

## ON SITE » SYDNIA YU



Trinity-Bellwoods project is situated on former school grounds.

**QUEEN WEST TRINITY-BELLWOODS TOWN AND HOMES**

## A rare offering in Little Italy

**LOCATION:**

Trinity-Bellwoods

**DEVELOPERS:**

Urban Capital Property Group  
and Shram Homes

**SIZE:**

1,900 to 2,700 square feet

**PRICE:**

\$829,000 to \$1,250,000

**SALES CENTRE:**

250 Manning Ave., north of Dundas Street. Open Wednesday to Friday from 4 p.m. to 8 p.m.; weekends from noon to 5 p.m.

**CONTACT:**

Phone (416) 537-4994 or visit [www.trinitytowns.com](http://www.trinitytowns.com)

**T**he rarity of a new freehold townhouse project in Little Italy put together by a local high-rise development group and a low-rise custom home builder has led to nearly half of the units being purchased as soon as sales opened last weekend.

“The interest has been very strong because there really is not a lot of choice when it comes to new townhouse options in that location,” says Mark Reeve, who is a principal of Urban Capital Property Group, which teamed up with Shram Homes for the joint venture.

“We don’t imagine it’ll take very long to sell out.”

There are still 24 out of 45 townhouses left within the community, which is situated on for-

mer school grounds between Claremont Street and Manning Avenue, just northeast of Trinity-Bellwoods Park.

“The location is outstanding,” says Mr. Reeve. “You’re literally a five-minute walk to some of the best restaurants in the city on College Street.” Residents can also check out popular bars, cafes and music halls nearby, or take a short trip on a streetcar to the financial and entertainment districts.

Given the urban setting of these three-storey residences, architect Richard Wengle conceived the facades with masonry materials, wood veneer paneling and metal accents, as well as flat roof systems and aluminum-clad wood windows.

“It’s well-designed, modern architecture, but we also wanted it not to be cold or sterile,” says Mr. Reeve. “We wanted it to be warm.”

Buyers can select from four layouts, which have street-level entrances and lower-level recreation rooms with access to single or double garages exiting to an underground laneway.

Open concept principal rooms will be situated on the main levels, which have ten-foot ceilings, and three or four bedrooms will be spread throughout the upper floors, which have nine-foot ceilings. In one plan, the master suite will occupy the entire third floor with a sitting area, large sleeping quarters and a bathroom with a tub, twin showers, vanities and walls of his and her closets.