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The Feeling of Home

Home is not just a place to sleep, it's a place to live the life you've always envisioned. At the Taylor Residences, we invite you to discover spacious suites with truly luxurious finishes and fixtures, including:

- large kitchens featuring oversized pantries, soft-close cupboards and drawers, and quartz countertops;
- full-size, ensuite washer and dryer;
- serene patios, balconies and outdoor spaces;
- upgraded stainless steel appliances;
- walk-in closets, luxury flooring and concrete construction that minimizes sound transfer between suites.

With one bedroom suites ranging from 738 to 986 square feet*, and two bedrooms ranging from 1,152 to 1,486 square feet*, find your feeling of home at The Taylor Residences.

* square footage includes balcony

UTILITIES INCLUDED:



HEAT



WATER



HOT WATER



COOLING

Welcome to the walk of the town.

The Taylor Residences doesn't just talk the talk, it walks the walk. And its residents can too. Situated in River Heights' Grant Park Pavilions – an unbeatable location in the heart of Southwest Winnipeg – Taylor Residences boast Winnipeg's most walkable rental community, a true luxury in our sprawling city. With a walkscore of **Very Walkable**, residents can find numerous shopping and dining options, entertainment venues, cafes, parks, walking trails and even medical services just steps out your front door.

If you're looking for a place to connect with friends or just a simple cup of great coffee, stop in at Starbucks at Grant Park Festival. Catch the latest blockbuster movies at Landmark Cinema, featuring all reserved seating in luxurious reclining chairs. The neighbourhood thrives with gourmet restaurants and delightful bistros from Enoteca Wine Bar to Chew and Bonfire Bistro on Corydon Avenue.

A **Walk Score** is a benchmark out of 100 and measures how many amenities are near an address, that can be accessed on foot. Categories include: dining/drinking, groceries, shopping, errands, parks, schools, culture & entertainment. **Taylor Residences has a walkscore of 86, Very Walkable - all errands, shopping and services can be accomplished on foot.**

Source: Walkscore.com

Walk Score

86

Very Walkable



(204) 229-0226

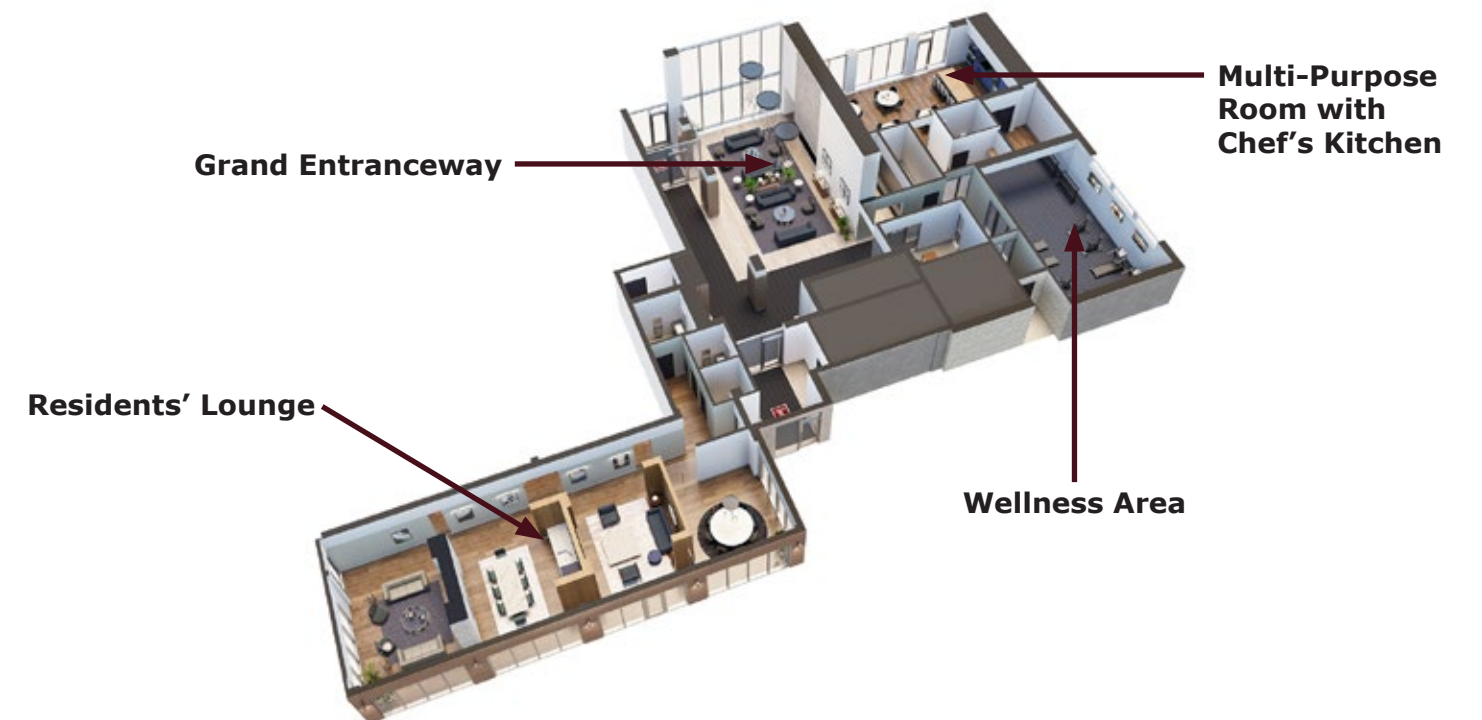
TAYLOR RESIDENCES

taylorresidences.ca

TAYLOR RESIDENCES

Amenities Made for Life

- Concrete construction minimizes sound transfer between suites
- Residents' lounge
- Wellness Area
- Barrier-free access
- Oversized elevators
- Multi-Purpose Room (MPR) with a full chef's kitchen
- Private outdoor putting green
- Enhanced mechanical system for premium air filtration throughout the building
- Heated, underground, oversized parking is available for each suite
- Electric vehicle charging
- Security camera and building card access
- On-site 24/7 management





3 2 1

- RESTAURANT/BAR/FOOD**
 1. Enoteca (International)
 2. Kai Ping (Chinese)
 3. Mona Lisa (Italian)
 4. Bernstein's Deli (Bakery)
 5. Original Joe's (Casual)
 6. Stella's (Bakery)
 7. Myer's Deli (Bakery)
 8. Yuijuro (Japanese)
 9. Bonfire Bistro (Italian)
 10. The Store Next Door (Bakery)
 11. Oh Doughnuts (Bakery)
 12. Chosabi (Japanese)
 13. Subway (Quick Service)
 14. Boston Pizza (Casual)
 15. Burger King (Quick Service)
 16. Dalat (Chinese)
 17. Wasabi (Japanese)
 18. Alfie's Noodle House (Chinese)
 19. Cora's (Breakfast)
 20. Bellisamo (Italian)
- MARKET**
 1. Oak & Lily
 2. Greek Market
 3. Bulk Barn
 4. La Grotta (Piazza Di Nardi)
 5. Sobey's
 6. Co-op Marketplace
 7. Walmart Supercentre
- ARTS/CULTURE**
 1. Landmark Cinema
- CAFE**
 1. Starbucks (Taylor)
 2. Tim Hortons
 3. Starbucks (Corydon)
 4. Timothys
- FURNITURE**
 1. IKEA
 2. Bouclair
 3. Structube
 4. For Space Sake
- FITNESS/Wellness**
 1. Aevi Salon & Spa
 2. Taylor Tennis
 3. Reh-Fit Centre
 4. Pocca Poca
 5. Luxe Beauty Lab
 6. OrangeTheory
 7. Goodlife Fitness
 8. Jerry's Salon & Spa
 9. Anytime Fitness
- CLOTHING/OBJECTS**
 1. G is for Glasses
 2. Diva
 3. Winners
 4. Danali
 5. Northface
 6. Vittorio Rossi Clothiers
 7. Luxe Label
 8. Loka

Suite Finishes

SS-1 (THROUGHOUT SUITE)
COUNTERTOPS IN KITCHEN / BATHROOMS
QUARTZ EVEREST WHITE

CT-1
KITCHEN BACKSPASH
* NOTE 50% GLOSS / 50% MATTE FINISH
CLOUD 2.5' x 10' TILES

M-3
KITCHEN BACKSPASH
* NOTE 50% GLOSS / 50% MATTE FINISH CLOUD (GREY)
2.5x10' TILES

WALLS, TRIMS AND BASE
PAINTED WHITE
* NOTE: 1 ACCENT WALL
PAINT COLOR TBC

M-1 (M-2)
MILLWORK THROUGHOUT
CABINETS & DRAWERS
FINISHES IN KITCHEN / BATHROOMS
MATTE WHITE

PULLS
CABINETS AND DRAWERS

SP-1 (THROUGHOUT SUITE)
INCLUDING KITCHEN / LIVING / BEDROOMS /
LAUNDRY ROOMS / CLOSETS / BATHROOMS
7'x4' PLANKS

BALCONY LIGHT

BEDROOM LIGHT

WIC LIGHT

TYPICAL LIGHT THROUGHOUT

VANITY LIGHT

UTILITY LIGHT

CEILING
WHITE DRYWALL TYP.
EXCEPTION LAUNDRY RM ACT 2'x2'

BATHRM TOILET **BATHRM LAV AND FAUCET** **BATHRM SHOWER TRIM** **SHOWER TUB SH-1** **SHOWER TUB SH-2** **KITCHEN FAUCET AND SINK**

KITCHEN MILLWORK ELEVATION **KITCHEN MILLWORK ELEVATION** **ISLAND MILLWORK ELEVATION** **BATHRM VANITY ELEVATION** **CLOSET MILLWORK ELEVATIONS**

1 Bedroom (Type A1)

960 sq. ft.*



* square footage includes balcony

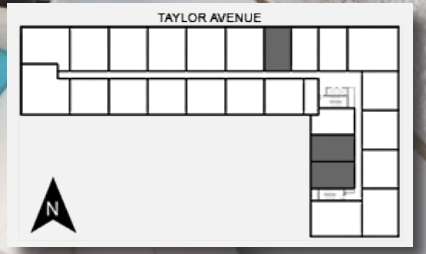
1 Bedroom (Type A2)

986 sq. ft.*

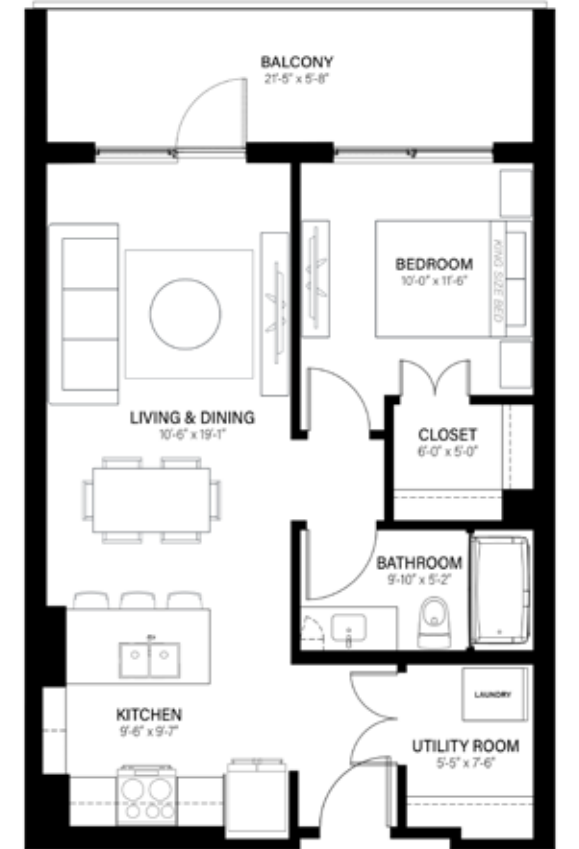
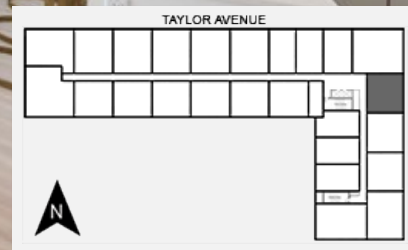


1 Bedroom (Type B1)

792 sq. ft.*



* square footage includes balcony



* square footage includes balcony

1 Bedroom (Type B2)

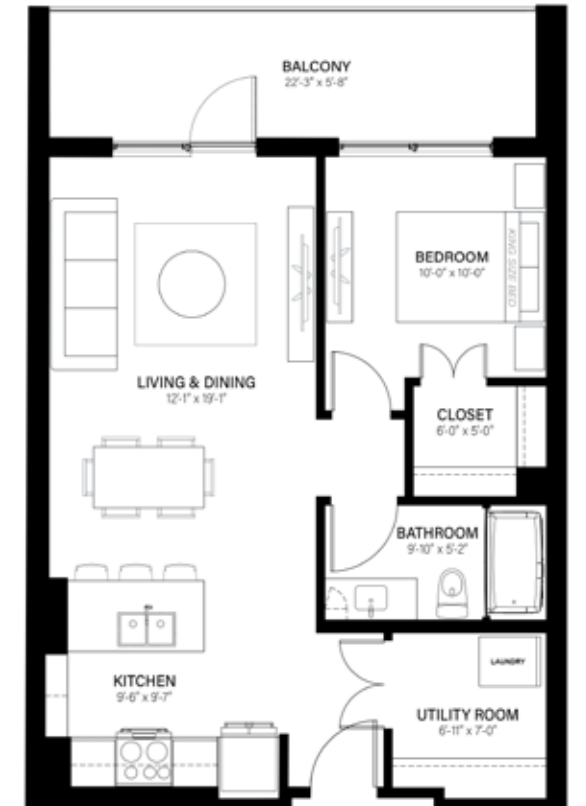
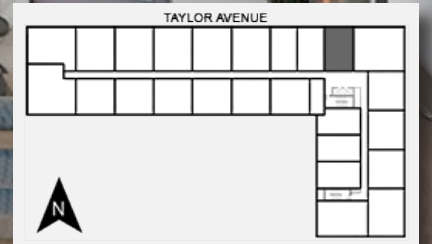
808 sq. ft.*



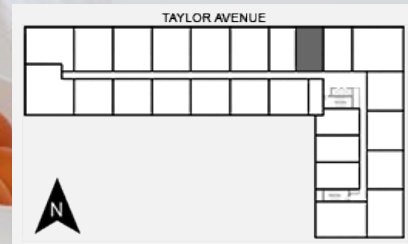
* square footage includes balcony

1 Bedroom (Type B3)

849 sq. ft.*



* square footage includes balcony



2 Bedroom (Type A)

1,152 sq. ft.*



2 Bedroom (Type B1)

1,320 sq. ft.*



* square footage includes balcony



* square footage includes balcony



2 Bedroom (Type B2)

1,320 sq. ft.*



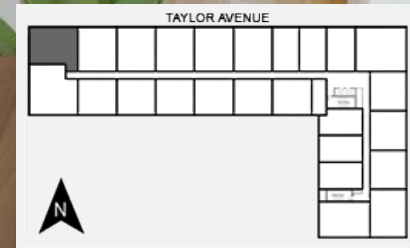
2 Bedroom (Type C1)

1,260 sq. ft.*



* square footage includes balcony

* square footage includes balcony



2 Bedroom (Type C2)

1,200 sq. ft.*

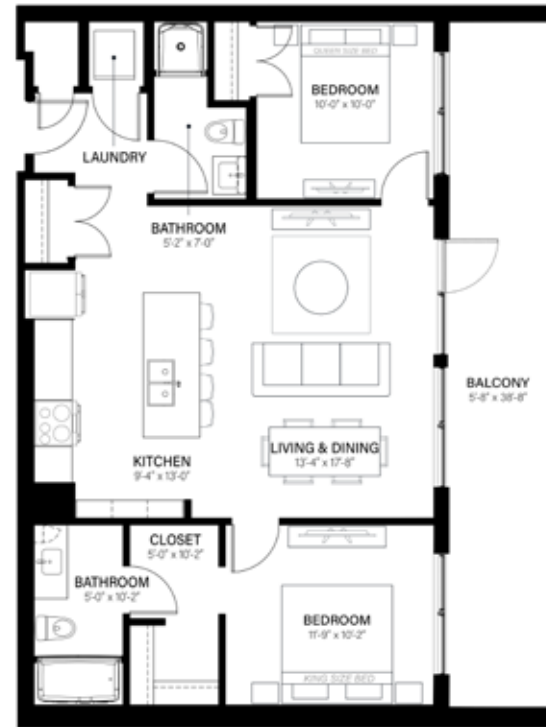


2 Bedroom (Type D)

1,486 sq. ft.*



* square footage includes balcony



* square footage includes balcony





TAYLOR CLAIRE
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TAYLOR RESIDENCES

1010 & 1120 TAYLOR AVENUE

INQUIRIES

Phone: (204) 229-0226
Email: inquire@taylorresidences.ca
www.taylorresidences.ca



TAYLOR LEE
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Shindico
Succeeding By Helping Others Succeed

Please Note: Actual suite and building and view may be noticeably different than what is depicted in photographs. The developer reserves the right to make modifications and changes to features and finishes, brands, materials, building designs, specifications without notification. All illustration and development layouts reflect the artist's interpretation of the project and subject to change without notice. These matters will be governed entirely by the terms of the applicable disclosure statement and purchase contract in each case. 040924