



MODERN
TOWNS



TABLE OF CONTENTS

INTRODUCTION
5

COMMUNITY
6

STREETSCAPE
8

NEIGHBOURHOOD
11

LOCATION
12

SITEPLAN
15

AMENITIES
16

DESIGN
20

INTERIOR
22

ROOFTOP
26

ELEVATIONS
28

FLOORPLANS
38

OUR PARTNERS
46

YOUR BUILDER
48



THE QUI TO YOUR HEART

Prepare to fall in love with a new upscale, family-friendly community coming soon to Markham Road and Major Mackenzie Drive in the city of Markham. Dynamic modern architecture with distinctive elevations. Airy interiors that showcase chic contemporary style. A stunning streetscape of modern towns, landscaped to perfection. It is the perfect neighbourhood for you and your family.

UNLOCK YOUR FUTURE

With shops and restaurants just across the street, Qui Modern Towns is a hub of urban convenience surrounded by greenspace and playgrounds, grocery stores and golf courses, great schools, pharmacies, restaurants and more. With Markville Mall and Milne Dam Conservation Area both just ten minutes away, everything you need for a balanced lifestyle is right around the corner.



A BEAUTIFUL
CONTEMPORARY
STREETSCAPE





FAMILIES THRIVE HERE

People to meet, parks to explore and neighbourhood streets to stroll. Qui Modern Towns is a community where neighbours know each other by name and families walk their kids to school, dogs in tow. It's a place where youngsters gather on sidewalks, chalk in hand, and ride their bikes safely. With rear laneways, the streets here are quieter and calmer and that means peace of mind for everyone.

AN EXCEPTIONAL LOCATION

Rich, vibrant, and culturally diverse, Markham is a place to lay down roots. A place where you and your family can navigate life's many phases and stages while always having access to the amenities you need to accommodate your evolving lifestyle. It is a city your family will keep growing into, yet never outgrow – and you can have the Qui to it all.



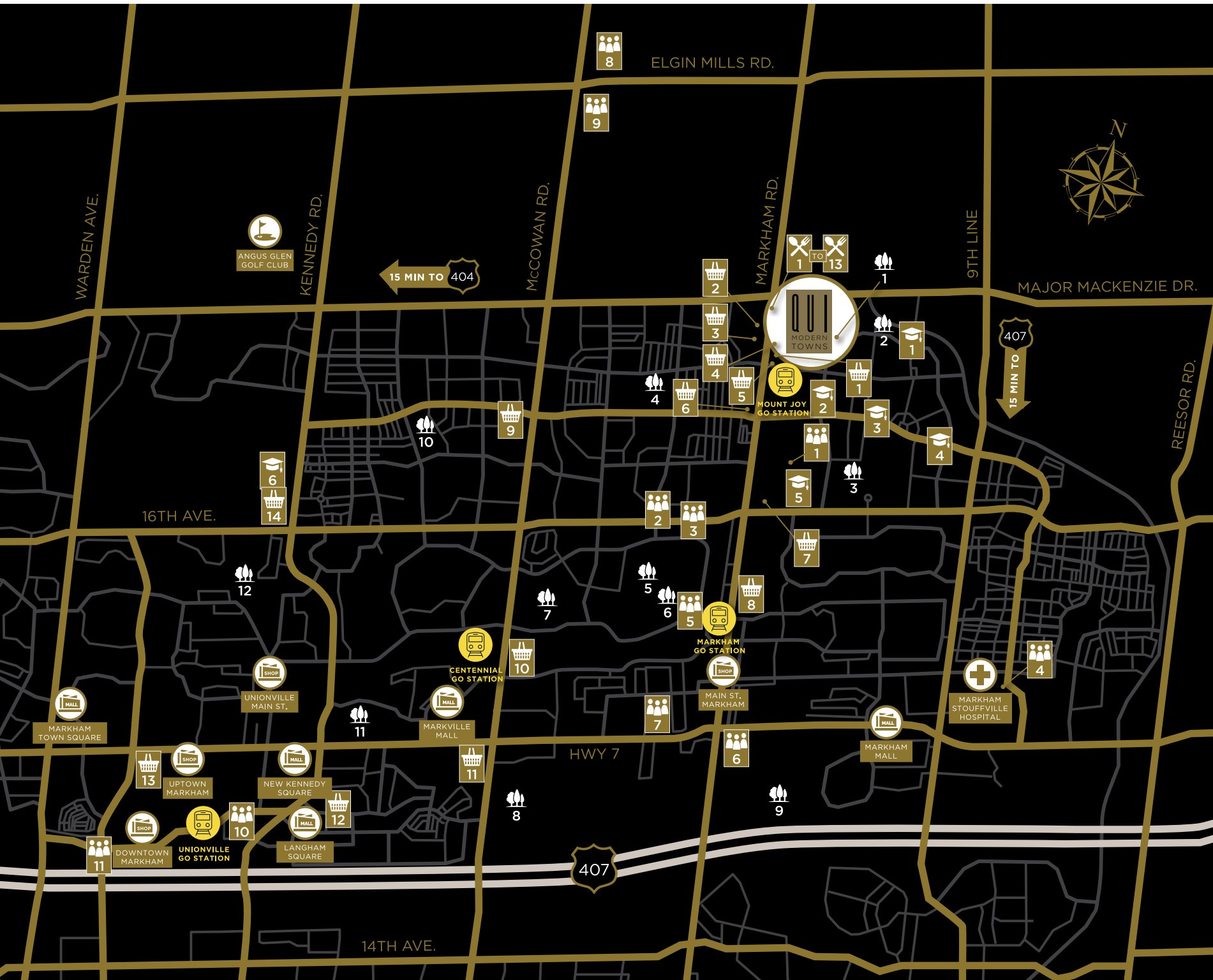


A CHARMING NEIGHBOURHOOD

Picture a beautifully landscaped community of striking townhomes, thoughtfully designed to give you the sense of peace and security you desire right next to the conveniences you seek. Qui Modern Towns delivers it all, along with easy access to the city thanks to its close proximity to Mount Joy GO Station, plus Highways 404 and 407, just 15 minutes away.



MAP OUT YOUR FUTURE



PARKS AND CONSERVATION AREAS

1. Art Latcham Park
2. Gordon Weeden Park
3. Swan Lake Park
4. Wismer Park
5. Springdale Park
6. Cedar Valley Park
7. Raymerville Woodlot
8. Milne Dam Conservation Park
9. Rouge Valley Park
10. Berczy Park
11. Austin Drive Park
12. Toogood Pond Park



SCHOOLS

1. Sam Chapman Public School
2. Mount Joy Public School
3. St. Julia Billiard Catholic School
4. Greensborough Public School
5. St. Brother André Catholic High School
6. Unionville Montessori Private School



COMMUNITY

1. Mount Joy Community Centre
2. Markham Little Theatre
3. Markham Museum
4. Cornell Community Centre
5. Markham Seniors Activity Centre
6. Markham Village Community Centre
7. Markham Bowl
8. Markham Centennial Community Centre
9. Markham Fairgrounds
10. Markham Pan Am Centre
11. Cineplex Cinemas Markham and VIP



RESTAURANTS

1. Real Kebab
2. Viet Kong Restaurant
3. Chatime
4. Sushi Sushi Japanese Restaurant
5. Tao Canteen
6. Osmow's Shawarma
7. Li Dynasty
8. Sunset Grill
9. The Thandur Restaurant
10. My Little Pizzeria
11. Matsuya
12. The King's Kitchen
13. Papa Chang's



SHOPPING

1. Long & McQuade Musical Instruments
2. Food Basics
3. The Home Depot
4. South Asiyam Supermarket
5. The Brick
6. Shoppers Drug Mart
7. The Garden Basket
8. LCBO
9. FreshCo
10. Loblaws
11. FoodyMart Supermarket
12. T&T Supermarket
13. The Village Grocer
14. Whole Foods Market



MARKHAM





BEAUTIFUL **INSIDE AND OUT**

Big on curb appeal, Qui Modern Towns are stunning by design with their distinctive elevations, sleek glass, and picturesque rooftop terraces that look out over your stylish new community.



FLEXIBILITY IS QUI

No two families are alike. That is why we offer flexible floorplans with options of up to five bedrooms. If three is enough, how about a spacious office suite instead? Regardless of the layout you choose, space and function are a given, as are high ceilings, natural oak staircases, oversized windows, luxury ensuites, and exquisite gourmet kitchens.



WAKE UP REFRESHED

Every day is a little brighter in a stunning Primary Suite where sunlight fills the room through tall windows and the fresh morning breeze is as close as your Juliette balcony

HIT THE ROOF

Your private rooftop terrace takes entertaining to a whole new level. Enjoy an easy, breezy gathering with friends while soaking up the sun and gazing across the spectacular community you are proud to call home.







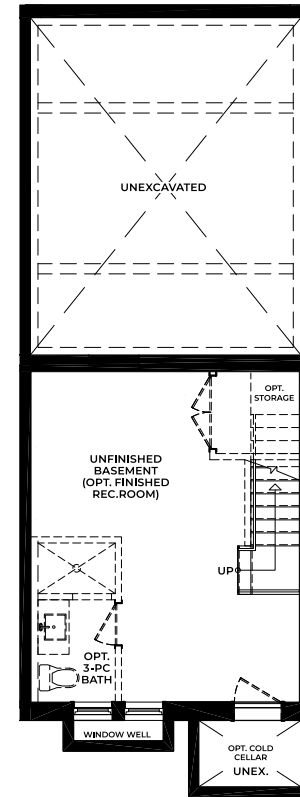




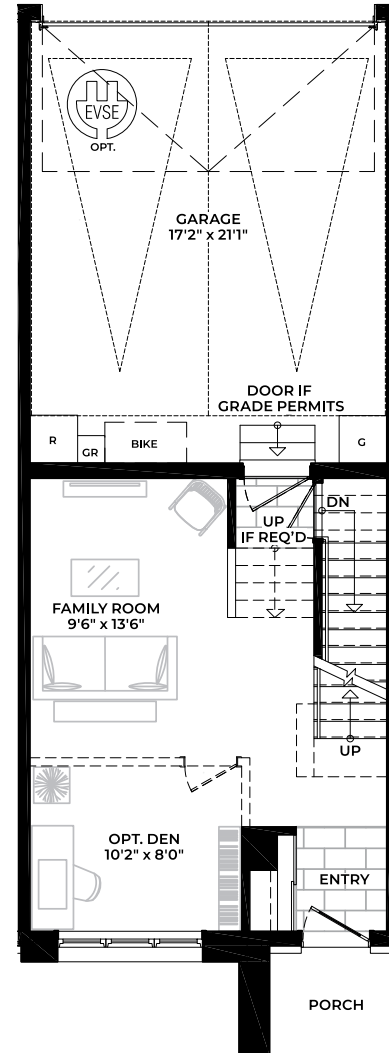


INTERIOR UNIT (A1 - STANDARD)

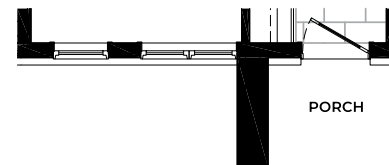
2,312 SQ. FT. + 555 SQ. FT. (OUTDOOR LIVING SPACE)



A1 Int.
BASEMENT

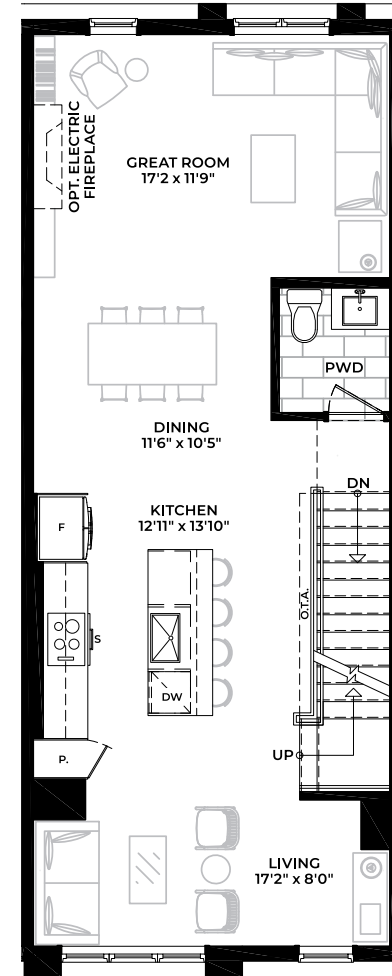


A1 Int.
GROUND FLOOR



PART. ALT. A1-B Int.
GROUND FLOOR

PART. ALT. A1
(SEE SITE PLAN FOR LOCATIONS)

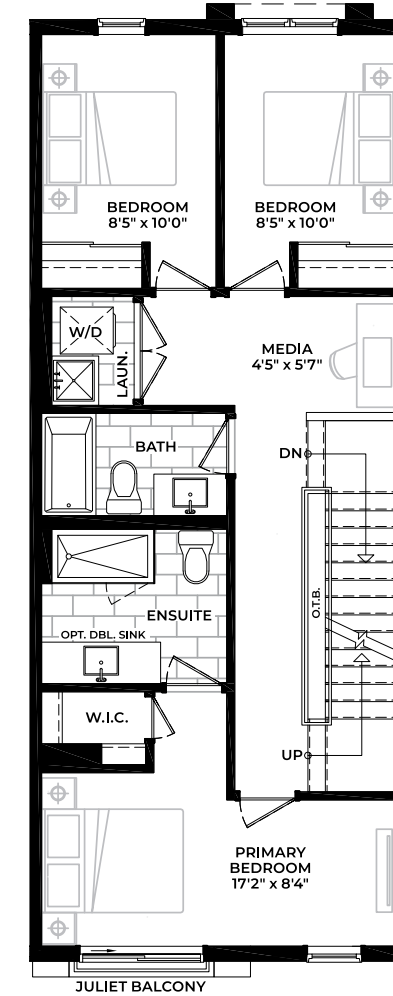


A1 Int.
SECOND FLOOR

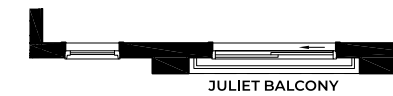


PART. ALT. A1-B Int.
SECOND FLOOR

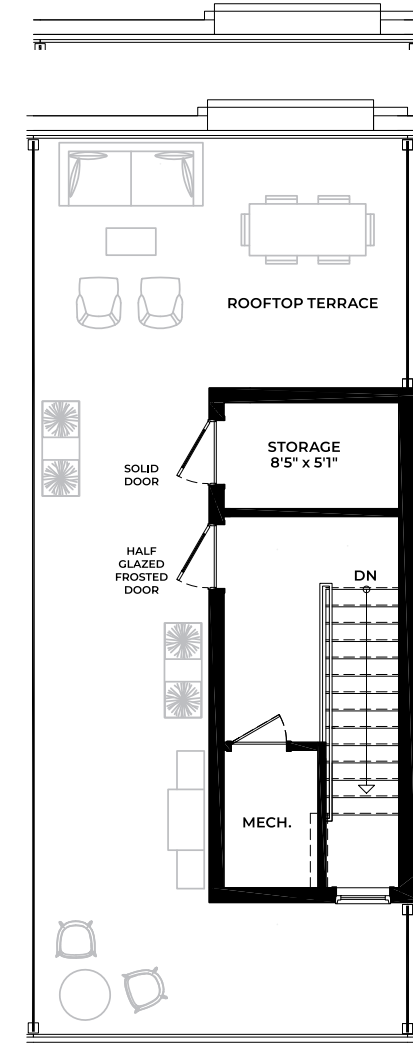
PART. ALT. A1
(SEE SITE PLAN FOR LOCATIONS)



A1 Int.
THIRD FLOOR



PART. ALT. A1-B Int.
THIRD FLOOR

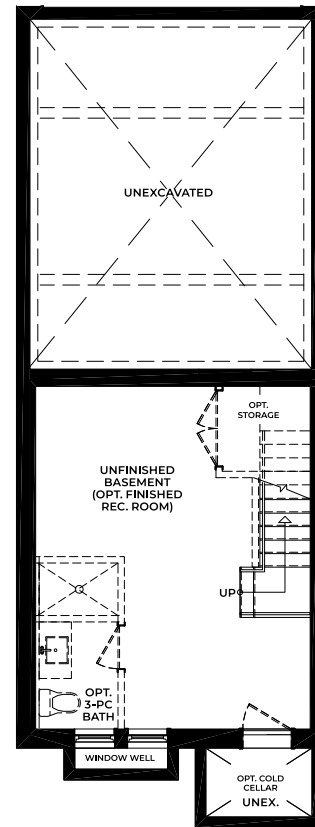


A1 Int.
ROOFTOP TERRACE

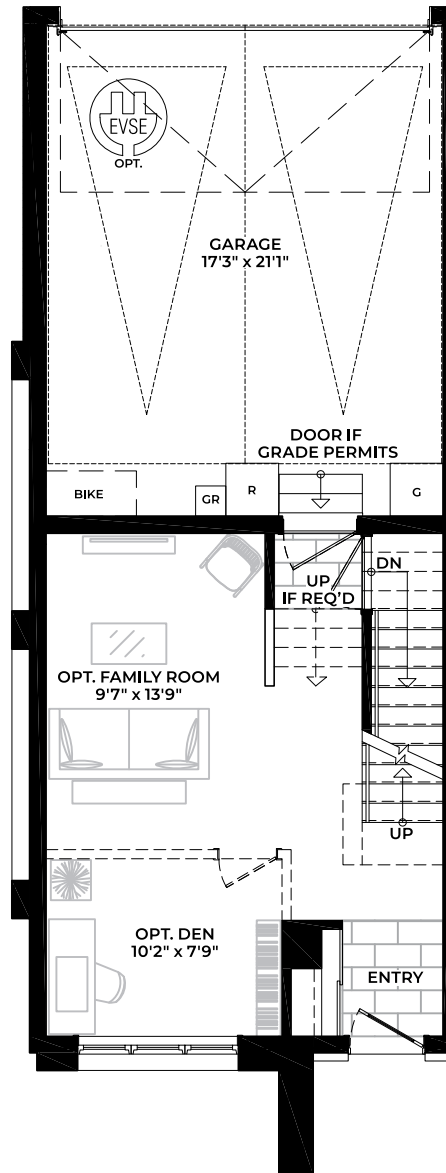


PART. ALT. A1-B Int.
ROOFTOP TERRACE

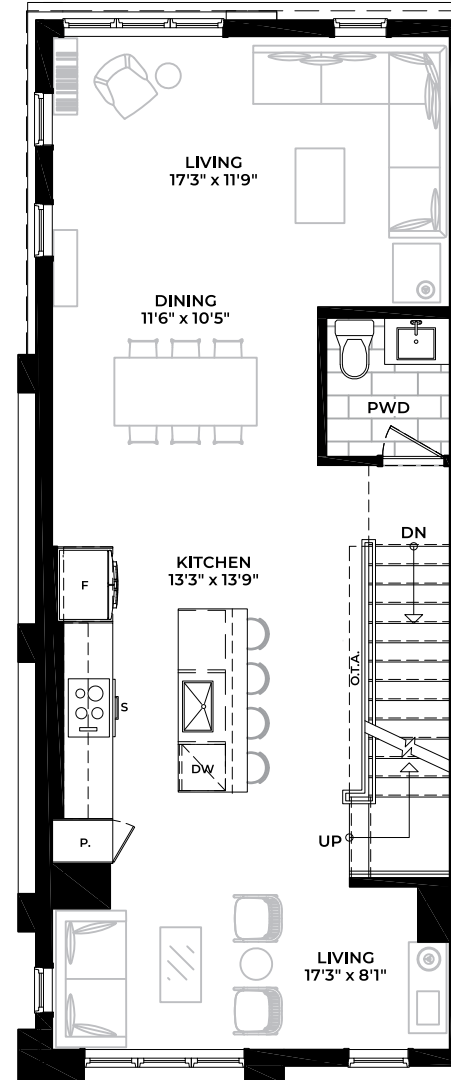
Materials, specifications and floor plans are subject to change. All floor plans are approximate dimensions. Actual usable floor space may vary from stated floor area. Windows, room/area dimensions & square feet may vary due to location within building. Layout may appear reverse to the above floorplan due to lot location. Furniture not included. E. & O. E.



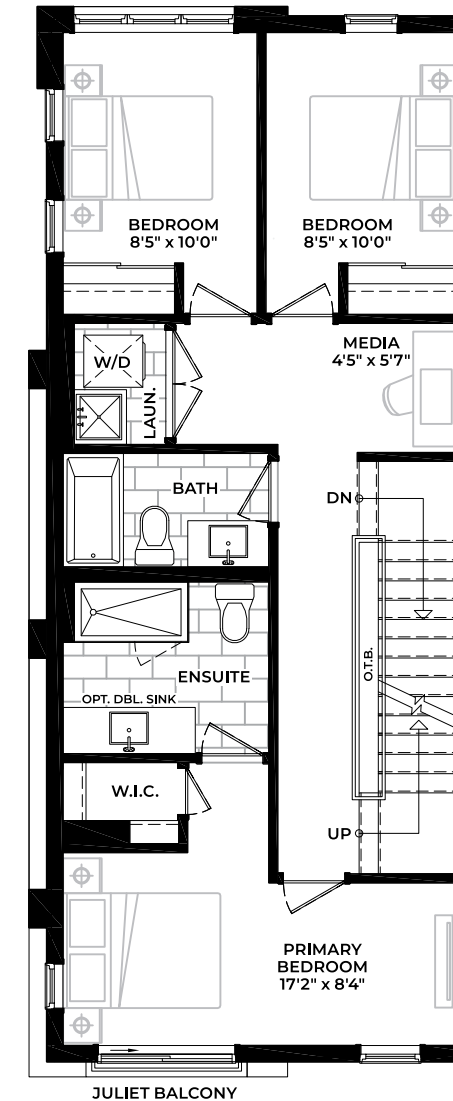
B1 End
BASEMENT



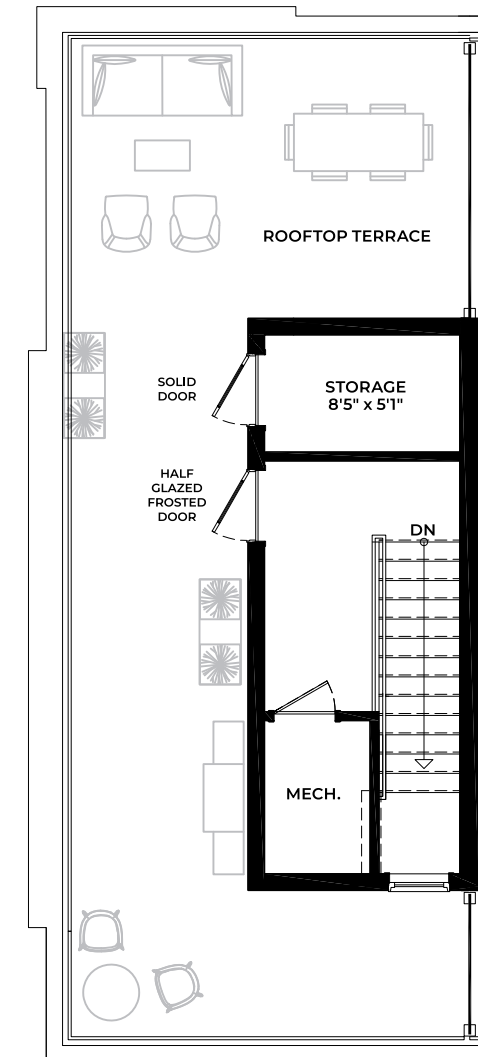
B1 End
GROUND FLOOR



B1 End
SECOND FLOOR



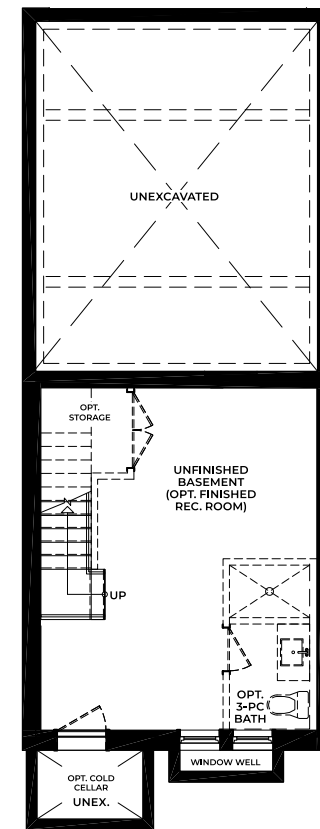
B1 End
THIRD FLOOR



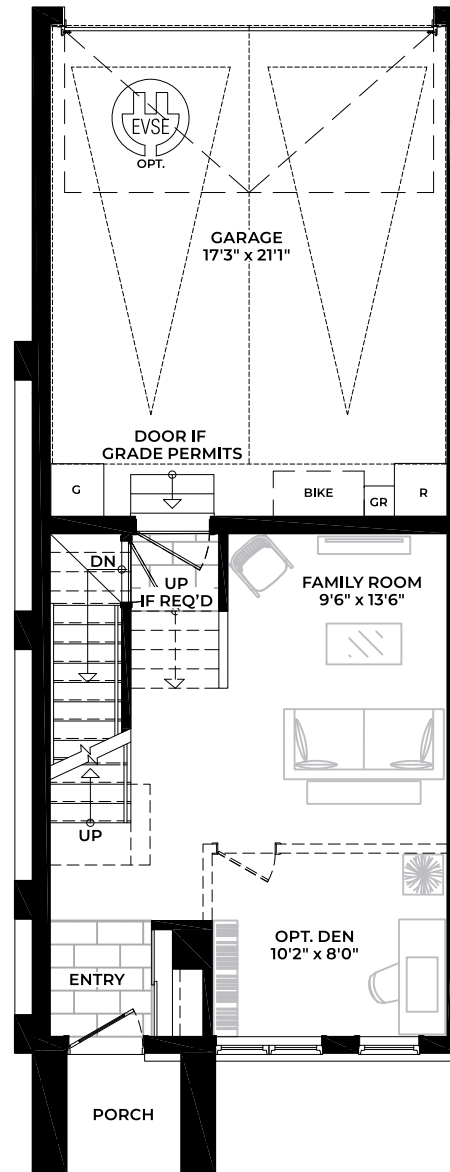
B1 End
ROOFTOP TERRACE

PORCH END UNIT (B1-B - STANDARD)

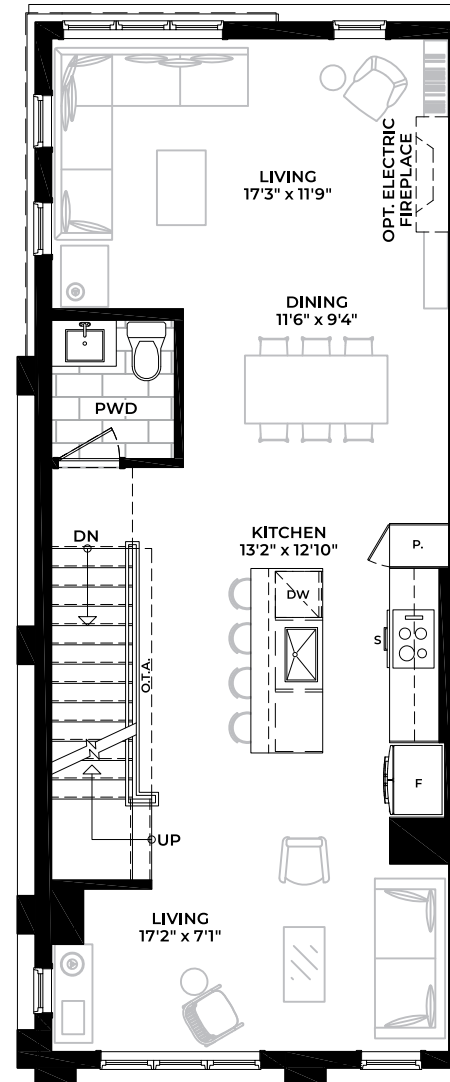
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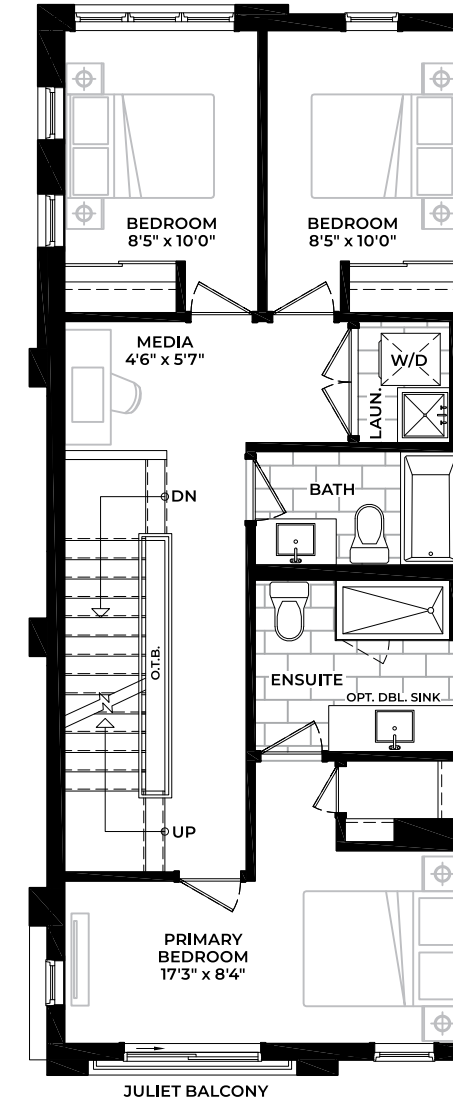
B1 B Porch End
BASEMENT



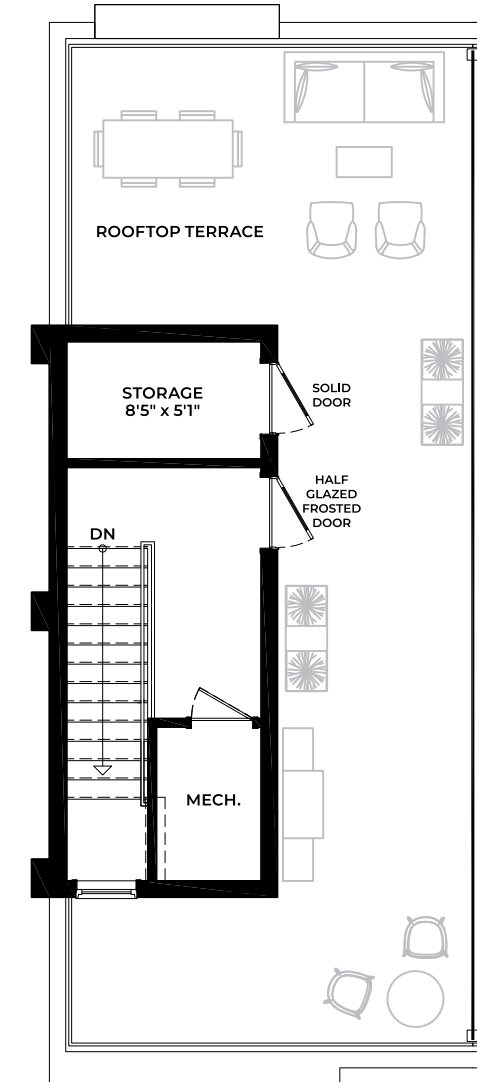
B1 B Porch End
GROUND FLOOR



B1 B Porch End
SECOND FLOOR



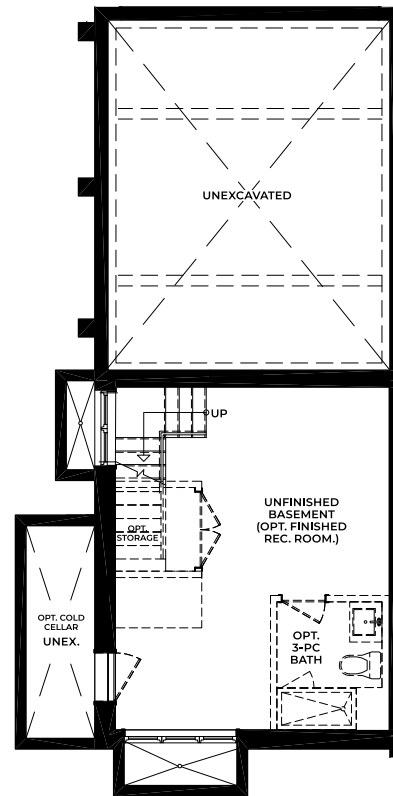
B1 B Porch End
THIRD FLOOR



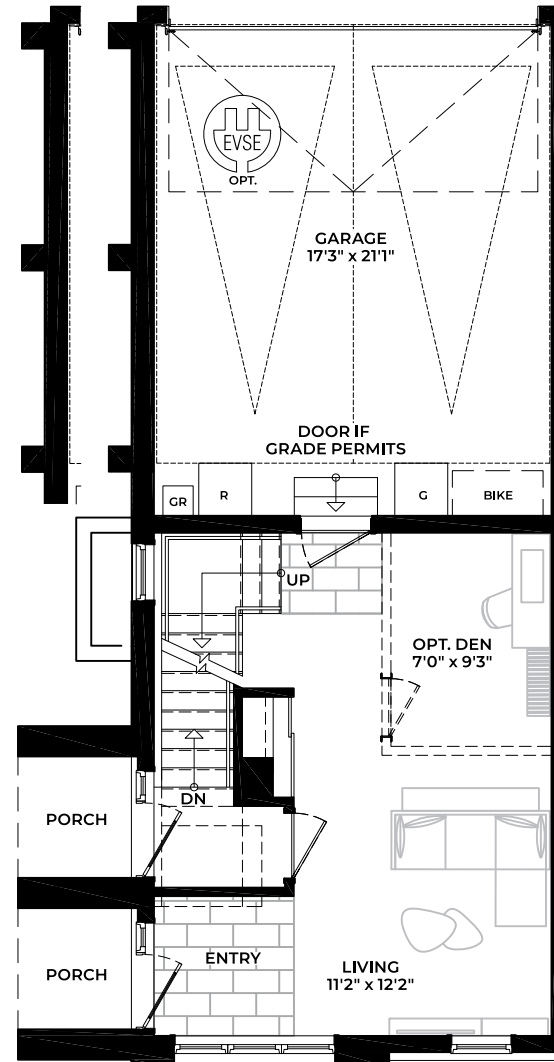
B1 B Porch End
ROOFTOP TERRACE

CORNER END UNIT (C1 - STANDARD)

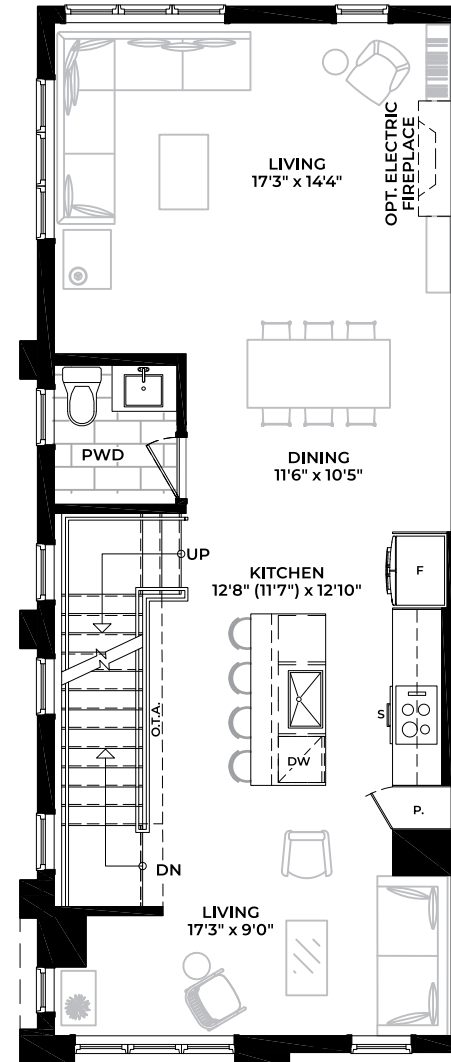
2,379 SQ. FT. + 534 SQ. FT. (OUTDOOR LIVING SPACE)



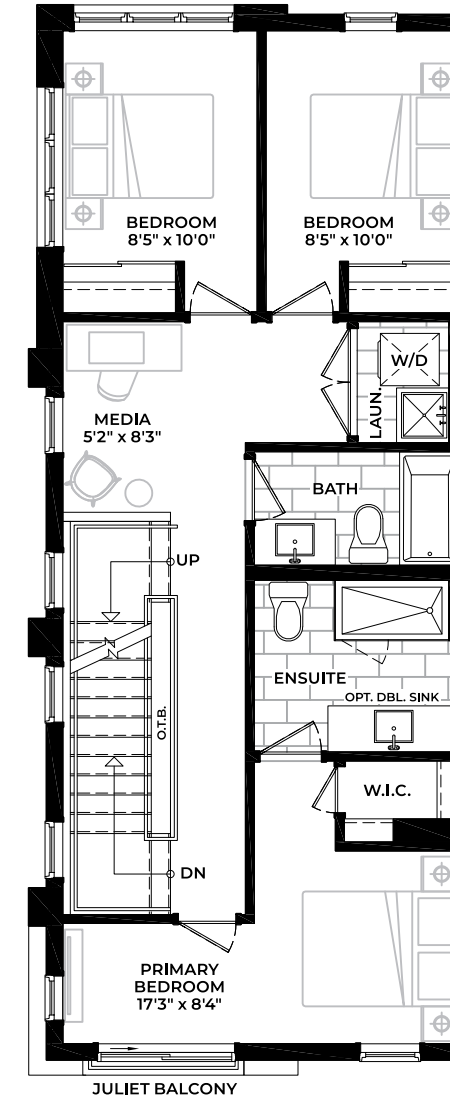
C1 Corner End
BASEMENT



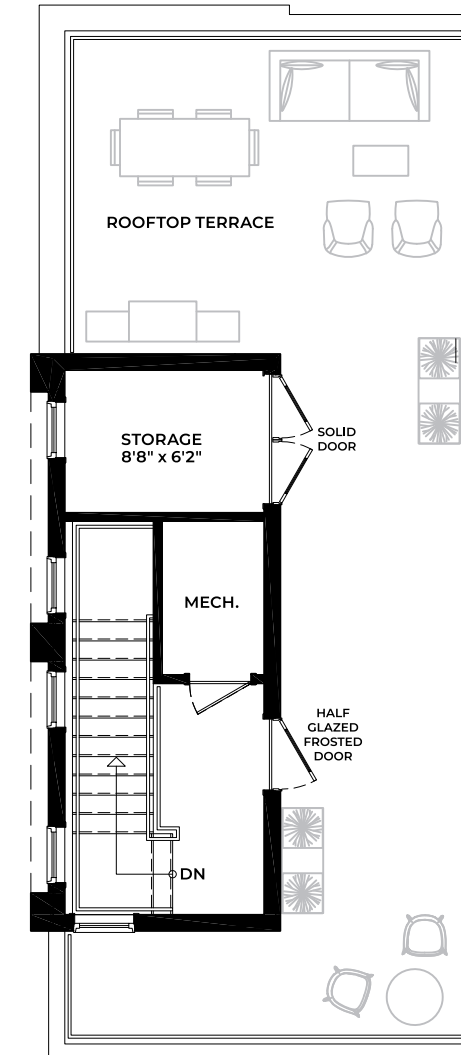
C1 Corner End
GROUND FLOOR



C1 Corner End
SECOND FLOOR



C1 Corner End
THIRD FLOOR



C1 Corner End
ROOFTOP TERRACE

OUR PARTNERS



G+C ARCHITECTS

As a member of the Toronto Environment Alliance, G+C believes in the growing importance of sustainability in design, construction, and land-use, and prides itself in the use of materials that complement the urban and natural environment to produce sustainable settings.



MCOUAT PARTNERSHIP

McOuat Partnership are marketers with vast and varied experience, acknowledged as pioneers of some of the Canadian real estate industry's key marketing innovations. Founded by Chuck McOuat in 1973, and led today by the next generation of the McOuat family, the company has worked on over 3,000 projects across North America and the Caribbean.



HARBOUR MARKETING

Harbour Marketing is a pre-construction sales and marketing agency with strategic broker connections across Canada. With the guidance of seasoned experts, the company provides invaluable consultation to clients on every aspect of development, from branding and marketing through to sales strategy.



YOUR BUILDER



LeBANC Development is a full-service real estate development and project management company dedicated to innovative design, quality construction, and unmatched customer care.

Leveraging the knowledge, resources, and experience of its exceptional team members, the company facilitates the development of high-end residential projects from start to finish, pursuing excellence at every stage of the process.

With the customer’s perspective always top of mind, LeBANC’s mission is to develop master-planned communities that satisfy homeowners’ needs and interests, and exceed expectations through timeless design, superior craftsmanship, and a commitment to building high-quality homes that last.

LebancDevelopment.com

Renderings are artist’s concept



