
SAVILE

ON THE ROE

Savile Row.

Considered a symbol of luxury synonymous with high-end bespoke tailoring since the late 18th Century, this iconic London street represents an elite level of customized distinction.

Inspired by Savile Row, experience an exquisitely crafted bespoke lifestyle perfectly tailored to your taste.

SAVILE
— ON THE ROE —



TAILORED

LIFESTYLE

INSPIRED DESIGN,
BREATHTAKING
LUXURY AND
CONTEMPORARY
ELEGANCE - ALL
ATTENTIVELY
FASHIONED FOR
THE SELECT FEW.

Welcome to Savile on the Roe,
a limited collection of twenty-
eight luxury residences tucked
into the enviable Mount Pleasant
neighbourhood, just moments
from Yonge & Eglinton.





More than just a beautiful building, experience unequivocal elegance blended effortlessly with contemporary style. Classic brickwork complements the surrounding neighbourhood, while the accent of charcoal metal panels adds modern drama. Choice layouts include private rooftop terraces, front yard patios, and enviable backyards for intimate and exclusive al fresco living.

Q&A WITH ROLAND ROM COLTHOFF, ARCHITECT AT RAW

THE ART OF DISTINCTION

There is an art to function and form - a thoughtful expression in design that invites exquisite living. Roland Rom Colthoff, lead architect at RAW Design, shares his thoughts on creating Savile on the Roe.



WHAT WAS YOUR VISION FOR SAVILE ON THE ROE?

We are trying to create a very exclusive little enclave in the Mount Pleasant area. The residences have some of the advantages of individual freehold towns with the addition of elevator access and indoor parking. We want to create a very livable and convenient environment that still reflects the character of the family homes in the area from which many of our residents will originate.

HOW DID THE LOCATION OF THIS BUILDING INFLUENCE ITS DESIGN?

The design is intended to be a 'mild' take on a classic townhome. The materials and colour palette proposed are intended to complement its neighbours, while the proportion of windows and doors is reminiscent of the vernacular of the area.

WHAT WAS YOUR INSPIRATION?

Our influences were the grand brownstones of New York and the Back Bay of Boston, only elevated with more contemporary disciplines.

HOW DO YOU REINVENT AN ESSENCE OF MODERN LUXURY?

Referencing the term "Bespoke", it means thoughtfully designed, highly personal. The entry sequence from the steps to the door handle are intended to convey a sense of individual exclusivity and comfort. Luxury is also expressed in the experience of space and light. A direct connection to the outdoors and natural light without a loss of privacy. Carefully curated terraces and screens contribute to this. The inclusion of an elevator adds to the exclusivity.

HOW DOES PRACTICAL FUNCTIONALITY COME INTO CREATING FASHIONABLE SPACES?

Functional means providing a sense of spaciousness within the confines of a townhome. Thoughtful and efficient space planning to open the interiors and views through the dwelling.

PLEASE SHARE THREE ADJECTIVES TO DESCRIBE SAVILE ON THE ROE.

Dignified. Elegant. Generous.





BESPOKE

LIVING

AN EXCLUSIVE
LOCATION
AND LIFESTYLE
DEFINED BY
INSPIRED LUXURY.



Experience the cachet of a neighbourhood defined by classic charm intimately woven into a vibrant urban centre. Central to choice conveniences and rich in cherished character — Mount Pleasant is a hotspot for haute living.



LUSH LEISURE

Discover a secret garden, forested ravines, and an abundance of urban woodland paths, parks, and playgrounds. Explore and take in the beauty that is nature all around. Blaze a new bike trail or jog with your favourite four-legged friend along the Blythwood boardwalk. From local sports fields and tennis courts to family-friendly splash pads, picnic spots, and even a community heritage garden in Eglinton Park, this neighbourhood has it all.



SOPHISTICATED STYLE

Fulfill your shopping desires in a cosmopolitan neighbourhood curated with designer clothing boutiques, chic furniture & home décor shops, artistic curiosities, and a fine selection of spas for the ultimate in pampering after a day of shopping. You will also enjoy the luxury of convenience at the Yonge Eglinton Centre with a great variety of top fashion, beauty, and sporting good brands as well as life's essentials including Cineplex VIP Cinema, Metro, and the LCBO.



CHOICE CUISINE

Imagine for a moment a world of flavour at your fingertips. The savoury scent of Panang Curry with fragrant kaffir limes, spicy Tandoori dishes cooled by mint-infused yogurt, a classic carpaccio served with a vintage Chianti or perhaps the home-style comfort found in the perfect egg's benedict. From authentic international fare, trendy nouveau cuisine, and social wine bars to gastro pubs, dessert havens, and an eclectic café culture, indulge all your senses in a neighbourhood rich in diverse cuisine.



PERFECTLY POSITIONED

Always be in the right place at the right time by establishing yourself in the centre of the city. Experience a strong sense of community and culture in a neighbourhood rich in history and character. As an urban hub and pedestrian neighbourhood, the area boasts a very high walkability score with a great mix of public and private schools, a library and professional services all nearby.





CONVENIENTLY CONNECTED

As a bustling midtown location, the area is well serviced by public transit - with just a 15-minute walk to the Eglinton Subway Station, giving you access to anywhere in the city. Plus, currently under construction and just a 7-minute walk from Savile on the Roe, the new Crosstown LRT will service up to 25 stations along Eglinton Avenue between Mount Dennis (Weston Road) and Kennedy Station, connecting to 54 bus routes, 3 subway stations, and various GO Transit lines.



The Neighbourhood

FOOD & DINING

1. Aroma Espresso Bar
2. Boom Breakfast & Co
3. Byblos Uptown
4. Cibo Wine Bar
5. Crosstown Coffee Bar
6. Cumbraes
7. Granite Brewery
8. Grazie Ristorante
9. Hollywood Gelato
10. La Carnita
11. LCBO
12. Loblaws
13. Local Leaside
14. Metro
15. Piano Piano
16. Rahier Patisserie
17. Sobey's Urban Fresh
18. Starbucks
19. Stock T.C
20. Summerhill Market
21. The Beer Store
22. The Keg Steakhouse + Bar
23. Tim Hortons
24. Whole Foods Market
25. Yukashi

ENTERTAINMENT & LEISURE

26. Blythwood Ravine Park
27. Capitol Event Theatre
28. Cineplex Yonge-Eglinton
29. Crothers Woods
30. Edwards Gardens
31. Eglinton Park
32. Lawrence Park and Ravine
33. Leaside Memorial Gardens Pool
34. Sherwood Park
35. Sunnybrook Park
36. Sunnydene Park
37. Toronto Botanical Garden

SHOPPING

38. Boutique La Muse
39. Butter Studio
40. Casalive Furniture
41. Design Department
42. Jacaranda Tree & Co.
43. Jerome's Menswear
44. L'OCCITANE
45. Mabel's Fables
46. Mastermind Toys
47. Merchant of Tennis
48. Must Boutique
49. West Coast Kids
50. West Elm
51. Yonge Eglinton Centre

LIFESTYLE & OTHERS

52. Barworks
53. F45 Training
54. Floka Salon
55. GoodLife Fitness
56. Granite Club
57. Orangetheory Fitness
58. SPINCO
59. The Ritz Men's Haircut

SCHOOLS

60. Blessed Sacrament Catholic School
61. Blythwood Junior Public School
62. Eglinton Junior Public School
63. Hodgson Middle School
64. Leaside High School
65. Northern Secondary School
66. St. Monica Catholic School
67. York University - Glendon Campus

EGLINTON CROSSTOWN LRT

TTC LINE 1

Q&A WITH MELANDRO QUILATAN, PRINCIPAL PARTNER AT TOMAS PEARCE INTERIOR DESIGN

THE REINVENTION OF MODERN LUXURY

Inspired by the past, re-imagined for today. Melandro Quilatan, Principal Partner at Tomas Pearce Interior Design highlights the inspiration on bringing together the best of traditional and contemporary design expressions to create an original level of luxury at Savile on the Roe.

WHAT WAS YOUR VISION FOR SAVILE ON THE ROE?

We were inspired by executive townhouse living popularized by the grand brownstones in New York and Boston. At their height they were, and still are, highly sought after. Savile on the Roe is a contemporary re-imagining of the brownstones of that era brought forward in a classic modern update of gracious living.

WHAT ARE SOME TRADITIONAL DESIGN ELEMENTS USED TO DEFINE LUXURY?

Hardwoods, marbles, fine metals, and moulding details. We brought those elements into the modern age with durable new materials that fill that need for luxury, but in a pared-down modern interpretation that retains a timelessness.

HOW DID YOU REINVENT CONTEMPORARY ELEGANCE?

Savile on the Roe evokes old-world elegance but with our modern take on that. We designed an offset fireplace for example that speaks to the past yet is designed for

a contemporary audience. We streamlined panel mouldings and cleaned up traditional wall details so that they retain elegance and reflect a new aesthetic for today's modern interiors.

HOW DOES FUNCTIONALITY COME INTO CREATING FASHIONABLE SPACES?

All our interiors are designed to accommodate a busy modern lifestyle. We like our interiors to make a statement and be sophisticated, but at the same time we know that day to day living isn't always 'formal'. We create unique finishes for many of our spaces and have a strong belief in luxury that is also durable and sustainable.

HOW DOES THE TERM "BESPOKE" TRANSLATE INTO YOUR DESIGN?

Bespoke is a term that means NOT 'off the rack'. In the case of Savile on the Roe many of the design elements brought into play are indeed unique to the project. From custom stained hardwood floors to grand circular stairs, Savile on the Roe is offering a different choice to discerning purchasers.





CURATED
COLLECTION

SOPHISTICATED
ELEGANCE
AND REFINED
LUXURY
METICULOUSLY
DESIGNED WITH
BOTH FORM
AND FUNCTION
IN PERFECT
BALANCE.



ENVIABLE ENTRANCE





STRIKINGLY SPACIOUS







TIMELESS ELEGANCE







AL FRESCO LIVING



WALK UP RESIDENCES



FEATURES & FINISHES



BUILDING FEATURES

- Classic brick and modern metal panel exterior finish
- Intimate 4 storey boutique building
- Strong steel and concrete construction
- Established security with 24/7 camera monitoring in garage, main entrance, and lobby
- Intercom security system located in the main lobby
- Secure keyless entry in main lobby and parking garage
- Secure parcel delivery and retrieval system
- Remote control secured shared lower-level parking garage
- Rough-in accommodation for electric car charging systems
- Lockers available for purchase
- Exclusive elevator accessing underground parking and suite entry levels
- Landscaping by Thinc Design

SUITE INTERIORS

- Approximately 9 ft. or above ceilings (excluding drop ceiling and bulkhead areas)
- Smooth painted ceilings throughout
- Designer selected wide plank engineered hardwood floor throughout, excludes bathroom, foyer and laundry, as per plan
- Designer selected porcelain 12" x 24" floor tiles throughout entire foyer
- Designer selected porcelain 12" x 24" floor tiles in laundry room and all bathrooms
- Designer selected 7¼" contemporary white painted baseboards with painted door casings
- All staircases accented with oak treads, risers, handrail and pickets, as per plan
- Solid core suite entry door with deadbolt lock and security viewer
- Solid core slab interior doors or slider(s)
- Swing doors and/or sliding glass doors, as per plan
- Glass sliding and/or swing patio doors for access to balconies and/or terraces, as per plan
- Designer selected contemporary hardware from builder's samples
- All closets include convenient wood shelving with a closet rod
- Interiors are primed and painted in a designer selected white throughout

- Pot lights in main hallways and living areas, bedrooms excluded, as per plan
- Ceiling mounted fixture in walk in closets
- Capped connections for light fixtures in living area, bedrooms, ensuite bathroom
- Energy-efficient lighting
- All suites have exterior lighting, BBQ, water and electrical connections, as per plan
- Smart suite automation system

KITCHENS

- Tomas Pearce designed custom cabinetry with extended uppers
- Soft close drawers and cabinet doors
- Opulent under cabinet LED strip lighting
- Designer selected 29" x 18" x 9+" depth undermount single basin stainless steel sink, with single-lever retractable faucet with vegetable spray in polished chrome
- Shut off valve to the sink
- Designer selected 2" x 12" tile backsplash
- Designer selected ¾" Quartz countertops with 1½" mitred square edge profile
- Convenient island with electrical outlet

KITCHEN APPLIANCE PACKAGE

- Kitchen, as per plan
 - 10' Kitchen, as per plan
 - 24" Liebherr stainless steel fridge/freezer
 - 24" Smeg gas cooktop
 - 24" Smeg convection oven
 - 24" built-in kitchen hood fan
 - 24" Smeg stainless steel dishwasher
 - 24" Smeg microwave with trim kit
 - 10' x 8' or 12' Kitchen, as per plan
 - 30" Liebherr stainless steel fridge/freezer
 - 30" Smeg gas cooktop
 - 30" Smeg convection oven
 - 30" built-in kitchen hood fan
 - 24" Smeg stainless steel dishwasher
 - 24" Smeg microwave with trim kit
 - 10' x 8' or 13' or 14' Kitchen, as per plan
 - 36" Liebherr stainless steel fridge/freezer
 - 30" Smeg gas cooktop
 - 30" Smeg convection oven
 - 30" built-in kitchen hood fan
 - 24" Smeg stainless steel dishwasher
 - 24" Smeg microwave with trim kit

BATHROOMS

- Tomas Pearce designed custom crafted cabinetry
- Soft close drawers on all cabinetry
- Quality quartz ¾" vanity countertops with 1½" mitred square edge profile with undermount sink in bathrooms
- Designer selected polished chrome faucet
- Full width vanity mirror
- Brand name one-piece water-efficient toilet
- Brand name 5' soaker tub with full height 12" x 24" porcelain tile surround, as per plan
- Brand name 5' free standing tub with floor mounted tub filler in polished chrome, as per plan
- Frameless glass-enclosed shower stalls with full height 12" x 24" porcelain tile surround, curb-less penny round tile floors and rain shower head, as per plan
- Designer selected 12" x 24" porcelain tile floor in master ensuite and guest bathrooms, as per plan
- Pressure balanced valves on all tubs and showers
- Privacy lock on all bathroom doors
- Exterior vented exhaust fans

LAUNDRY

- Laundry area floor finished in 12" x 24" porcelain tile
- LG Stacked washer-dryer, full size

MECHANICAL & ELECTRICAL SYSTEMS

- Forced air high-efficiency gas furnace, air conditioner, and high-efficiency hot water heater, rented
- Pre-wired for telephone, television and internet in the living area and for television and telephone in the master bedroom, as per plan
- Smoke and carbon monoxide detector
- In-suite sprinkler system
- Bathroom exhaust fan vented to exterior

Please see provisions in Schedule "A" relating to the Purchaser's rights to select finishes and Vendor's rights to install substitute materials and finishes.

The Vendor reserves the right to substitute any materials used in construction of the Unit provided that such substitute materials are of equal or better quality than those represented to the Purchaser. The Vendor further reserves the right to make minor changes or modifications in the plans and specifications at its discretion. The determination of whether or not same are minor shall be made by the Vendor's Architect.

Vendor is not responsible for shade differences occurring from different dye lots or for variations including in colour, shade, texture and veining in materials including with respect to tile, carpets, hardwood or laminate flooring, cabinetry, natural or manufactured stone, bricks, trim and doors. Samples viewed when choices are made from Vendor's samples are only a general indication of material selected. Details of windows and doors on all elevations and location of exterior lights may not be exactly as shown on renderings.

Finished floor height and built-in noise attenuation measures may cause ceiling heights to vary in some areas. Drop ceilings and bulkheads will occur to accommodate HVAC and structural requirements.
January 12, 2021 E. & O.E.



Block Developments is a real estate investment and development firm with a mandate to provide homebuyers with beautifully designed and meticulously crafted homes in outstanding locations. Our guiding philosophy is to create dynamic urban revitalization with vibrant master-planned, mixed-use communities offering sustainable living and cutting-edge technology. Featuring superior amenities and premium features and finishes, every residence is developed to the highest standards with the resident's ultimate enjoyment in mind.



Since its inception in 1996, Tiffany Park Homes has built over 3,000 homes in some of the finest locations in the Greater Toronto Area. They set the bar high on quality, design, service and value. They don't just build homes, they build vibrant communities with responsible land use planning and respect for the environment. Today, Tiffany Park Homes homeowners are living their dream in magnificent communities such as The Estates of Credit Ridge in Brampton, Wyldwood Forest in Milton, Maplevue Park in Barrie and Valleybrooke Estates in Vaughan. Upcoming communities include Hiddenbrook in Whitby, Spring Valley in Brampton and more.



Tomas Pearce Interior Design Consulting Inc. is based in downtown Toronto, Canada. Led by Principal Partners Melandro Quilatan and Tania Richardson, the team comprises of talented Interior Designers, Project Managers, Project Coordinators, Architectural Technologists, Stylists and Procurement Agents. The firm offers a complete range of commercial and residential interior design services, space planning, project management and interior styling to a multi-national client base. Their worldwide portfolio includes luxury residences, upscale condominiums, bespoke vacation homes, hotels and exclusive high-end commercial properties. The Tomas Pearce style is international, motivated by a love of good design, both modern and traditional.



Roland established RAW to realize the full potential of his design vision and to create a working culture matching his professional goals. RAW takes a completely open-minded approach to architecture, encouraging a fluid and collaborative design process. RAW has carved out a niche in mid-rise, infill developments in and around the GTA, along with a reputation for fresh ideas and clear thinking, bringing together over 30 years of professional experience designing and building award-winning projects.



Montana Steele is a full-service strategic marketing firm that brings over two decades of experience in all sectors of the real estate industry. A strong commitment to creativity and brand-building, deep insights and specialized market knowledge, and long-term strategic thinking capabilities have enabled Montana Steele to launch iconic real estate and destination brands for their varied clientele across North America. At Montana Steele, winning international awards goes hand in hand with winning market share for their clients. Montana Steele offers a comprehensive range of services available in-house and specialize expertise in all areas of real estate and destination marketing.

Envision an exceptional location
where time-honoured tradition is
woven beautifully with a unique level
of luxury. An exclusive lifestyle where
every last detail is customized to
exceed all your expectations.
Welcome to Savile on the Roe.
Welcome Home.





Tiffany
P A R K H O M E S