARS**

 - 5. Roselle Desserts
 - 6. Morning Glory Cafe
 - 7. Spaccio by Terroni
 - 8. Mengrai Thai
 - 9. Betty's
 - 10. Cacao 70 Eatery
 - 11. Boku Distillery
 - 12. Balzac's
 - 13. Wildly Delicious Fine Foods
 - 14. Cluny Bistro & Boulangerie
 - 15. The Beer Hall
 - 16. Gusto 501
 - 17. Impact Kitchen
 - 18. Odin Coffee Roasters
 - 19. Souk Tabule
 - 20. The Aviary
 - 21. Fuel+
 - 22. Figs Breakfast Lunch
 - 23. Rooster Coffee House
 - 24. Dark Horse Espresso Bar
 - 25. La Carnita
 - 26. Ruby Watchco
 - 27. White Lily Diner
 - 28. The Comrade
 - 29. St. John's Bakery
- EDUCATION**

 - 30. George Brown College - St. James Campus
 - 31. George Brown College - Waterfront Campus
 - 32. Ryerson University
- ENTERTAINMENT**

 - 33. Young People's Theatre
 - 34. Soulpepper Theatre
 - 35. Berkeley Street Theatre
 - 36. Alumnae Theatre Company
- SHOPPING**

 - 37. St. Lawrence Market
 - 38. Distillery District
 - 39. Soma Chocolatemaker
 - 40. Underpass Farmer's Market
 - 41. Shoppers Drug Mart
 - 42. John Fluevog Shoes
 - 43. Blackbird Vintage Finds
 - 44. Hatley Boutique
 - 45. No Frills
 - 46. Italinteriors
 - 47. DOM Interiors
- HOSPITALITY**

 - 48. The Broadview Hotel
 - 49. East Room
- PARKS & PLAYGROUNDS**

 - 50. Sackville Playground
 - 51. Orphans Green Dog Park
 - 52. Corktown Common
 - 53. Underpass Park
 - 54. Sugar Beach
 - 55. Cherry Beach



28 EASTERN PLACES YOU WITHIN
WALKING DISTANCE OF SOME OF THE
BEST URBAN AMENITIES IN THE CITY.

TORONTO'S DOWNTOWN EAST



ACCESS THE CITY

Convenient transportation routes crisscross Corktown, including the King Streetcar. Transit in tomorrow's Downtown East will be as good as it gets, with even more options for getting swiftly to your destination. The proposed new Ontario Line includes the future Corktown Subway Station, only two minutes on foot from 28 Eastern. And the future East Harbour Transit Hub will bring together local and regional transit connections. From this advanced mobility hub, you'll be able to get to Union Station in only five minutes. For drivers, the DVP and Gardiner are only minutes away.



96
WALK SCORE

100
BIKE SCORE

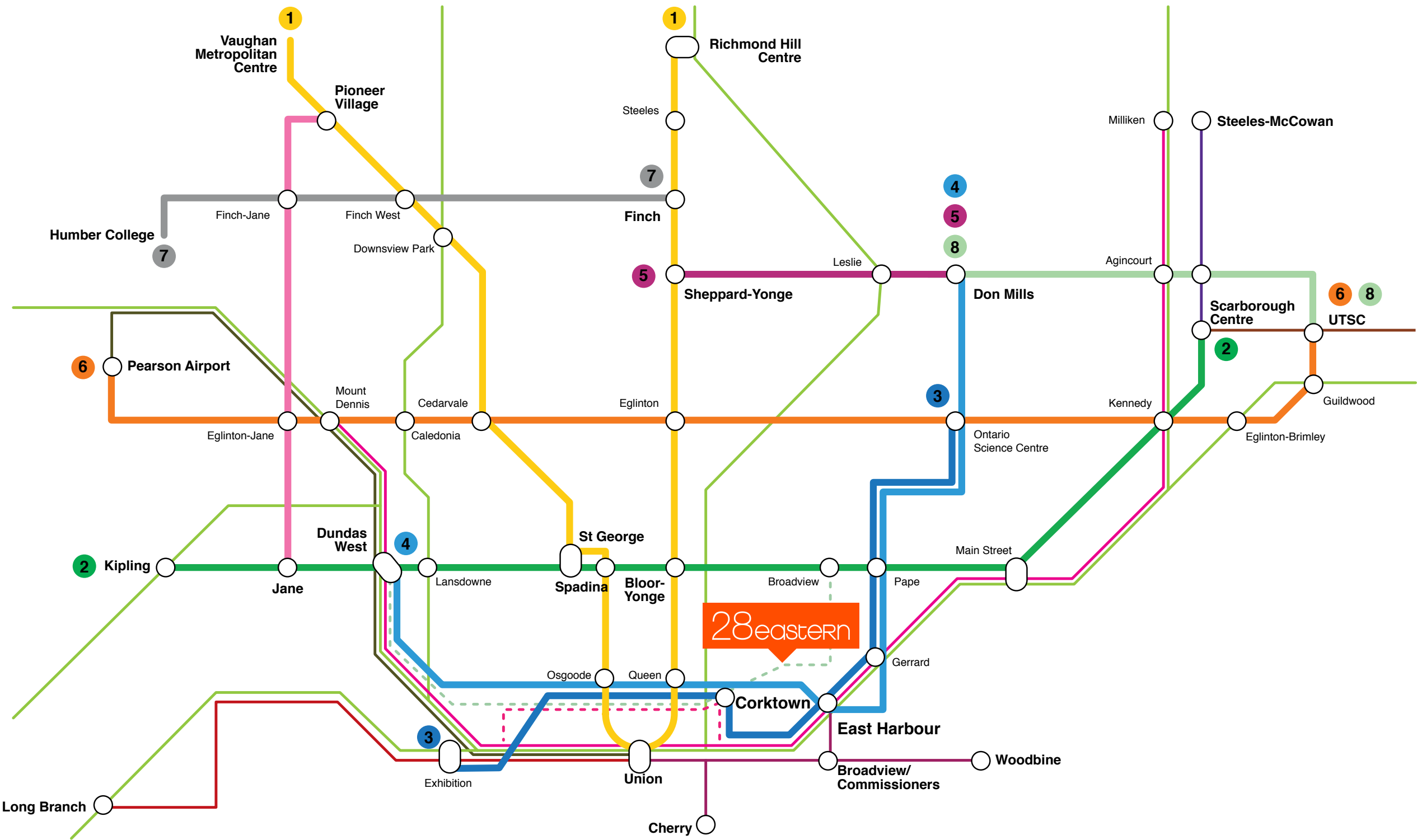
100
TRANSIT SCORE

If you enjoy walking or cycling to work or school, you're in luck. This is a wonderfully walkable neighbourhood, and bike paths are everywhere as well. Go for a leisurely ride along the Don River or the Waterfront. Bike paths and trails are all interconnected, making travel so easy.

TRANSIT MAP

28 Eastern has the transit connectivity you need to easily get to any GTA destination – and the future is looking even better.

- 1 YONGE-UNIVERSITY LINE
- 2 BLOOR-DANFORTH LINE
- 3 FUTURE ONTARIO LINE
- 4 FUTURE RELIEF LINE
- 5 SHEPPARD LINE
- 6 EGLINTON LINE
- 7 FINCH WEST LINE
- 8 FUTURE SHEPPARD EAST LINE
- WATERFRONT TRANSIT
- FUTURE EAST HARBOUR TRANSIT LINE
- FUTURE SMART TRACK
- UNION-PEARSON EXPRESS
- GO TRANSIT RAIL
- 504B KING STREETCAR
- 504A KING STREETCAR

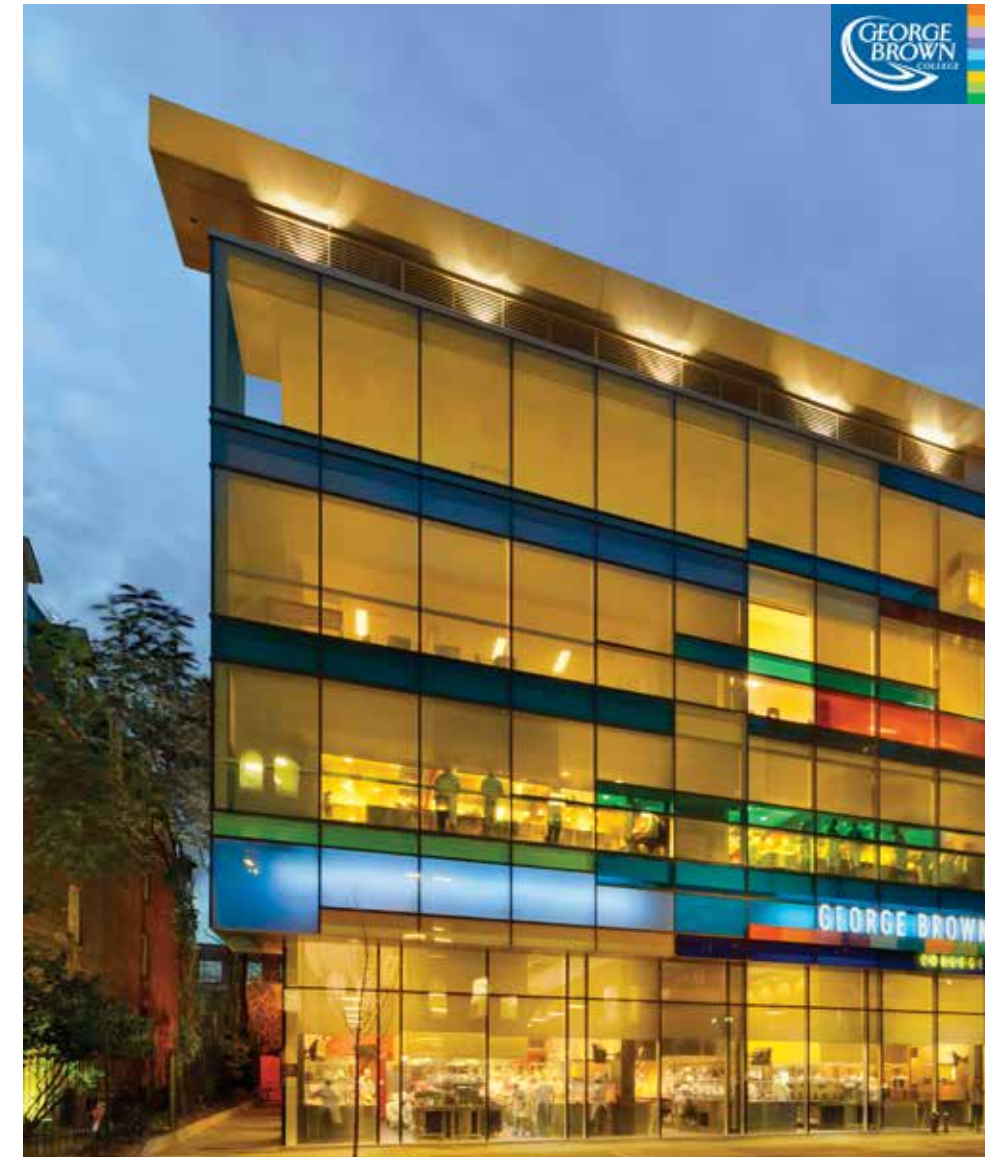


*Future transit lines and routes are proposed and subject to government approval.

CLOSE TO CLASSES

WALK TO GEORGE BROWN COLLEGE ST. JAMES CAMPUS

In fact, 28 Eastern is closer to the George Brown St. James Campus than the new George Brown Residence is. You can walk 800 metres there from 28 Eastern in just 9 minutes! Whether you're a full-time student or taking some career-enhancing continuing education courses, you'll love how close you are to this college.



George Brown
St. James Campus
🚶 9 min.

A 7 MINUTE BIKE RIDE TO GEORGE BROWN WATERFRONT CAMPUS

The newest addition to George Brown College's locations, the Waterfront Campus offers close proximity to 28 Eastern. You can walk it in about 14 minutes, or bike there on a nice day in about 7 minutes.

George Brown Waterfront Campus
🚲 7 min.



Ryerson University
🚲 11 min.

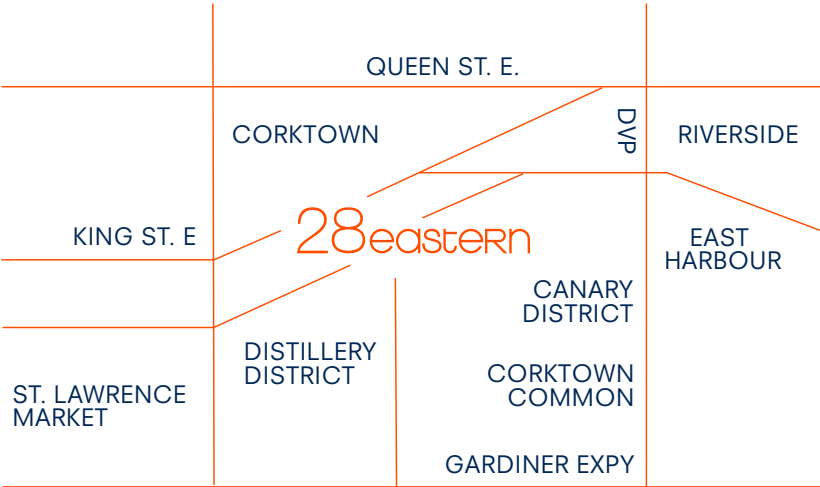


BIKE TO RYERSON UNIVERSITY IN 11 MINUTES

If you're studying at Ryerson University and living at 28 Eastern, your commute is short and sweet. Cycle there in just 11 minutes.

DISTRICTS ON YOUR DOORSTEP

GO EXPLORING IN ANY DIRECTION, AND FIND EXACTLY WHAT YOU'RE LOOKING FOR, WHETHER IT'S A RETRO-STYLE CUSHION FOR YOUR LIVING ROOM, A GOURMET LUNCH SPOT, OR A PLACE TO SHOP FOR A NEW PARTY OUTFIT.



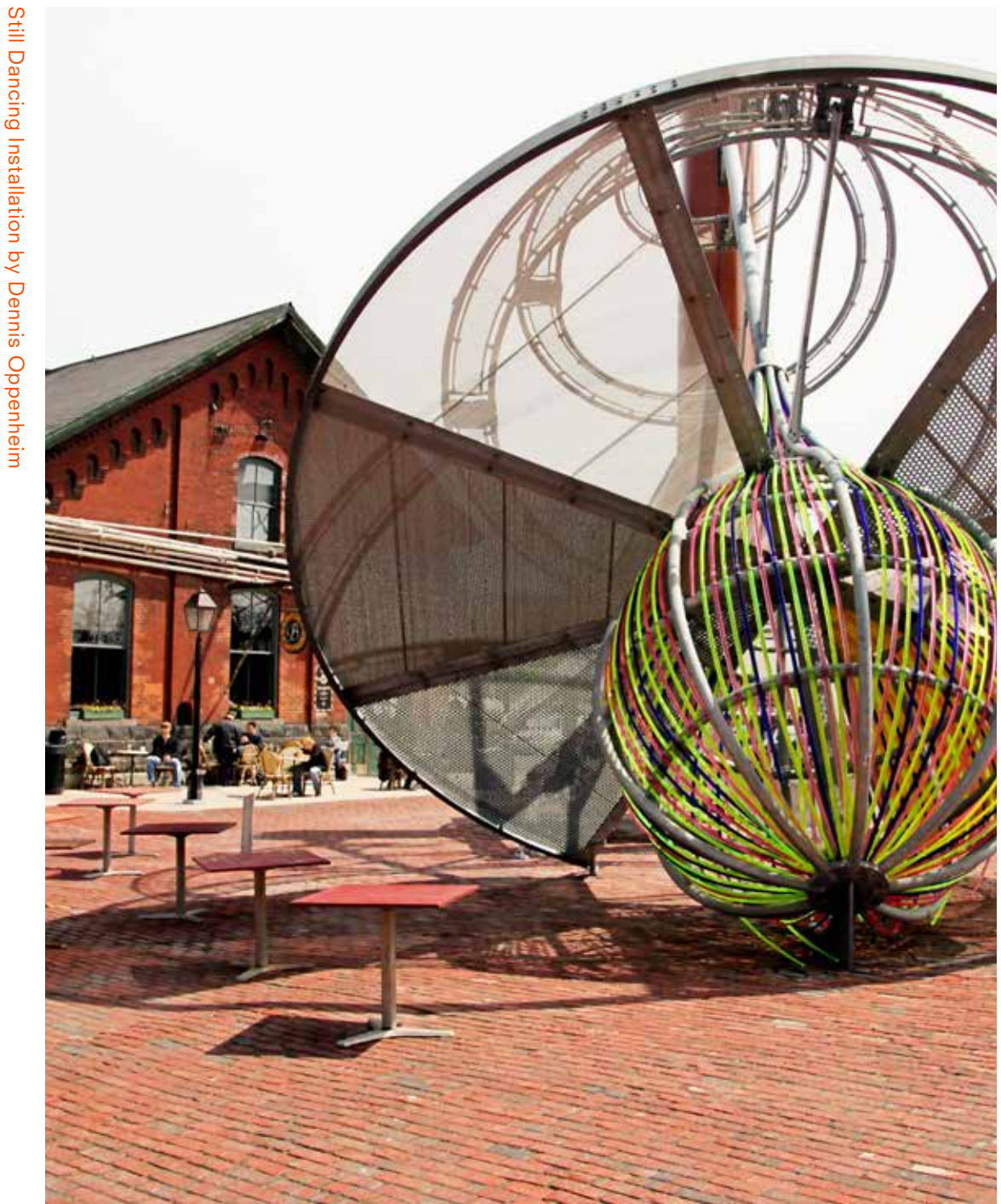
CORKTOWN 🚶 30 sec.



Underpass Park Farmer's Market

Walk out your door and experience the friendly, down-to-earth Corktown, with its exceptional restaurants, award-winning parks, and farmer's market at Underpass Park.

🚶 3 min. DISTILLERY DISTRICT



Still Dancing Installation by Dennis Oppenheim

Wander the charming cobblestone streets of the Distillery District, home to bistros, art galleries, boutiques and year-round festivals. Snap photos with street sculptures, and take in live music – all year round.

KING STREET EAST 2 min.



Roselle Desserts

Spend a day getting to know King East – only steps from 28 Eastern. Start with breakfast at the Morning Glory Café, and grab pastries for later at Roselle Desserts across the street. Then stroll west and admire the eclectic streetscape. This strip is known for its premier interior design shops.

5 min. QUEEN STREET EAST



Dominion Hotel

Just north of 28 Eastern, Queen East is a hidden gem, charming and laid back, lined with one-of-a-kind pubs and galleries. How about lunch at the newly renovated Dominion Hotel?

CANARY DISTRICT 🚶 2 min.



Untitled by Artist Tadashi Kawamata

Take a stroll on the Front Street Promenade of Canary District and check out the health-focused retailers, Longslice Brewery, and fun public art installations. Then take a break in lovely Corktown Common Park and then check out the new Cooper Koo YMCA.

🚶 11 min. ST. LAWRENCE MARKET

St. Lawrence Market



National Geographic once called St. Lawrence Market, “the best food market in the world,” and it’s easy to see why. With its farmer’s market on Saturdays and an open-concept artisan-food hall Tuesdays to Saturdays, it’s an indispensable food shopping experience for anyone who loves to eat.

PARKS PERFECTION

NO MATTER HOW BUSY LIFE GETS, IT'S ALWAYS GOOD TO KNOW THAT WHEN YOU NEED A BREAK, YOU CAN ESCAPE TO ANY OF THE FANTASTIC PARKS AND GREEN SPACES CLOSE TO 28 EASTERN.

CORKTOWN COMMON

🚶 6 min. 🚲 3 min.

Only a 6-minute walk or 3-minute bike ride from 28 Eastern, Corktown Common is an 18-acre park featuring curving trails for walkers and cyclists. Kids can enjoy the splash pad and playground, dogs love the off-leash dog park, and adults appreciate the fire pits, BBQ, and picnic tables.

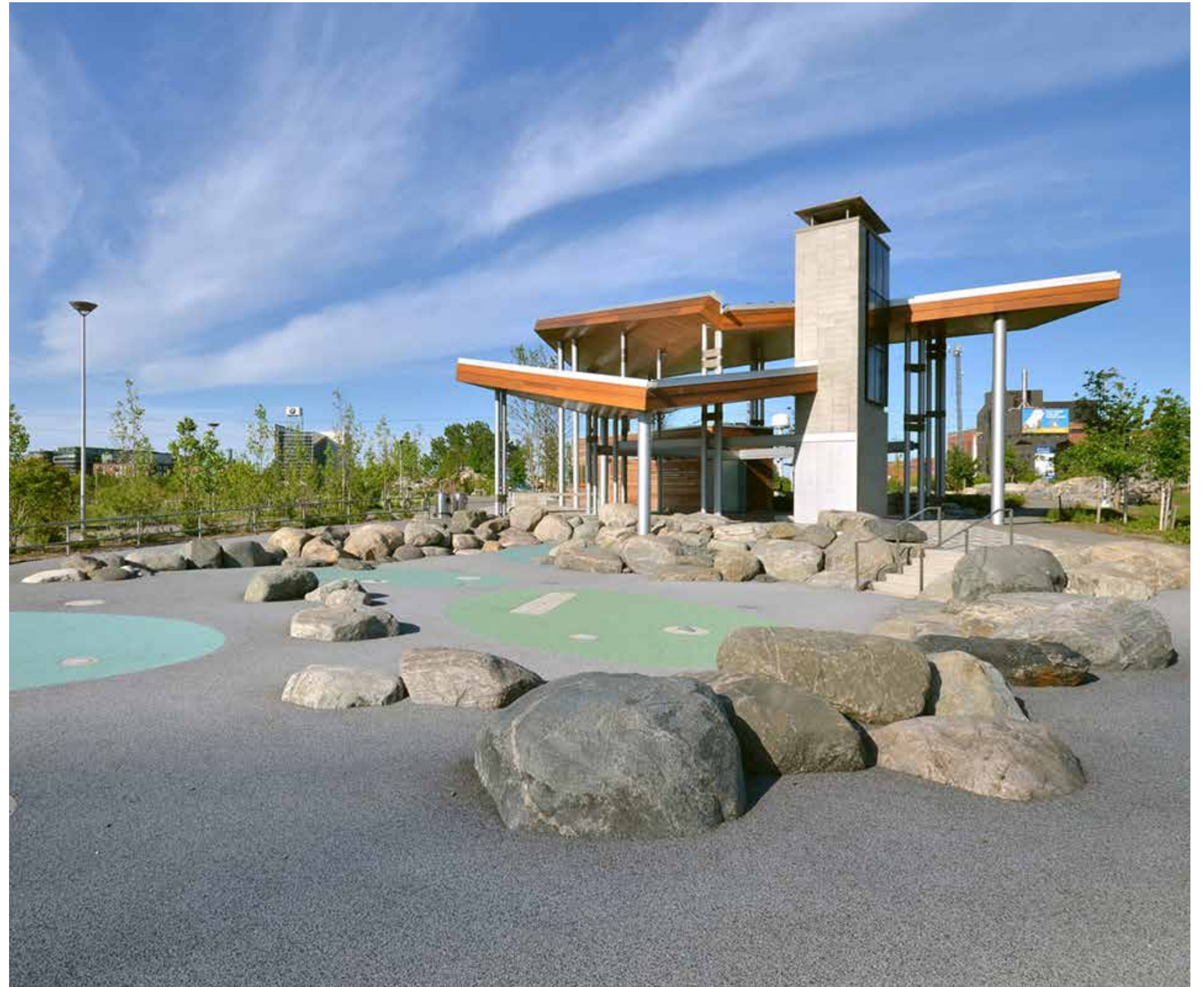




Image provided by Underpass Park Farmer's Market

UNDERPASS PARK

🚶 8 min. 🚲 3 min.

Amidst bright, colourful street art painted on the pillars and supports of the underpass, a weekly seasonal Farmer's Market offers fresh produce and artisan products.

LOWER DON RIVER TRAIL 🚲 4 min.

Catch this local bike path, and ride along the river. With trees on either side, you'll feel like you're out in the country. You can ride all the way through the Don Valley to Todmorden Mills.



SACKVILLE PLAYGROUND

🚶 1 min. 🚲 1 min.

Right next door, it's a kids' play nirvana with playground equipment, tucked in behind a ring of tall trees, a surprising urban oasis.



ORPHANS GREEN DOG PARK

🚶 4 min. 🚲 1 min.

This fenced off space is a favourite spot for pooches. They adore being able to run around off leash and meet their doggie friends.



MARTIN GOODMAN TRAIL

🚲 4 min.

Cycle down Cherry Street and catch the Martin Goodman Trail. You can either follow it West along the lakefront or take it South to Cherry Beach, then East to Tommy Thompson Park on the Leslie Spit.



PERCY PARK

🚶 5 min. 🚲 2 min.

A hidden oasis, Percy Park is a small, peaceful garden-park with roses, Japanese-style arch, and places to sit and take a break from your busy day.

THE WATERFRONT

🚶 16 min. 🚲 6 min.

Bike down to Harbourfront and spend the day at Sugar Beach, a local landmark, with its pink umbrellas and soft, sugary sand. Or if you feel the need for a cottage-country-like getaway, bike down to Cherry Beach in 8 minutes, to a sandy strip of beach and grass, ideal for picnics and barbecues.



TOP 10 HOT SPOTS

WHO SAYS TORONTO ISN'T THE CENTRE OF THE UNIVERSE? AT 28 EASTERN, YOU'RE LIVING RIGHT IN THE BULL'S EYE OF THAT CENTRE, WITH ACCESS TO SOME OF THE BEST RESTAURANTS, BARS, AND ENTERTAINMENT IN CANADA. STEP OUT YOUR DOOR AND STROLL THROUGH THE NEIGHBOURHOOD TO DISCOVER ALL YOUR NEW GO-TO'S.

TOP 10 IN LESS THAN 10

1. GUSTO 501

🚶 2 min. 📷 @gusto501

This Toronto favourite has extrapolated on its popularity and opened a new location with no less than five floors. Each level offers an authentic Italian food experience, including a cocktail bar, lounge, dining room, and rooftop patio.



2. SPACCIO CAFE BY TERRONI

🚶 1 min. 📷 @spaccio_to

A welcome neighbour of 28 Eastern, brought to you by Terroni, this new spot right next door offers grocery items, baked goods, delicious pasta and sauces, as well as eat-in service for breakfast and lunch.



3. REYNA ON KING

3 min. @reynatoronto

The ceiling decorated with hanging fern fronds and banana leaves will clue you in to the fact that this place is far beyond average. Cool takes on pan-Mediterranean cuisine – for example, Lebanese tacos and Moroccan spiced salad – make a memorable meal.

4. DARK HORSE ESPRESSO BAR

3 min. @darkhorsecafe

Relax over an espresso and pastry at this coffee shop that sets the standard for upscale purveyors of java. There's lots of seating inside and out on the patio, so you can hang out with friends or get some solo time here.



5. CLUNY BISTRO

4 min. @clunydistillery

Take a trip to Paris without leaving Toronto. This spacious gourmet restaurant welcomes with its cheerful blue and white tiled floors and typique lighting fixtures. The chefs display a deft touch with traditional French cuisine, expanding it to encompass modern ingredients and flavours. Order a bottle of wine and bask in the atmosphere.


6. EL CATRIN

4 min. @elcatrinca

You may think you know Mexican food but you've likely never tasted its gourmet incarnation. Reserve well in advance at this popular restaurant with a patio that's always packed in summer. Start with mezcal from the massive collection, and dig in to mouthwatering culinary masterpieces.




7. BERKELEY
STREET THEATRE

🚶 5 min.  @canadianstage

One of the staples of Toronto’s thriving performing arts scene, this theatre is a great place to get acquainted with high-quality professional Canadian theatre. You won’t be disappointed by these showings of prize-winning plays acted by top thespians.




9. OLD TOWN BODEGA

🚶 2 min.  @oldtownbodega

After your haircut in the funky barber shop downstairs, come up to this eccentric but warm and friendly café for drinks and food. The vibe is homey, with high-quality service and offerings. Rated “awesome” by locals.




10. LONGSLICE BREWERY

🚶 6 min.  @longslice

Your local brewpub, just a short walk from 28 Eastern. Pick up your favourite brew at the bottle shop or stay for eats with your suds. Longslice craft beer even has funny names to make you laugh – try a Loose Lips Lager or a Puns n’ Goses!



8. IMPACT KITCHEN

🚶 5 min.  @impactkitchen

If you’re into eating healthy, or just interested in trying something new, drop by this modern restaurant. The kitchen is gluten-free and offers paleo options, but everything is freshly made and yummy, from power bowls to smoothies to sweet goodies.



TOMORROW'S

THE DOWNTOWN EAST IS AN AMAZING PLACE TO LIVE AND IT'S ABOUT TO GET EVEN BETTER. MASTER PLANS FOR REVITALIZATION, INCLUDING THE PROPOSED EAST HARBOUR TRANSIT HUB WITHIN A FEW BLOCKS OF 28 EASTERN, WILL MAKE LIFE EVEN MORE CONVENIENT AND INSPIRING.

DOWNTOWN EAST

EAST HARBOUR

ANCHORED BY THE EAST HARBOUR
TRANSIT HUB, THIS 60-ACRE SITE WILL
BE A VIBRANT NEW LIFESTYLE DISTRICT.**

28 EASTERN IS A 17 MINUTE WALK FROM EAST HARBOUR



** East Harbour is proposed, subject to City of Toronto approval.



The Toronto Star reported that East Harbour “will be the commercial heart of the redeveloped port lands. ... the outlet for future growth of employment space in the city.” Some of the world’s biggest names in business have expressed interest in spearheading the growth of this important district.

Comprising 10 million square feet of office space and two million square feet of retail, entertainment, cultural and institutional uses – including business and artist incubator spaces – East Harbour will expand your horizons. With more than 50,000 jobs promised, this area is

poised to be Toronto’s newest employment district.

A new access point to the area, East Harbour Transit Hub will bring in thousands of visitors who arrive by transit. This multi-modal hub will be the GTA’s best served transit station outside of Union Station. It will encompass local and regional transit connections, including Regional Express Rail, SmartTrack, Broadview LRT, Queen’s Quay LRT and the new Ontario line subway line. From the East Harbour Transit Hub, you’ll be able to get to Union Station in five minutes.



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Illustration is artist's concept.

LOBBY



SCULPTURE GARDEN

FUTURE-FORWARD AMENITIES

28 EASTERN HAS BEEN DESIGNED WITH YOUR LIFESTYLE IN MIND. REALIZING YOUR NEEDS CAN CHANGE OVER THE SPACE OF A DAY, AND AS YOU TRANSITION FROM ONE PHASE OF LIFE TO ANOTHER, WE’VE DESIGNED A RANGE OF AMENITIES THAT ARE BOUND TO APPEAL. FROM A QUIET PLACE TO STUDY AND FOCUS, TO A PARTY ROOM TO CELEBRATE WITH FRIENDS, AND A FAMILY ROOM FOR ALL AGES. WITH APPROXIMATELY 17,000 SQUARE FEET OF INDOOR AND OUTDOOR AREAS, THE AMENITIES AT 28 EASTERN ARE FORWARD THINKING AND THOUGHTFULLY PLANNED.



Illustration is artist's concept.

PARTY ROOM



Illustration is artist's concept.

FITNESS STUDIO



Illustration is artist's concept.

MEDIA LOUNGE



Illustration is artist's concept.

CO-WORKING SPACE



FAMILY ROOM

INDOOR AMENITY

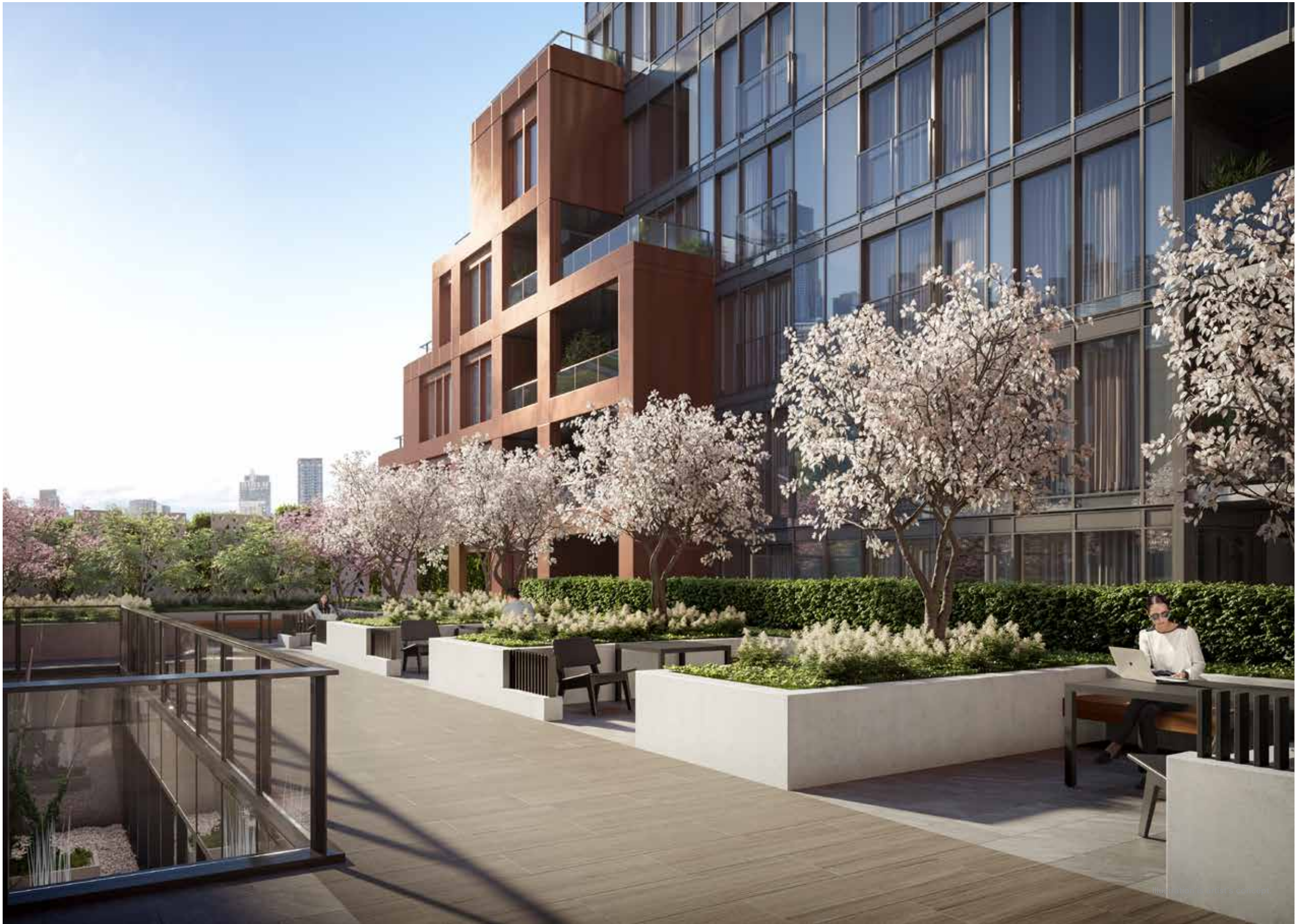
No matter where you're at in life, you'll find something on the Indoor Amenity floor that works for you. There's even an amazing family room for you little ones to play in. For onsite workouts, meetings with clients, or simply hanging out with friends, we've planned it all out for you. If you're watching the Oscars or the Superbowl with a few friends, the Media Lounge is perfect, and for larger gatherings, there's a large Party Room that can accommodate a bigger crowd.

1. Sculpture Garden
2. Party Room
 - Kitchenette
 - Billiards lounge
 - Dining area
 - Lounge area
3. Family Room
 - Children's play area
 - Tween lounge
4. Media Lounge
 - Bar area
 - TV lounge
 - Private terrace
5. Fitness Studio
 - Yoga/stretch area
 - Cardio/weight area
6. Co-working Space
7. Conference Room
8. Property Management Office
9. Parcel Storage

ADDITIONAL AMENITIES

- 24 Hour Concierge
- Lobby Lounge
- On-Site Car Share
- Pet Spa
- Bicycle Repair Station
- Dedicated Bicycle Storage Rooms

On the courtyard terrace, you can work from home outdoors in quiet, individually spaced, private workpods. It's a peaceful escape and a chance to enjoy solitude in a garden setting, without leaving home.



COURTYARD TERRACE



ROOFTOP TERRACE

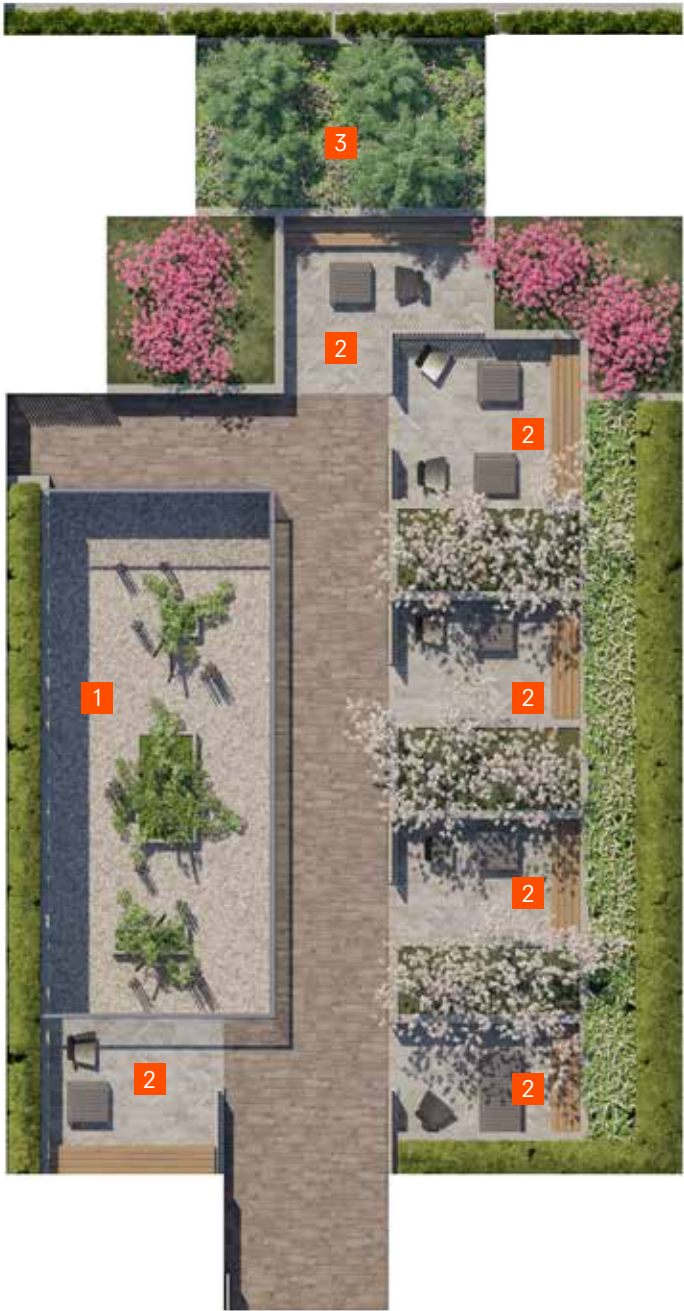
OUTDOOR AMENITY

ROOFTOP TERRACE

- 1. City View Lounge with Fire Pits
- 2. Private Seating Area with Overhead Trellis
- 3. Private Dining with BBQ
- 4. Open Dining with BBQ
- 5. Sun Deck
- 6. Rooftop Seating
- 7. Private Reading Nook
- 8. Off-Leash Dog Run

COURTYARD TERRACE

- 1. Sculpture Garden Overlook
- 2. Private Workpods
- 3. Landscaped Garden



AN ABUNDANCE OF OUTDOOR LIVING

An extension of your living space, 28 Eastern offers an abundance of outdoor living with premium terraces and private street level patios.

Your very own backyard in the sky, the terraces bestow views of the city, greenery and parks. While the Townhome patios intimately connect you to this amazing neighbourhood where you can leave from your front door and be at the park - or Downtown East's hot spots - in just minutes! Entertain friends and family, host a barbecue, and get as much fresh air as you like in your own private outdoor space. Take in the views whatever side of the building you live on.





PRIVATE SUITE TERRACE



Illustration is artist's concept.

TOWNHOME WITH PRIVATE PATIO



TOWNHOME INTERIOR

Your suite is an escape from the everyday, designed to utilize space as efficiently as possible. Forward-thinking interior design creates an environment geared to form and function.

The two-tone kitchens reflect 28 Eastern’s theme of contrast: inspired by life, designed for tomorrow.



SUITE INTERIOR



BATHROOM

FEATURES AND FINISHES

ANTICIPATING TOMORROW, EVERY ELEMENT OF HOW YOU WILL LIVE HAS BEEN CAREFULLY CONSIDERED AND APPLIED TODAY.

- Up to 9’0” ceiling height in principal rooms
- Contemporary trim package
- Custom-designed modern European style cabinetry
- Full depth built-in pantry to optimize kitchen storage
- Integrated panel ready fridge and dishwasher
- Integrated under cabinet lighting system
- Induction cooktop, stainless steel wall oven and over the range microwave oven
- Upgraded kitchen soft close door and drawer system
- Engineered quartz kitchen countertops
- Wide single plank designer-selected flooring throughout
- Modern porcelain floor and wall tiles in bathroom(s)
- Custom-designed vanity cabinets with modern countertop and integrated basin
- Sleek chrome finish faucets
- Thermally insulated energy efficient windows
- For improved indoor air quality and energy savings, an in-suite energy recovery ventilation system is provided
- Vented front-loading stacked washer and dryer pair
- Natural gas barbeque line on applicable terraces and townhome patios

*Refer to Schedule “B” Suite Finishes in Vendor’s Agreement of Purchase and Sale for further details. See Sales Representative for information.

TRUONG LY DESIGN INC.

Building upon a long and successful career as a top interior designer, Truong Ly established his eccentric team under the brand Truong Ly Design Inc., a Toronto based team focusing on residential and hospitality.

Truong Ly Design Inc.'s unique designs and diverse services have been its keys to success and growth. The creative team constantly explores different parts of the world to bring back new ideas and values for clients and their projects. Truong Ly Design Inc. specializes in interior design and industrial design to provide holistic visions to their clients.



St. Phillips Bakery Nobleton

Philip J. Currie Dinosaur Museum



TEEPL ARCHITECTS

Teeple Architects Inc. has spent the last 30 years building a reputation for technical excellence, innovative design and exceptional service. The company has a diverse portfolio of acclaimed institutional, cultural, commercial and residential projects, informed by each community's context, and the aspiration and vision of its clients.

Recognized as one of Canada's leading architectural firms, Teeple Architects has been honoured with more than 100 awards for design and technical excellence, urban visioning, and sustainability at the local, national and international level.

ALTERRA

DEFINING URBAN LIVING

At Alterra, we define urban living with our exceptionally high standards of construction, masterfully crafting buildings that go on to define the neighbourhood. Because in order to define a neighbourhood, you must first understand it.

We go this extra mile because we profoundly understand the complex relationship between people and places, and our success emerges from this understanding. From concept to completion, it is the guiding force behind every decision we make.

With thousands of homes and award-winning condominiums to our name, Alterra has established a reputation for developing, building, managing and creating our own legendary communities across the Greater Toronto Area.

For almost 50 years now, we hold a deep commitment to building thriving communities, which trickles down into every detail, from selecting materials to curating the surrounding developments. Managed entirely by our own team, Alterra has complete control over the quality and delivery of our projects from start to finish.

28 Eastern is inspired by the mosaic of life and all its variations, while looking forward to tomorrow.

Alterra



Wonder Condos, Toronto



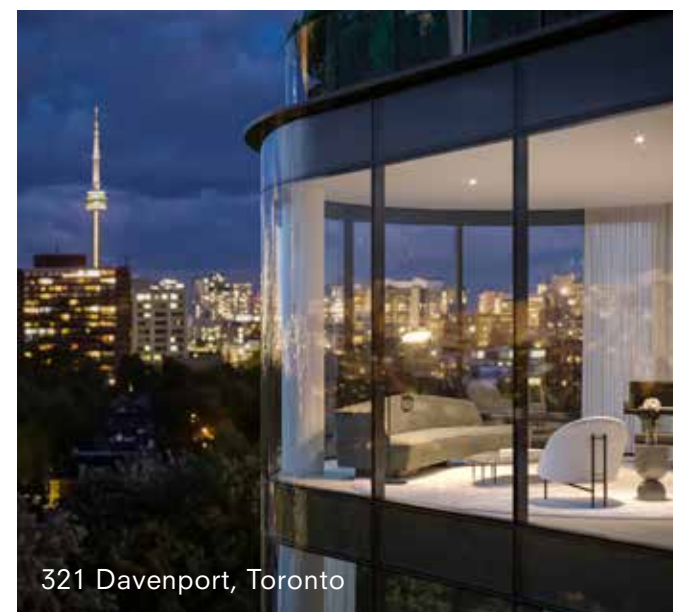
ACE Hotel, Toronto



159SW, Toronto



RUSH, Toronto



321 Davenport, Toronto



36 Hazelton, Toronto

28 EASTERN
A BRILLIANT LIFE IN TORONTO'S
VIBRANT DOWNTOWN EAST

Renderings are artist's concept only. Future transit is proposed only. Driving, walking and cycling times are approximate.

