



Cathedraltown

SOLD

MAJOR MACKENZIE DR EAST

HIGH ST

COMMERCIAL AT C
WORK

WOODBERRY PASS

HIGHWAY 404

Business Park

Highway 404 Exposure

Markham, Ontario

OUTLINE IS APPROX.



Cathedraltown

PROPERTY DETAILS

Location: The subject property is located south of Elgin Mills Road and north of Major Mackenzie with prime exposure and frontage on Highway 404 in Markham, Ontario.

Legal Description: PT LTS 23 & 24, MKM, CON 3, PT 1, 65R30576, MARKHAM

Size:

Block 1:	5.69 acres
Block 2:	15.19 acres
Block 3:	10.40 acres
Block 4:	10.29 acres
Total:	41.57 acres

Different sizes / configurations to be discussed with Vendor

Official Plan: Industrial

Zoning: The subject property is designated Business Park Area permitting:

- Offices
- Light industrial uses consistent with the planned function and policies of the category of designation
- Accessory and incidental retail uses to permitted light industrial uses
- Hotel
- Ancillary retail and service uses and restaurants
- Research and training facilities
- Institutional uses including government services compatible with and complementary to the planned function and policies of the category of designation but not including places of worship
- Day care centres
- Banks and financial institutions
- Trade and convention centres
- Other similar uses consistent with the planned function and policies of the category of designation
- Private and commercial schools
- Community facilities
- Motels
- Sports, health and fitness recreational uses
- Banquet halls
- Entertainment uses and night clubs, where internally as a component of an office building or hotel

CATHEDRALTOWN

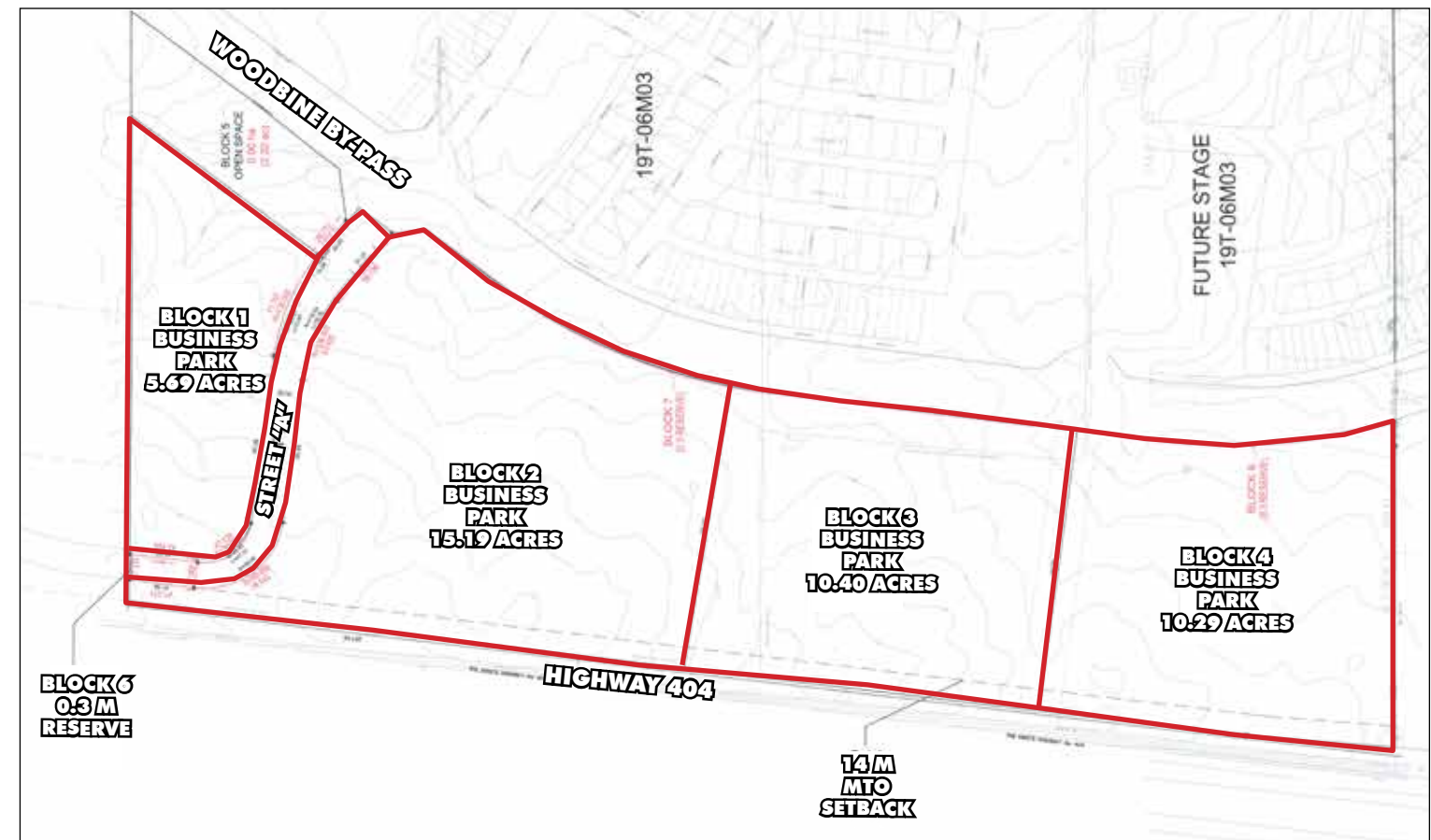
Cathedraltown is a 200-acre complete town, situated at Major Mackenzie Drive and Highway 404 in Markham, Ontario. Under the design direction of Donald Buttress, Architect and Surveyor Emeritus of the Fabric of Westminster Abbey in London, England, Cathedraltown is an artful blend of old world splendour and new world advantages.

This exceptional town of approximately 1,500 residences will surround the Cathedral of the Transfiguration. Reminiscent of classic European towns, the piazza will have shops, cafes and seasonal outdoor markets allowing residents to take full advantage of all the natural amenities.

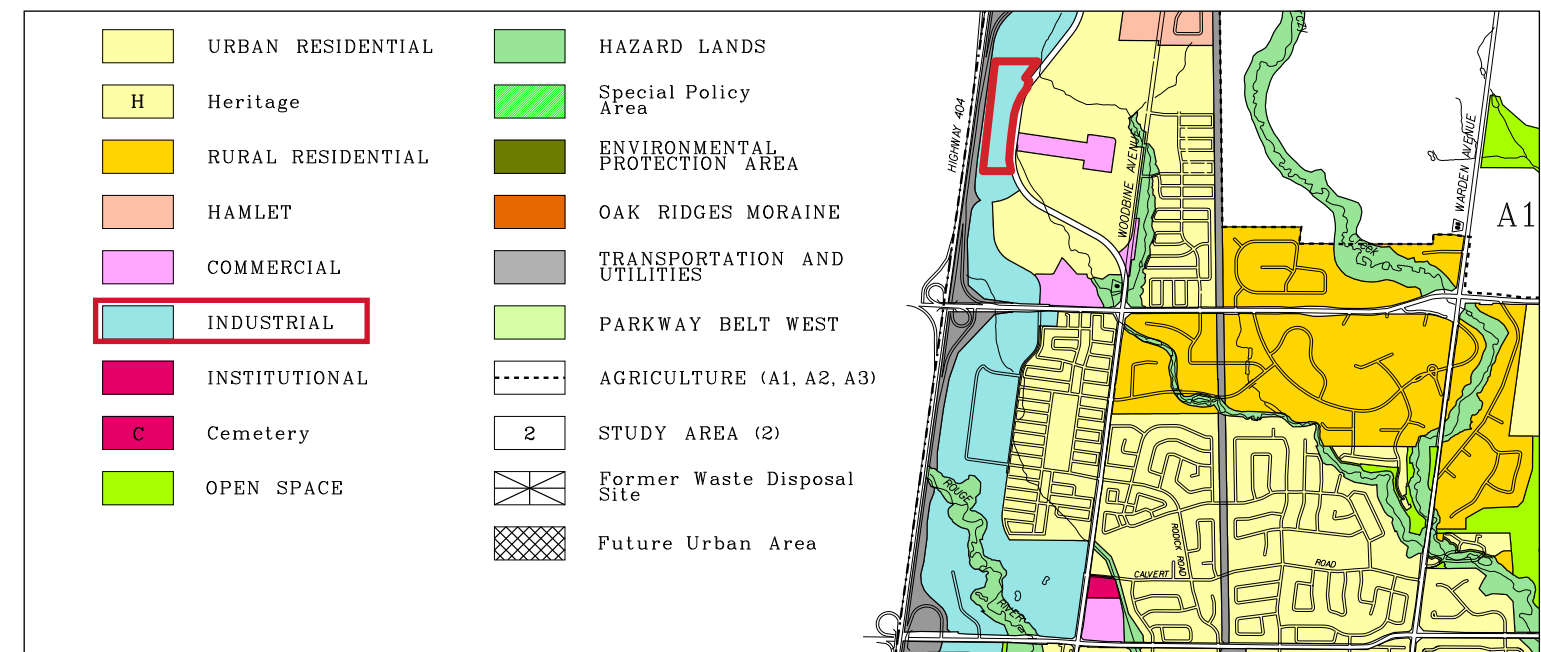



Cathedraltown

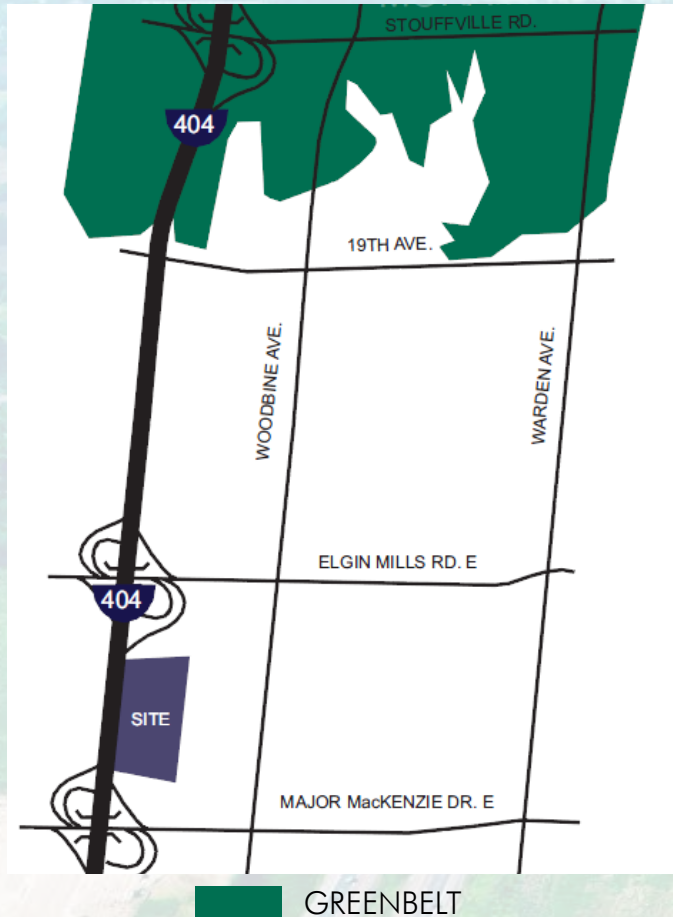
DRAFT PLAN



OFFICIAL PLAN MAP



PROPERTY LOCATION MAP



TOWN OF MARKHAM

QUICK DEMOGRAPHICS

- Located in the Greater Toronto Area
- Markham is the fastest growing municipality in Canada
- Markham has grown by 70% since the 1991 Census
- 261,573 residents (2006 Canadian Census)
- 23% increase since the 2001 Census
- Median household income: \$79,924
- Average house value in Markham: \$440,755
- Average house value throughout Ontario: \$297,479

PROJECTED POPULATION

YEAR	PROJECTION
2016	337,800
2021	370,300
2026	398,300
2031	421,600

**York Region Forecast 2010*

Markham has grown by 70.1% since 1991. The population of Markham according to the Canada 2006 Census is 261,573. Within the Greater Toronto Area, Markham is the fourth-most populous municipality after Toronto, Mississauga, and Brampton. Markham is home to many high-tech companies, and is also home to the Canadian head offices of various high-tech companies such as Avaya, IBM, Motorola, Toshiba, Lucent, Sun Microsystems, Honeywell, Apple, Genesis Microchip, AMEX and ATI, which is now part of AMD.

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