

# One Six Nine inspired by boutique hotel style

BY DIANE TIERNEY

A new condominium called One Six Nine, located just steps from one of Toronto's hottest television stations, will have the atmosphere of a boutique hotel, says Brad Lamb of Brad Lamb Realty, which represents the building.

One Six Nine is a 10-storey condo building that fronts on John Street, just north of Queen Street, and backs on to a small city park, Mr. Lamb says. There are 46 units that range from 500 to 1,600 square feet, and there are two to six units on each floor. The property, only 46 by 110 feet, is just 20 steps from CITY-TV.

"All the suites have 10-foot ceilings and each has a balcony. The kitchens will have dark wood cabinets that are extra tall, and stone countertops. There will be gas cooking available; five appliances; high-grade, hardwood veneer flooring; and designer fixtures and faucets in the bathrooms," Mr. Lamb says.

The front entrance will have an oversized solid wood door and there will be one elevator. "The idea is to give the building the atmosphere of an intimate boutique hotel. You won't realize that there's actually a condo there unless you know it's there," he says.

The building will have a rooftop

## At a glance

**Site:** One Six Nine

**Location:** Toronto

**Developer:** Core Architects, Harhay Construction

**Square footage:** 500 to 1,600

**Price:** \$148,990 to \$600,000

**Sales:** Call for appointment

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penthouse that's 1,600 square feet in size. "We will have a level of sub-penthouses with large terraces, and all the suites have big balconies," he adds.

The project was designed by Core Architects of Toronto and is considered a "fashion" building by Mr. Lamb. "We fashion them to a very small, unique, buyer demographic. They epitomize style and shun mass-market appeal."

Due to the tightness of the site, the condo will have stacked parking for 24 vehicles. "We are installing a special car lift, elevator-type system that stacks three cars vertically. So there are three parking spaces in what would normally be one space. You're going to be seeing a lot more of this in Toronto."

Prices start at \$148,990 and go to \$600,000. Condo fees will be less than 30 cents a square foot.