

Inspired by Water.  
Imagined by Adi.



# NAUTIQUE

LAKEFRONT RESIDENCES



## Introducing Nautique Lakefront Residences.

The shores of Lake Ontario are calling with a one-of-a-kind opportunity. Introducing Nautique Lakefront Residences, architecturally sophisticated condominium residences in a soaring glass tower, overlooking Burlington's vibrant waterfront.



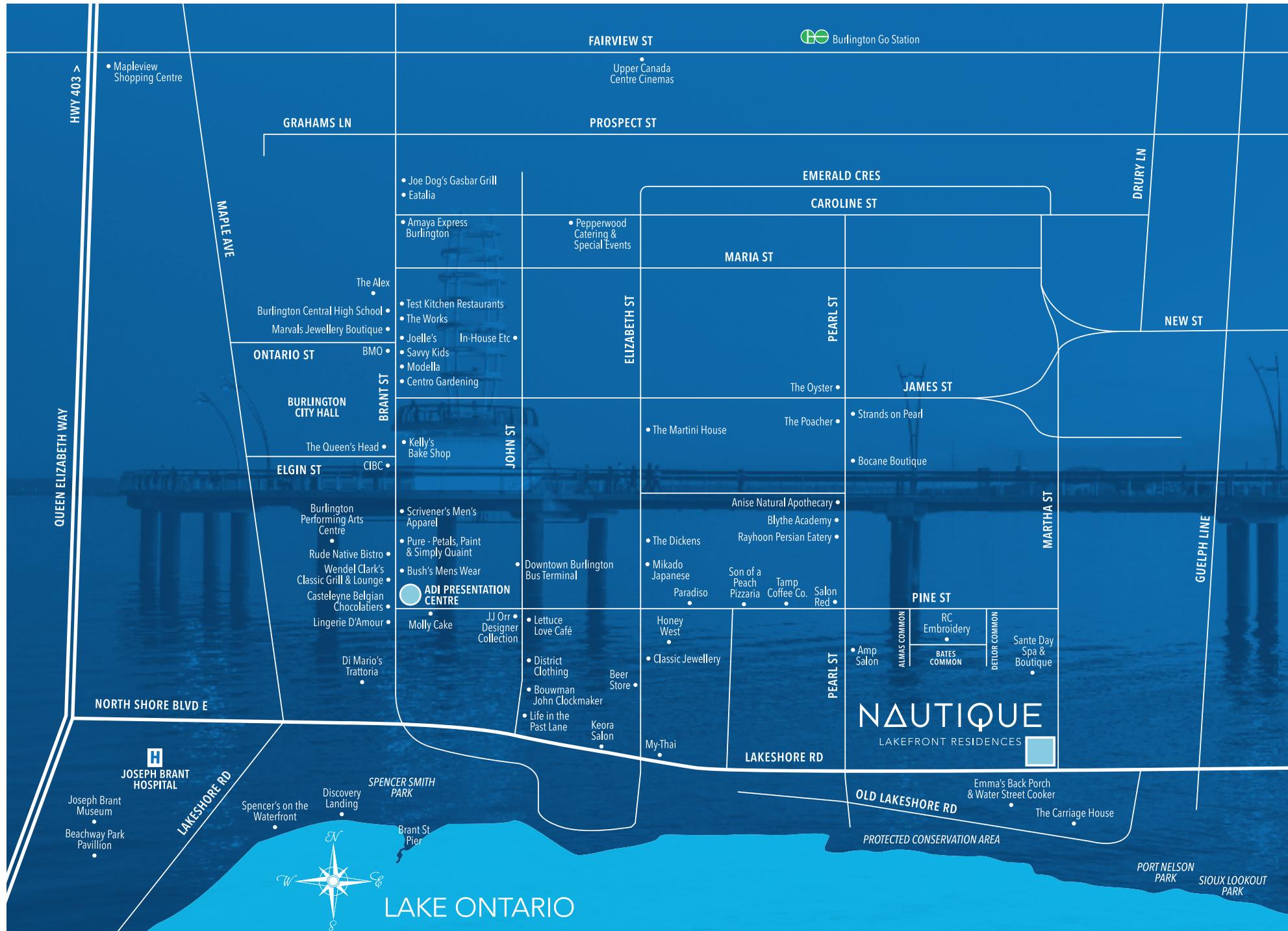
Exceptional living has arrived at a most coveted downtown Burlington address.

Site Plan



Close to everything. Yet a world away.

Nautique's idyllic location puts downtown Burlington's vibrant restaurants, excellent shopping, ongoing cultural events and the signature Brant Street Pier attraction practically outside your door. Walk, run, hike and bike the paths and trails that meander through the surrounding parks and line the waterfront. This is a distinctively urbane way of life, delightfully connected to everything.





A luxurious first impression.

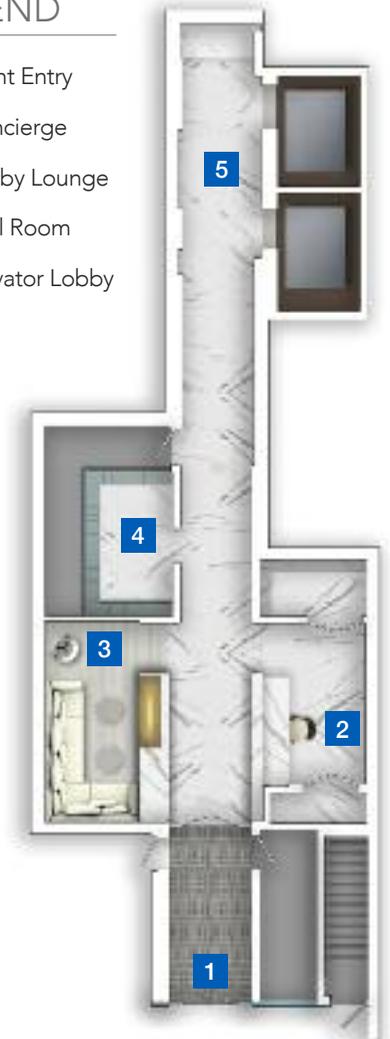
Designed by the renowned Cecconi Simone Interior Design firm, the Lobby flaunts exquisite Carrera marble and light warm wood tones, evoking a sophisticated modernist aura. Light cascades through the glass front entry across the polished natural stone creating a hushed and important sense of arrival.



## An impeccable Lobby

### LEGEND

- 1 Front Entry
- 2 Concierge
- 3 Lobby Lounge
- 4 Mail Room
- 5 Elevator Lobby



An attentive Concierge is on duty 24/7 across from the Seating Lounge with double sided fireplace, welcoming residents and guests alike.



On the 6th floor Terrace, a fashionable outdoor bar is a natural extension of the chic Party Room.



The 18th floor offers up two comfortable Lounges connected by a central double-sided fireplace as an intimate place to gather with family and friends.



Retractable glass wall panels can be opened to include an outdoor Fire Pit Terrace linked to the indoor amenity spaces.



The Dining Room, Library and Show Kitchen awaits a stylish dinner party and guest chef.



The Fitness Centre comes complete with cardio and weight lifting equipment, coupled with magnificent lake views.



The Yoga Studio flows serenely from inside to out, thanks to retractable glass wall panels.



6th Floor Amenities

## Superlative recreational amenities.

An iconic residence demands amenity spaces of equal stature. Which is precisely why Nautique's indulgent recreational areas span not one floor, but two. Think 6th and 18th floor outdoor Terraces including a swimming pool, fire pits, indoor/outdoor Dining and Bar areas, über-stylish lounging, glam indoor spaces and Fitness Centre, all designed to maximize the gorgeous lake views.

### LEGEND

- 1** Outdoor Dining
- 2** Fire Pit Lounge
- 3** Swimming Pool/Whirlpool
- 4** Fireplace Lounge
- 5** Indoor/Outdoor Bar
- 6** Indoor/Outdoor Yoga Studio
- 7** Fitness Centre
- 8** Dining Room, Library and Show Kitchen
- 9** Outdoor Fire Pit Terrace
- 10** Double-Sided Fireplace Lounge



18th Floor Amenities



## Spectacular views, day and night.

Ready for urban living that's 180° from the expected? Nautique delivers it in unapologetic style. Spacious light-infused open concept suites usher in forever views of the lake and city from floor-to-ceiling windows. Day-to-day living assumes an effortless style amid smartly designed suites, many with dens and media alcoves – built-in appliances, luxurious designer appointed finishes, balconies, terraces and irrefutable style.

Suites with Space, Style and Luxury

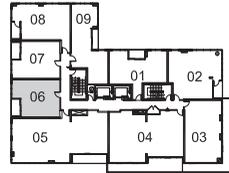


# VUE

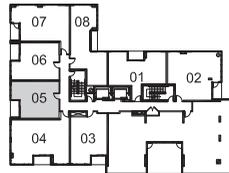
One Bedroom

503 sq.ft.

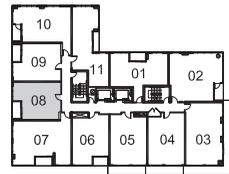
44 sq.ft. Balcony



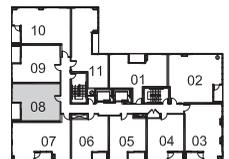
FLOORS 19-21



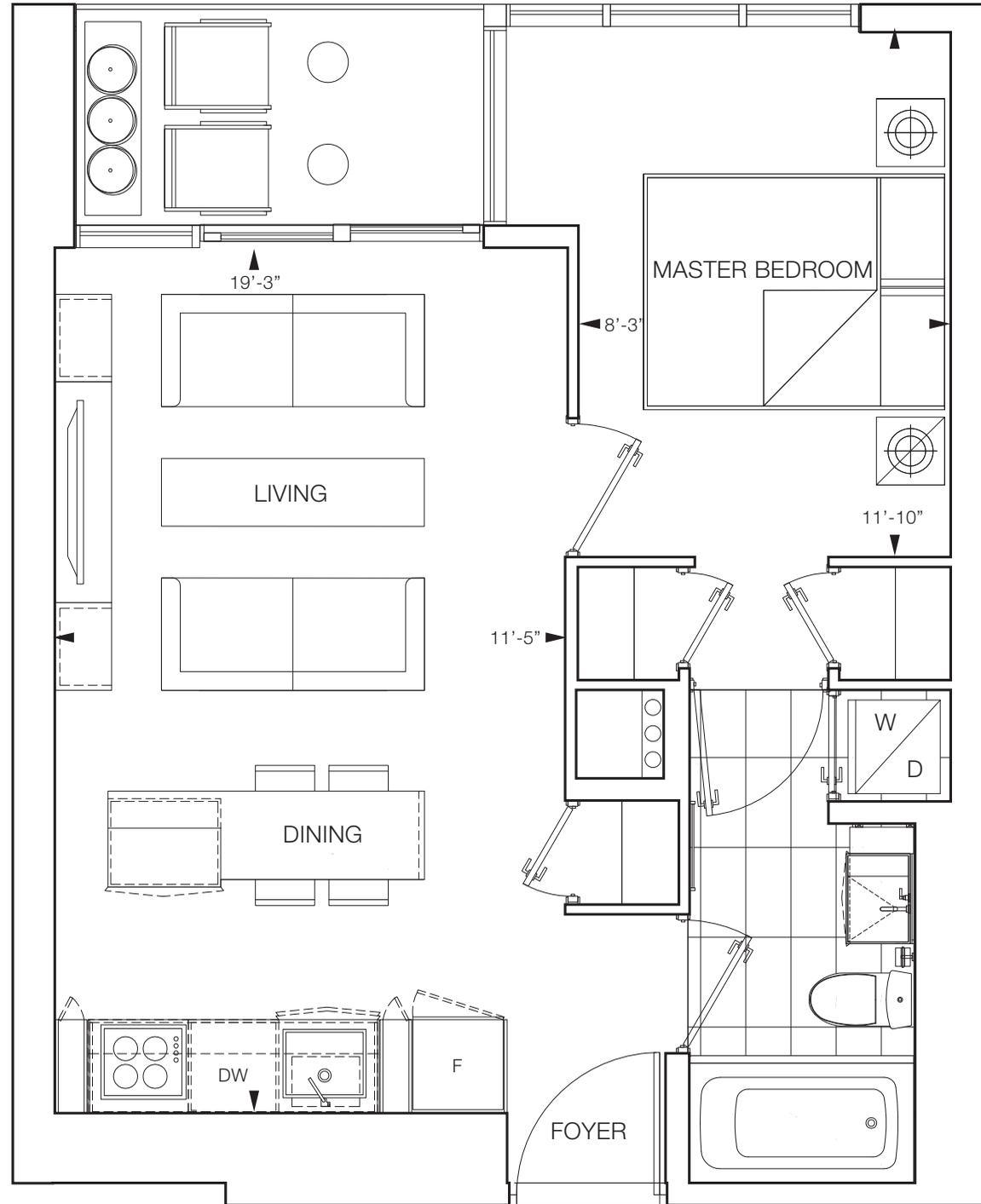
FLOOR 18



FLOORS 8-17



FLOOR 7



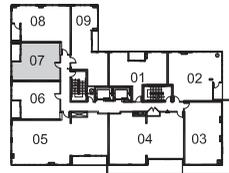
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# VISTA

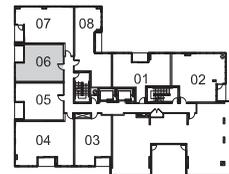
One Bedroom

513 sq.ft.

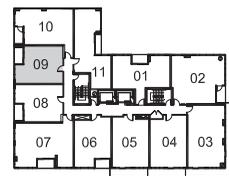
44 sq.ft. Balcony



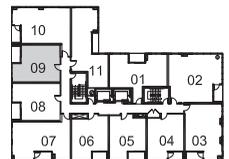
FLOORS 19-21



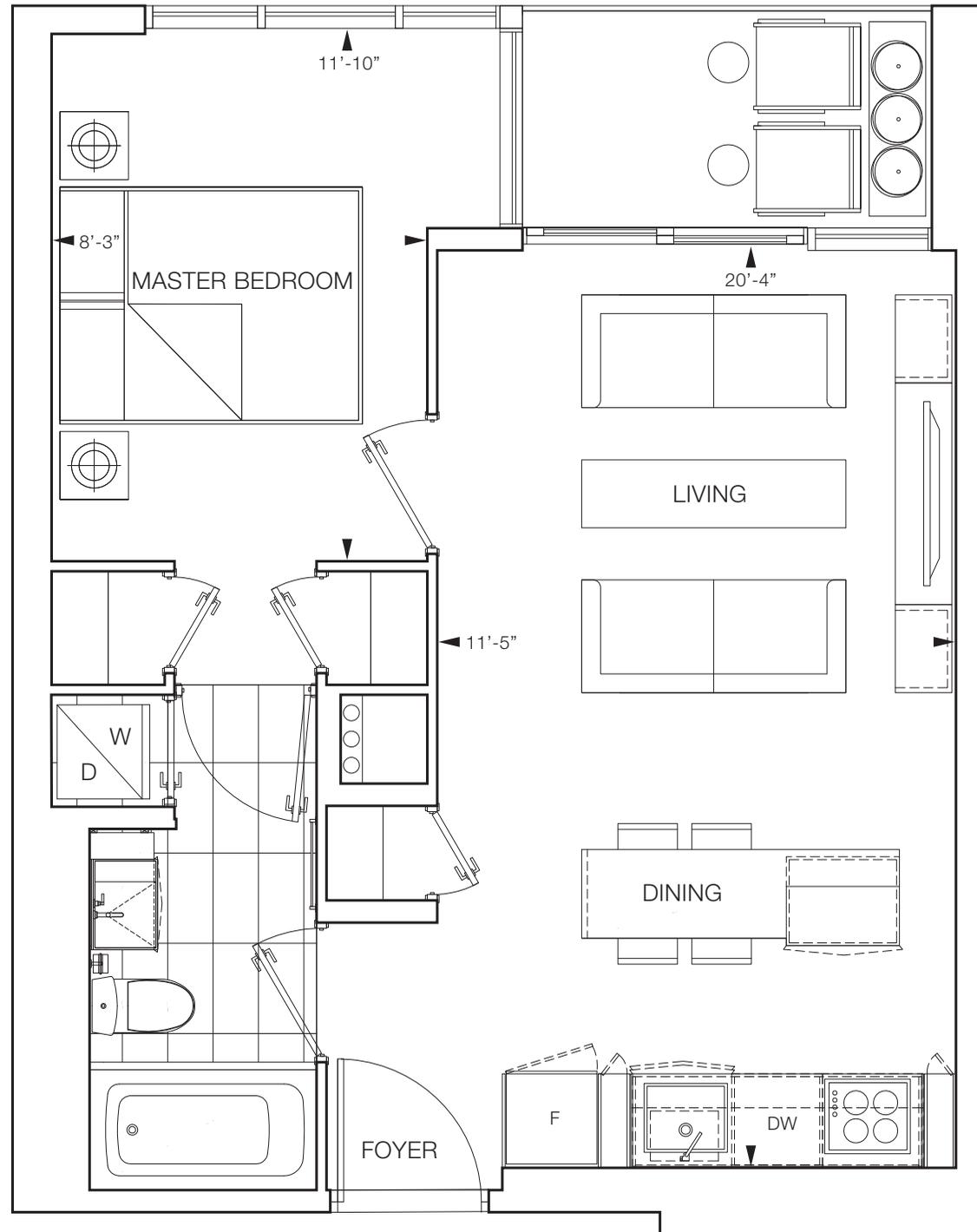
FLOOR 18



FLOORS 8-17



FLOOR 7



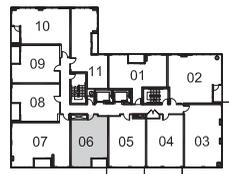
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# VAND

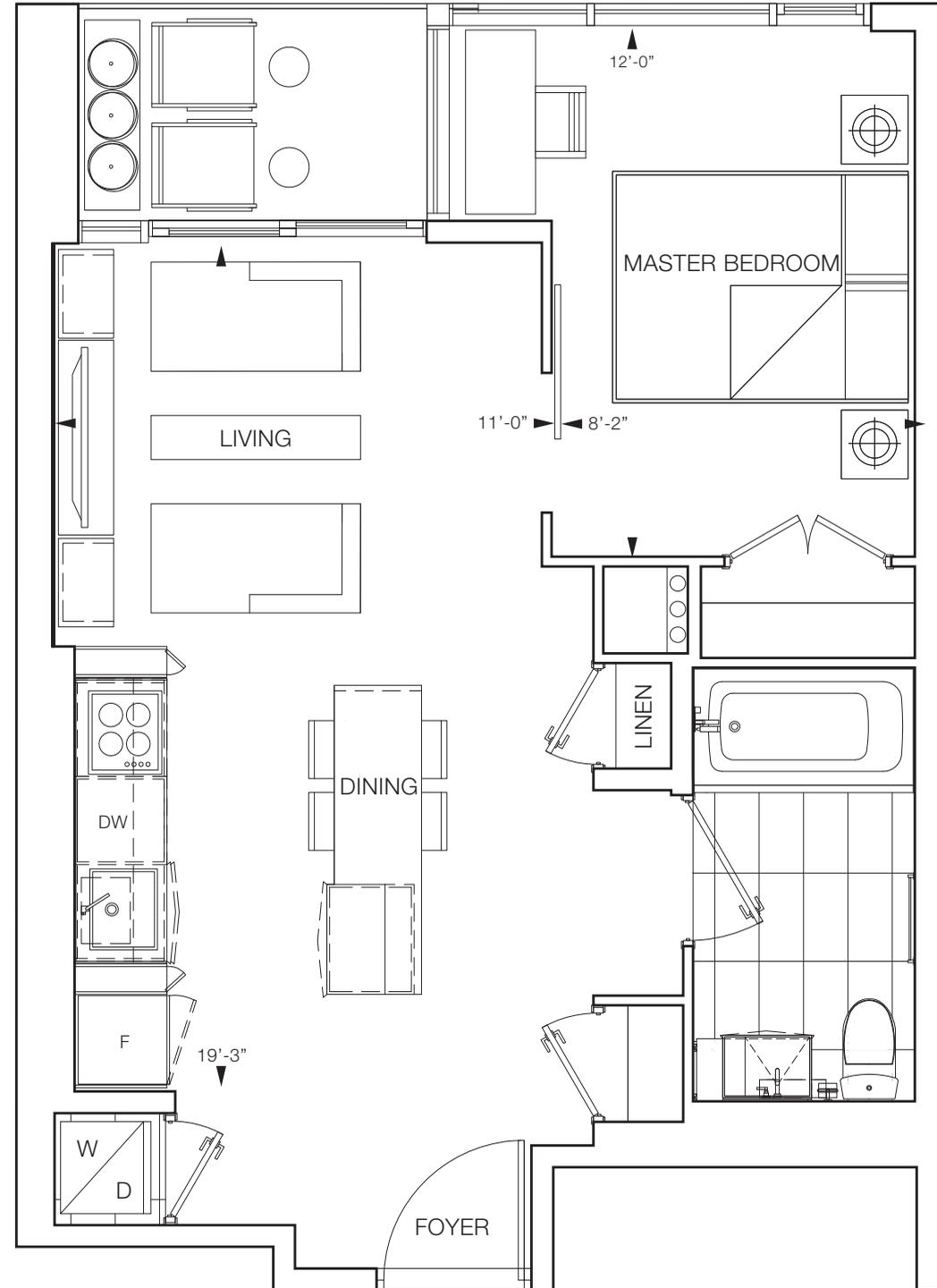
One Bedroom

519 sq.ft.

39 sq.ft. Balcony



FLOORS 8-17



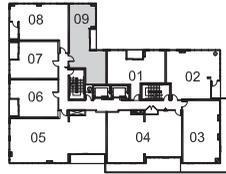
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# SYN

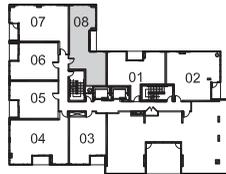
One Bedroom

663 sq.ft.

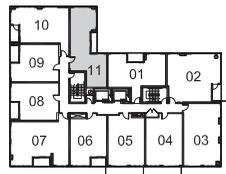
37 sq.ft Balcony



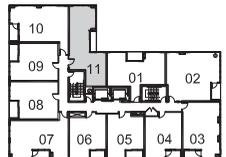
FLOORS 19-21



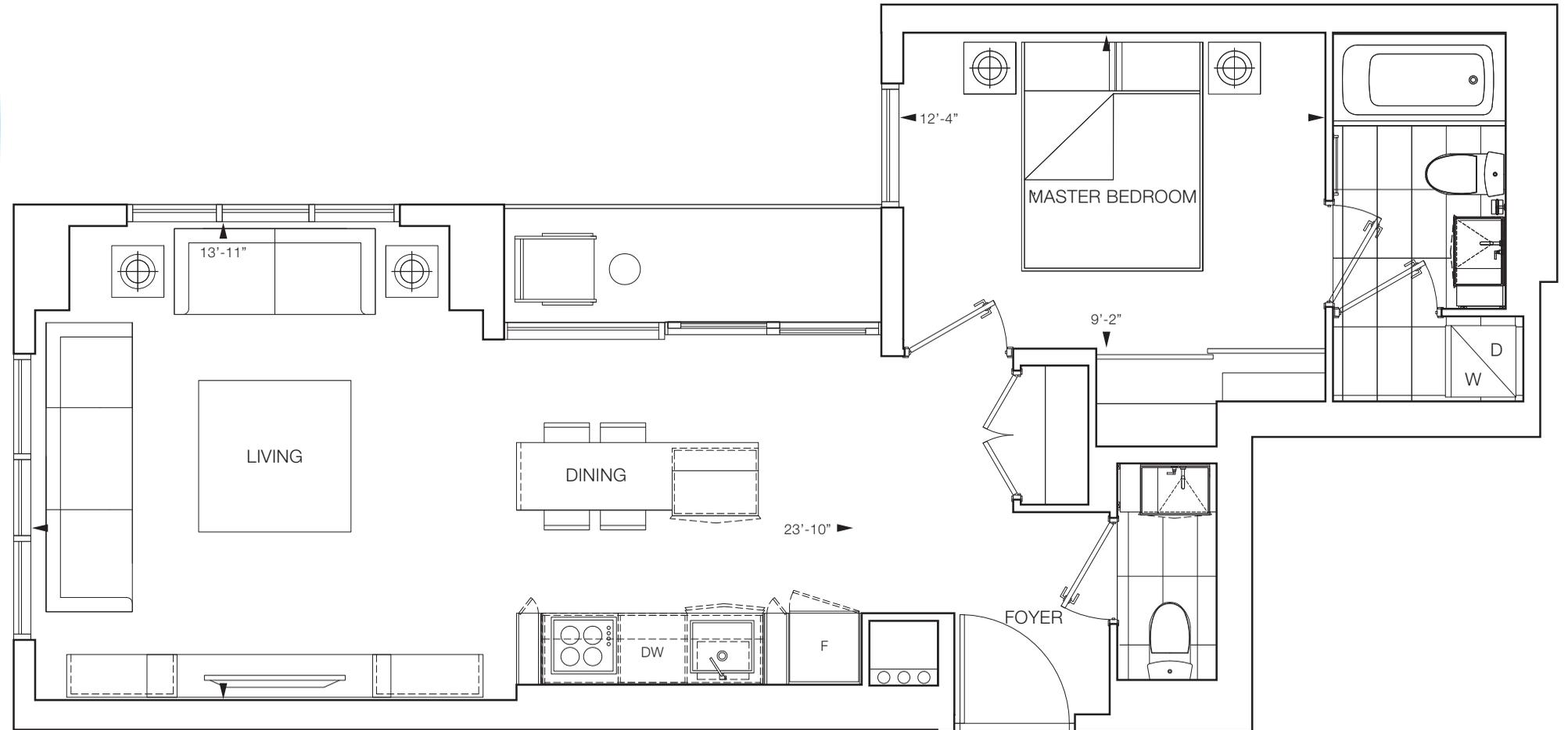
FLOOR 18



FLOORS 8-17



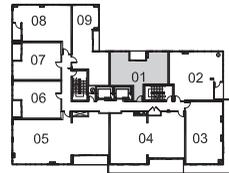
FLOOR 7



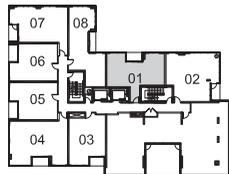
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# AURA

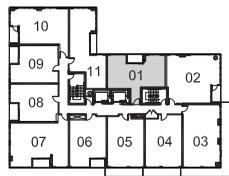
One Bedroom + Media  
624 sq.ft.  
42 sq.ft Balcony



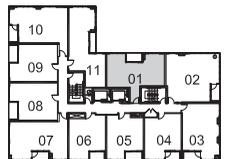
FLOORS 19-21



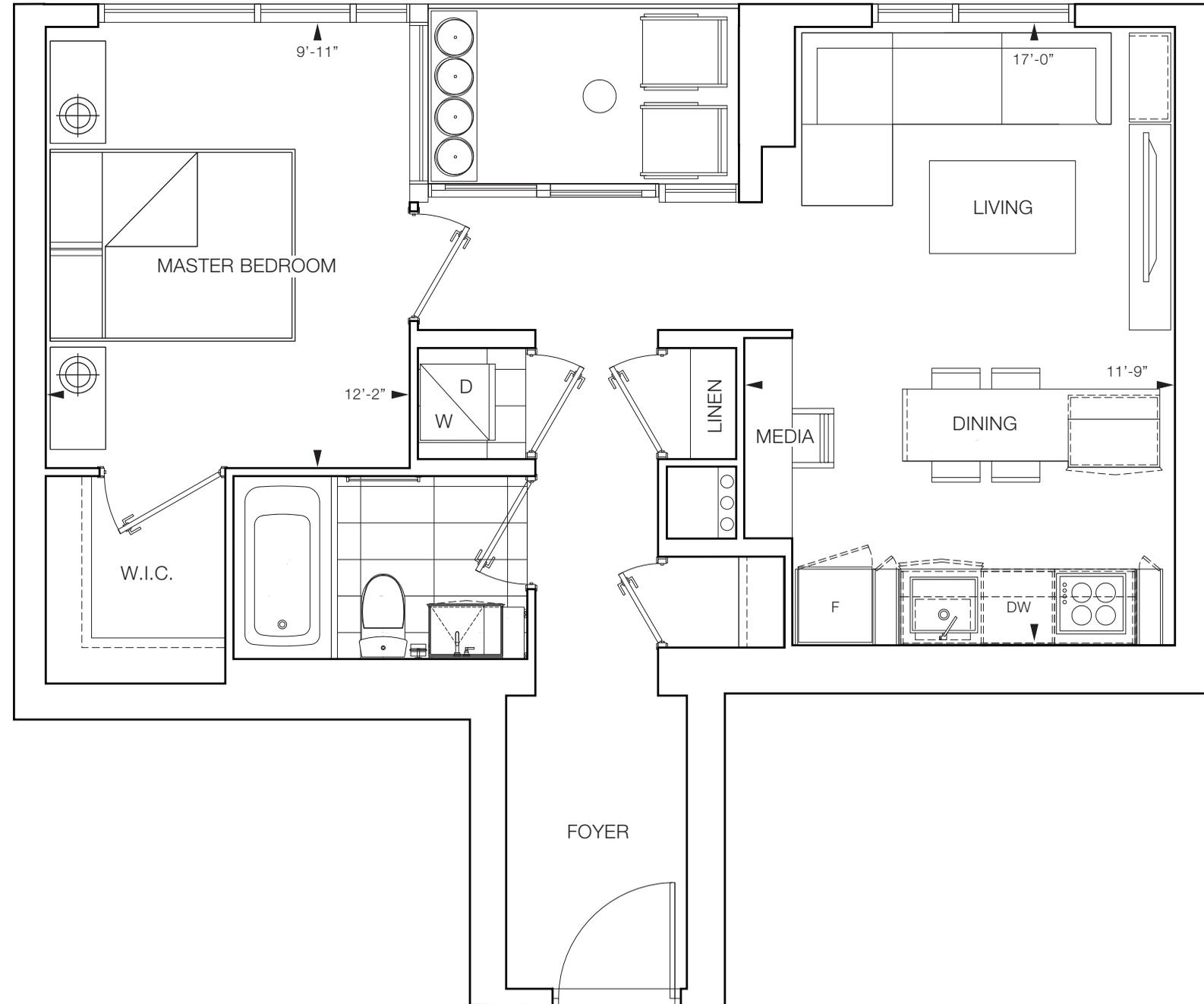
FLOOR 18



FLOORS 8-17



FLOOR 7



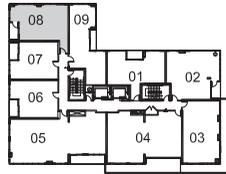
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# SPECTARE

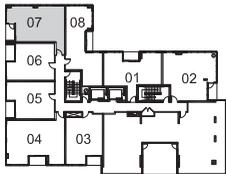
One Bedroom + Media

644 sq.ft.

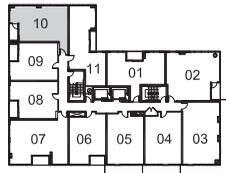
44 sq.ft. Balcony



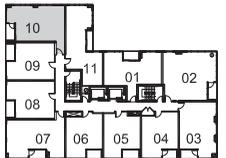
FLOORS 19-21



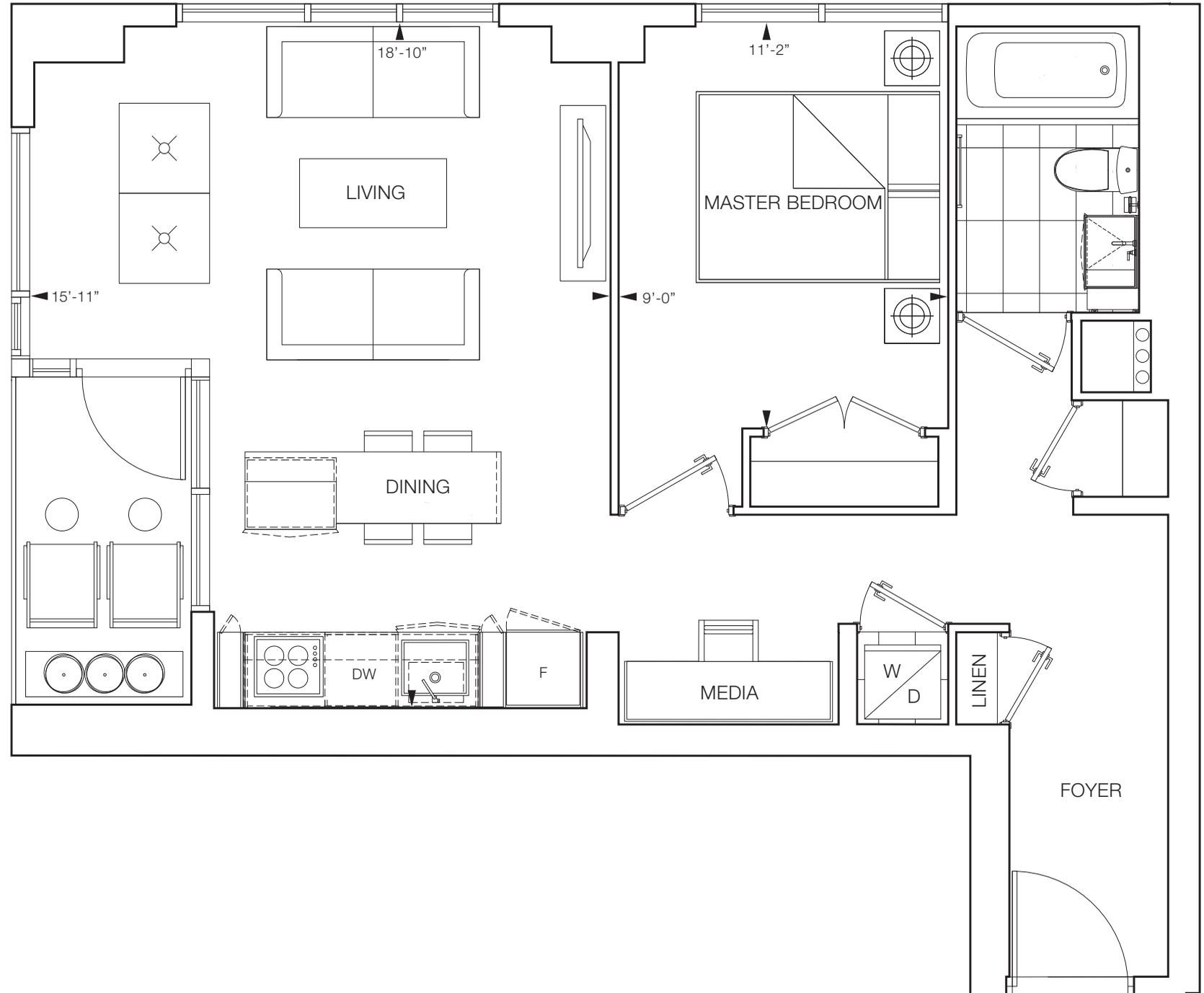
FLOOR 18



FLOORS 8-17



FLOOR 7



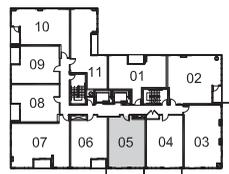
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# STRATUS

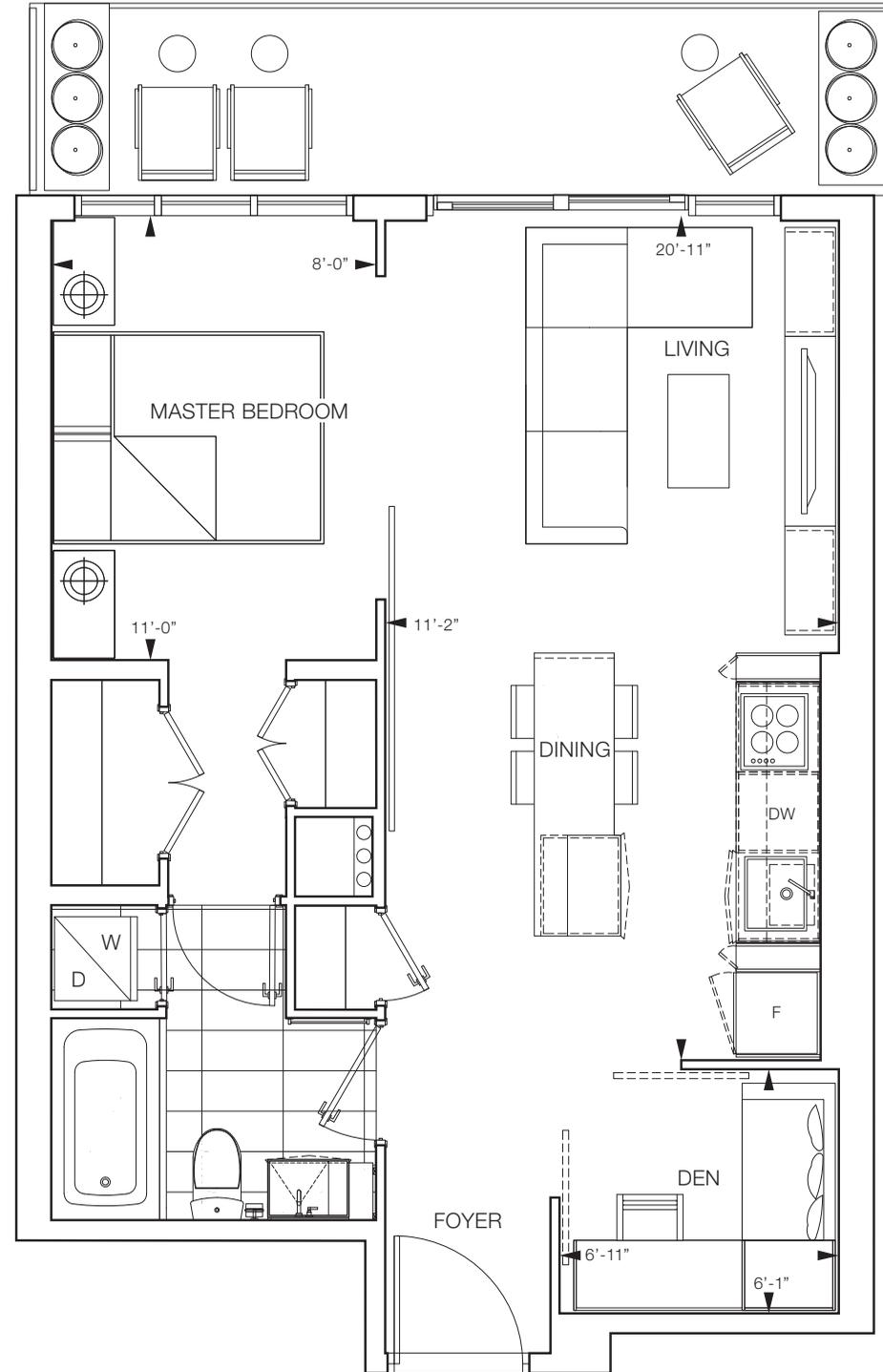
One Bedroom + Den  
574 sq.ft.

Floors 8, 10, 12, 14 & 16  
105 sq.ft. balcony

Floors 9, 11, 13, 15 & 17  
61 sq.ft. balcony



FLOORS 8-17



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# NORTE

One Bedroom + Den

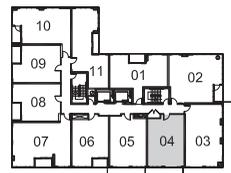
576 sq.ft.

Floors 8, 10, 12, 14 & 16

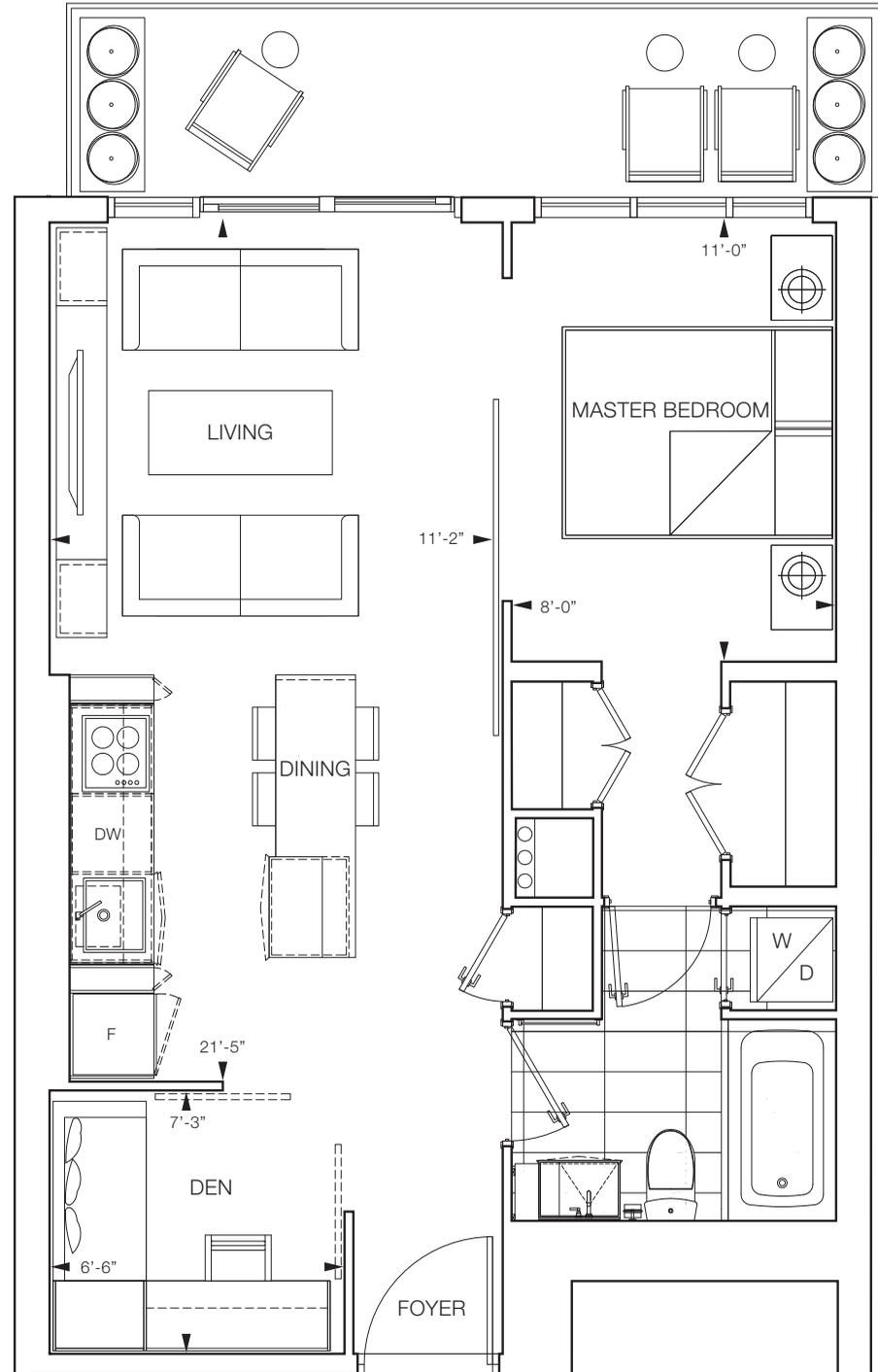
100 sq.ft. balcony

Floors 9, 11, 13, 15 & 17

73 sq.ft. balcony



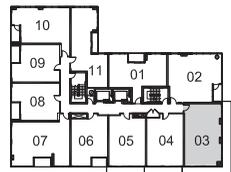
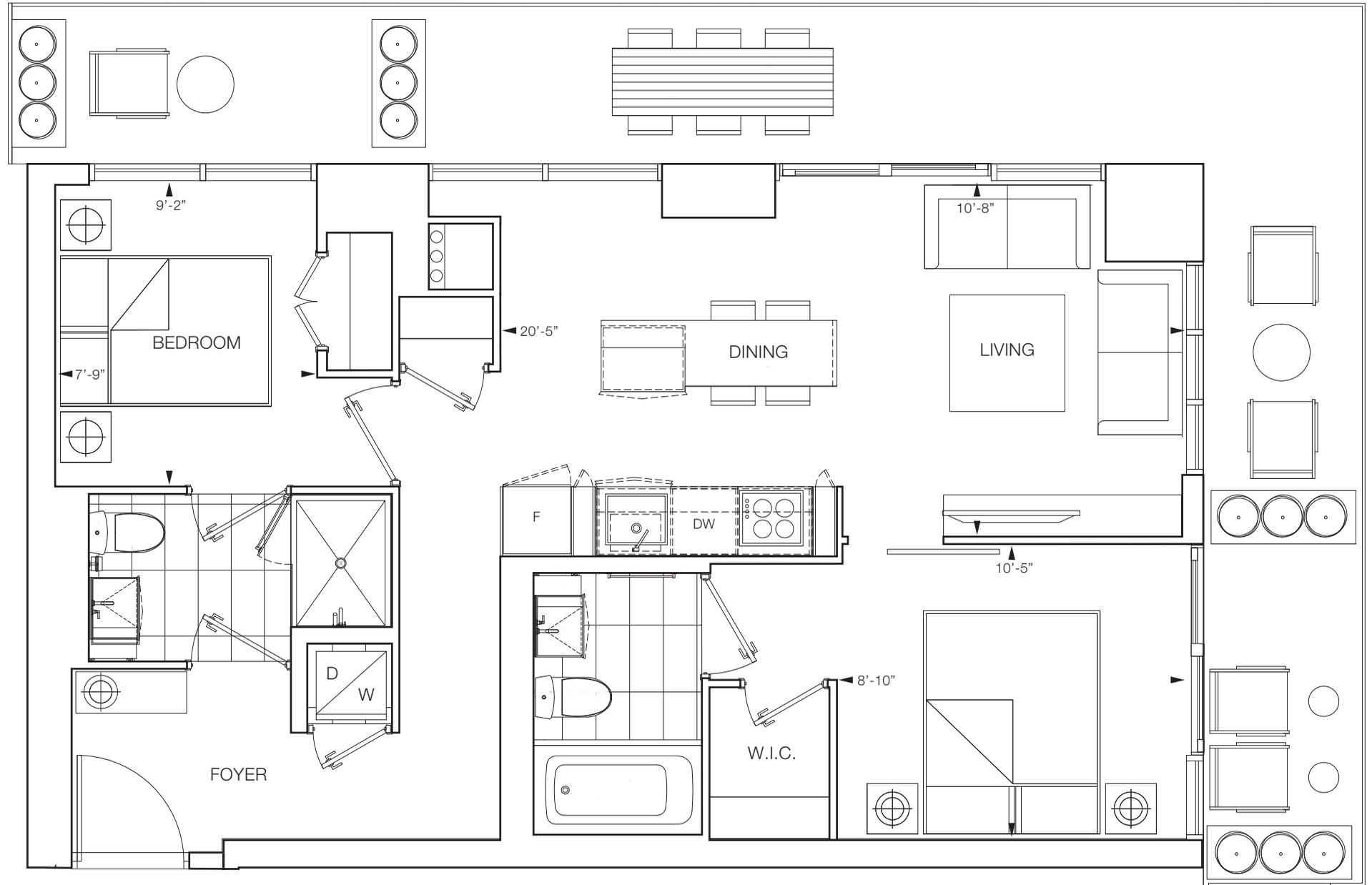
FLOORS 8-17



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# KONA

Two Bedroom  
719 sq.ft.  
300 sq.ft. Balcony

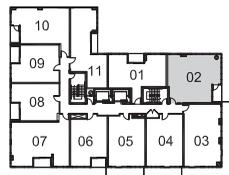


FLOORS 8-17

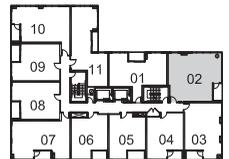
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# BRIZA

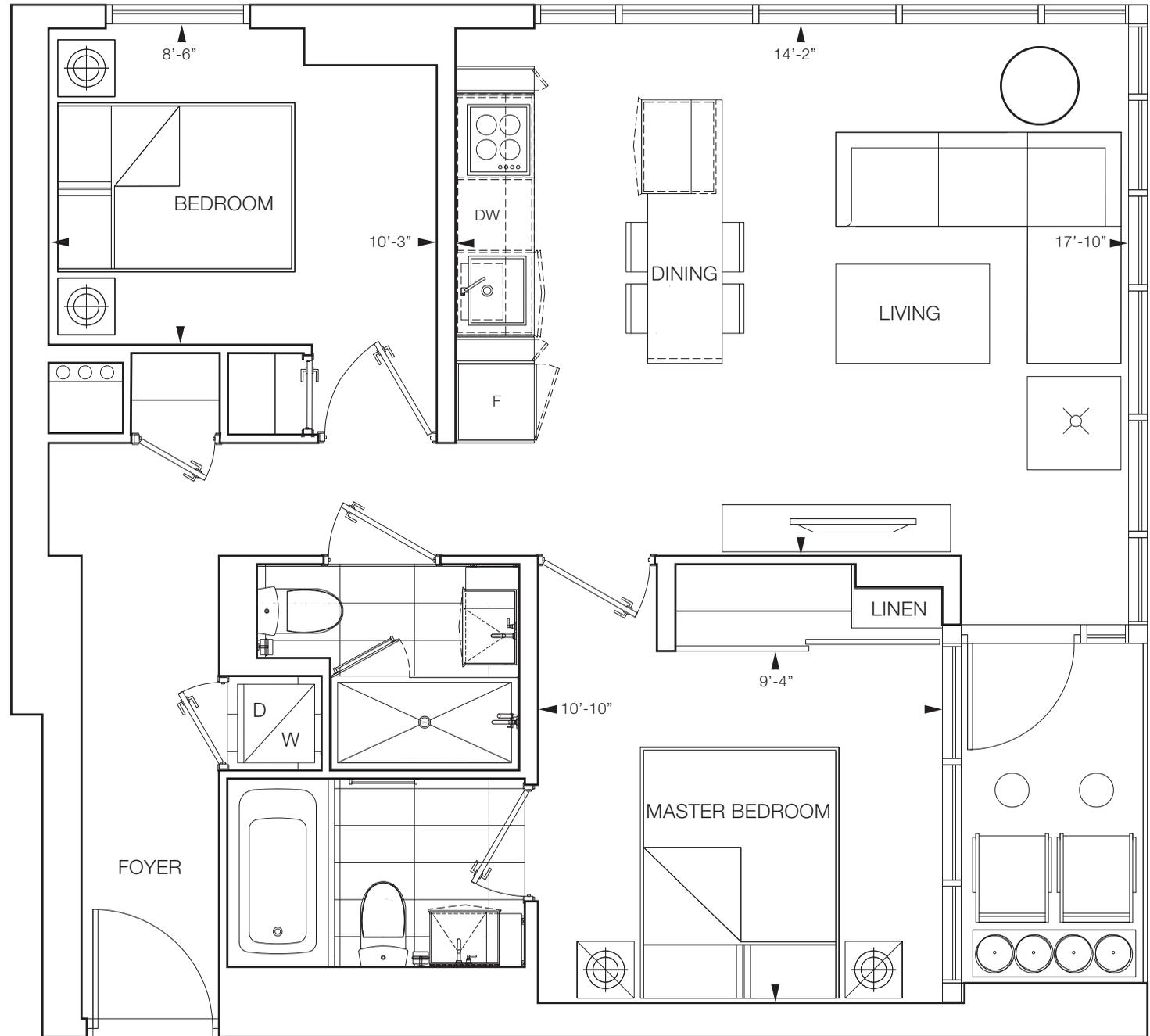
Two Bedroom  
749 sq.ft.  
44 sq.ft. Balcony



FLOORS 8-17



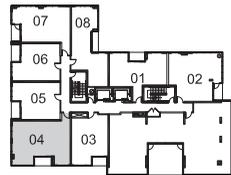
FLOORS 7



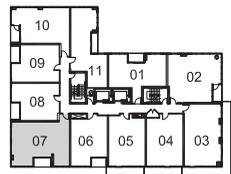
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# VESI

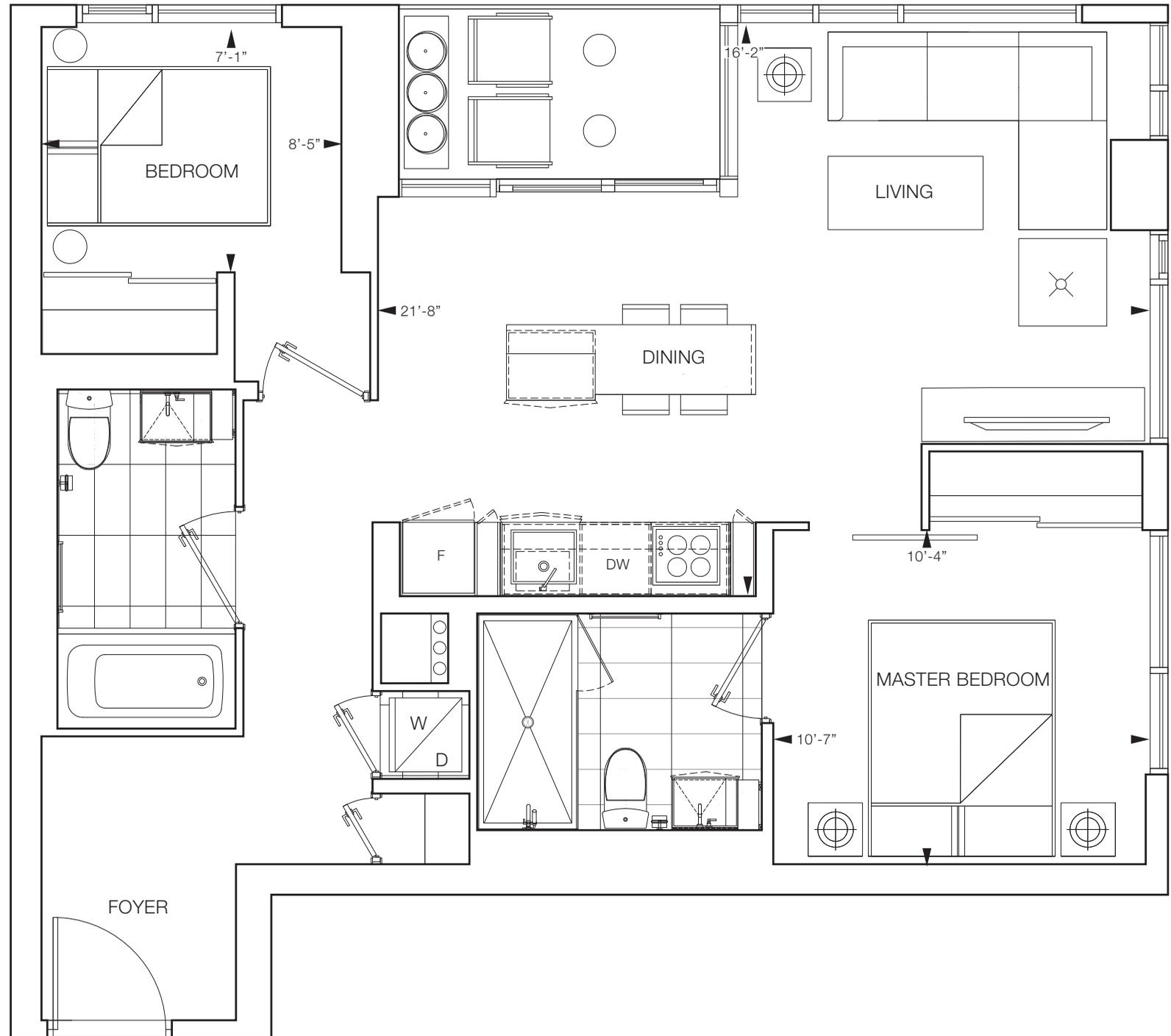
Two Bedroom  
784 sq.ft.  
44 sq.ft. Balcony



FLOOR 18



FLOORS 8-17



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## Exquisite features & finishing touches.

- Suites designed by Cecconi Simone with up to 11'6" soaring, smooth-finished ceilings\*
- All suites are designed with IntelliSpace™ open-concept layouts to maximize living space
- Choice of exquisite plank laminate floors in living room, dining room, bedroom, hallways, foyer and den areas\*\*
- Contemporary European custom-designed kitchen by Cecconi Simone featuring Corian countertop and backsplash, ambient under cabinet lighting and chic single bowl stainless steel under-mounted sink with Euro-style modern faucet
- Five-piece Euro-style appliance package, including fully integrated panelized fridge and dishwasher, built-in oven with ceramic cooktop, stainless steel microwave and high-powered, efficient hood fan
- Conveniently located in-suite stacked washer and dryer (white)
- Spacious lakeview terraces and balconies\*\*\*
- Cecconi Simone custom-designed bathroom Corian sink with cabinetry below vanity and mirror/storage cabinet above vanity, and wall-mounted sink faucet\*\*
- Choice of sleek designer porcelain or ceramic bathroom floor and wall tiles\*\*
- Polished chrome accessory package including towel bar and toilet paper holder (where applicable)
- Spacious storage and linen closets with wire hanging system

\*Ceiling heights vary by suite and floor

\*\*Denotes finishes to be selected from vendor's samples

\*\*\*As denoted on plans

Subject to change without notice. E. & O.E. September 2015



## Focused on design. Driven by a passion for the exceptional.

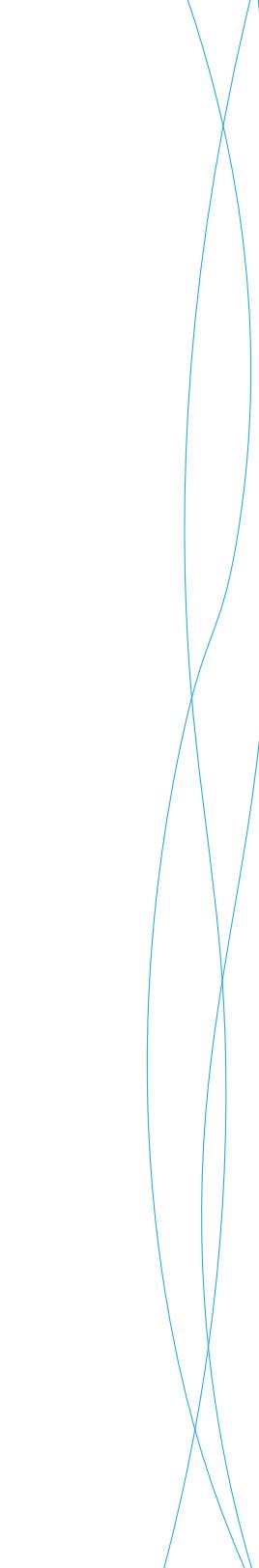
From real estate investment to planning, design, building and management, the Adi Development Group team takes pride in bringing passion and excellence to every step of the process. What begins with selecting locations that represent exceptional value, continues with design forward thinking to build communities that make smart use of space and materials for now, and for many years to come. It's a philosophy that drives the company's residential and commercial real estate developments. Build with a passion for the exceptional, and remarkable results can't help but follow.



Leading-edge design requires focusing on functionality for today, with an eye for what will endure for the future. It's about an intelligent approach to space. Through careful design and research, Adi pioneered a proprietary mathematical design formula to create open concept designs. Through innovative volume, space and natural light matrices suites work harder and better, by maximizing every square foot for an enhanced sense of space. Design aesthetics that deliver modern style and comfort, without compromising either. And building using technology and materials that are cutting edge, locally sourced, proven and only of the finest quality. IntelliSpace™ is at the heart of each phase of every community that Adi Development Group builds.



Adi Development Group firmly stands behind building commercial and residential communities that are high performing, planet-friendly, and healthier places to work and live. Every build endeavours to help conserve energy, reduce waste and incorporate environmentally preferred features and finishes. AdiGreenVision is about building better places to live today, and for generations to come.



## The Development Team

### **RAW Design ~ Project Architects**

Launched in 2007, Raw Design is one of Toronto's newest and most vibrant architectural studios.

With over 30 years of experience, Director Roland Rom Colthoff is the designer of such buildings as BMW Toronto, MINI Downtown, City Gate, Panorama and the acclaimed Cube condominiums. RAW's combination of fresh ideas with innovative technologies has resulted in award winning projects in the residential, institutional, educational and cultural sectors and has had them recognized by the Ontario Association of Architects in 2009 as the Profession's Best Emerging Practice.

### **Cecconi Simone ~ Interior Design**

Established in 1982, Cecconi Simone has met with continued success, creating award-winning interiors for the retail, corporate, hotel-hospitality and residential sectors in Canada, United States, Anguilla, Italy, United Arab Emirates, Qatar, India and China. The firm has designed about seventy-five condominium communities in Toronto alone. Cecconi Simone's wide-ranging work is central to its "whole design" philosophy; the belief that a cross-pollination of design experience leads to a deeper understanding of how people live their lives and the design needs that arise from those lifestyles.

### **Baker Real Estate Incorporated ~ Sales**

With annual sales of over a billion dollars and offices around the globe, Baker Real Estate Incorporated is one of North America's most successful real estate companies. Baker specializes in the marketing and sales of new home communities, including high-rise, hotel condominiums and resort properties. Founded by Pat Baker, the company continues to uphold the tradition she established of providing exemplary service to Canada's premier builders and developers.

### **Adesso Design Inc. ~ Landscape Architects**

Adesso design Inc. is a full service landscape architectural firm with projects ranging from small scale residential to large scale master planned golf course communities. Principals Mario Patitucci and Scott Henderson have over 25 years of combined experience in the landscape architectural profession. They believe that the success of any project relies on a strong team that is committed to innovative sustainable design. The firm recognizes the need to respond to each individual client's needs with an emphasis on environmentally sensitive and sustainable solutions.

### **Drive Agency ~ Marketing**

Principals Pekka Varvas, Peter Moulds and Mark Bulloch are seasoned marketing professionals with a wealth of experience in marketing luxury real estate developments for over 25 years. They have marketed over 80 prestigious condominium communities in and around the Greater Toronto Area for some of the largest condominium developers in Canada. The agency prides itself on tapping into relevant key consumer insights to deliver marketing that captures and motivates them to purchase a home suited perfectly to their lifestyle.