





Some will call the Exchange District a city unto itself, a mixed-use, vibrant and rich urban destination. Others may call it striking for its engaging architectural volumes.

A lucky few will call it home.

NEW RETAIL • OFFICE • CULTURE • SHOPPING •
DINING • BOUTIQUE HOTEL • PARKS & PUBLIC SPACES •
CONDOMINIUM RESIDENCES • ADJACENT TO SQUARE ONE
SHOPPING CENTRE • NEW LRT RAPID TRANSIT

001 / LOCATION / PG 05

002 / EX2 / PG 13

003 / AMENITIES / PG 17

004 / SUITE FEATURES / PG 29

005 / VIEWS / PG 33

006 / THE DEVELOPER / PG 35

007 / TEAM / PG 37







Downtown Mississauga is a vibrant urban destination with a wide array of amenities

RESTAURANTS, BARS & CAFÉS

&Company Resto Bar Alioli Ristorante

Aroma Espresso Bar

Bier Markt

Caffe Demetre

Earls

Golden Turtle Grano Ristorante

Jack Astor's Bar & Grill

Jamies Italian Square One

Moxie's Grill & Bar

REDS

Scaddabush Italian Kitchen and Bar

Starbucks

The Food District

PARKS

Ashgate Park

Community Common Park

Creditview Woods Park

Erindale Park

Heritage Hills Park

Kariya Park

Scholars' Green Park

Zonta Meadows Park

CULTURE, ENTERTAINMENT, AND MUNICIPAL

Art Gallery of Mississauga

Bad Axe Throwing

Captive Escape Rooms Mississauga

Cineplex Cinemas Mississauga

CJ's Skatepark

Living Arts Centre

Mississauga Celebration Square

Mississauga City Hall

Playdium Amusement Centre

Sky Zone Trampoline Park

The Rec Room

GROCERY

The Beer Store

Bulk Barn

FreshCo

LCBO

Metro

Nutrition House Square One

Oceans Fresh Food Market

Walmart

Wine Rack

Whole Foods Market

SCHOOLS

Bishop Scalabrini School

Cashmere Avenue Public School

Chris Hadfield Public School

Fairview Public School

Father Michael Goetz Secondary School

Peel District School Board

Sheridan College

St Philip Elementary School

The Woodlands Secondary School

University of Toronto Mississauga

HOSPITALS

Kingsbridge Medical Centre

Mississauga Medical Centre

Spectrum Health Care

Trillium Health Partners

HIGHWAY ACCESS

5 min (3.4 km) to hwy ON-403 14 min (34.6 km) to hwy ON-401 16 min (27.5 km) to hwy ON-410



PAGE 5













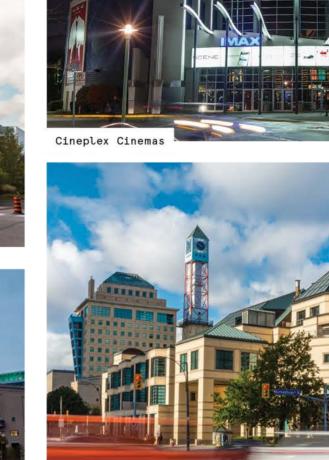
CULTURE, CUISINE, COVETED RETAIL, AND EVERYTHING IN BETWEEN... AT YOUR FINGERTIPS

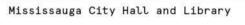
Located in the heart of Mississauga, one of the largest municipalities within the GTA, Exchange District is a mixed-use, large-scale master-planned community with vibrant urban integration. Connected to major highways and rapid transit systems, life at Exchange District provides everything you need for a convenient and connected lifestyle.













Exchange District is only a few steps to Square One Shopping Centre, Canada's second largest shopping mall with more than 2,200,000 square feet of retail space, 360+ stores, and attracting more than 25,000,000 visitors each year.*

Mississauga is home to several coveted public and private schools, as well as post-secondary institutions, including University of Toronto, Mississauga Campus, with 15,000+ students, and Sheridan, Hazel McCallion Campus, with 5,500+ students.*



Several arts, cultural and municipal venues are within walking distance, including the Art Gallery of Mississauga, Living Arts Centre, Mississauga City Hall, and Celebration Square.



Mississauga is a thriving business centre, home to the regional headquarters of 70+ Fortune 500 companies, with a projected population of over 800,000 people by 2031.*





Exchange District Rapid Transit

₩ 18 km

○50%

\(19

kilometers of LRT lines to transform the way Mississauga residents live and move $\Rightarrow 5$ min

drive to extensive highway networks

hwy ON-403 hwy ON-401 hwy ON-410

10 min

drive to Pearson International Airport

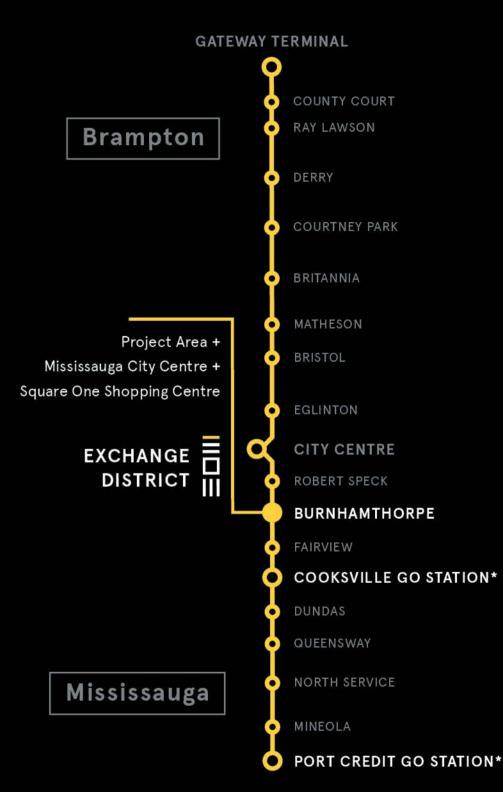
LRT stops connecting 2 cities

faster public commute

time with the new LRT

 $\blacksquare 20$ m

to downtown Toronto



*DIRECT ACCESS TO UNION STATION
DOWNTOWN TORONTO





40+2



395

storeys

residential units



10,000+

square feet of lifestyle amenities





Welcome to EX2, the Exchange District's exclusive boutique-inspired residence.

Experience easy living with a world of amenities at your door. Following the overwhelming success of EX1, Exchange District's EX2 condominium will offer a more boutique-inspired lifestyle catered to the most discerning residences. Home to exclusive amenities, stylish interiors, and every day conveniences, this is your sanctuary among the vibrancy of the larger Exchange District master-planned community.

ROOFTOP SKY RESTAURANT • SKY FITNESS GYMNASIUM • 360° SKY TRACK • BOUTIQUE-STYLE HOTEL-INSPIRED AMENITIES • CURATED FINISHES • MASTER-PLANNED URBAN DESTINATION . GROUND FLOOR DIRECT ACCESS TO GROCERY STORE · SHOPPING & DINING · PARKS & PUBLIC SPACES · NEW RETAIL · ADJACENT TO SQUARE ONE SHOPPING CENTRE . NEW LRT RAPID TRANSIT . AND MORE



Carefully curated lifestyle amenities make life at EX2 an exciting hub of activity that caters to your every expression of desire.

EX2 Lifestyle Amenities

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Ground Floor Double Height Lobby



Ground Floor Lobby Lounge



Ground Floor Grocery Store with Direct Lobby Access



Outdoor Lounge with BBQs and Seating



Rooftop Sky Restaurant



Sky Gymnasium and 360° Sky Running Track



Co-working Space with Boardroom



Private Social Gathering Room with Exclusive Outdoor Space



Games Room and Lounge



Resident Wine Storage



Private Dining Room

Additional Offerings



24/7 Concierge



Cold Storage Room (for Food Delivery)



Spacious Parcel Room



4 High-Speed Elevators with Custom-Designed Cabs





We're very proud of what EX2 brings to the Exchange District and to Mississauga as a whole. Designed for discerning residents seeking the conveniences of connectivity, we've introduced exclusive features to create an amazing lifestyle-focused residence, which is certain to be the gem of the Exchange District.

Joseph Feldman

Director of Development, Camrost Felcorp

- EX2 residents will have exclusive access to a state-of-the-art Sky Gymnasium to experience the sun rise or set with breathtaking views of the Mississauga City skyline. Enjoy a run or brisk walk on EX2's unique 360° Sky Track overlooking the clouds and all of Mississauga.
- The incredible Sky Restaurant will be a destination for many, but for you, a quick call for a pick-up means a gourmet meal without the prep time, mess, or commute.
- An on-site grocery store with grab and go food offers convenient direct access from the EX2 lobby and perfectly complement the ease of everyday.





EX2 is the aesthetics of the development with a twist. We've introduced a rooftop restaurant with an outdoor patio and lounge. We've created a sky gymnasium at the top of the building, with a running track and 360° views of the city.







exceptional suites

Suites at EX2 have been thoughtfully designed to maximize space with carefully selected features to complement your lifestyle. With state-of-the-art finishes, sleek layouts, modern kitchen and bathrooms, and an abundance of natural light, enjoy urban-inspired sophistication and innovative details.



EXPECT EVERYDAY LUXURIES International leading brands bring coveted

features to EX2 suites, including:

LATCH

Latch is an innovative smart access system that brings seamless access to every door in a modern building. With Latch, you can open and manage doors in a condominium building-all from the security and convenience of your smartphone. A fully integrated system of both hardware and software, Latch is expanding smart access through thoughtful and intuitive designs made for modern living. In buildings utilizing the Latch system, residents can open doors with convenient and flexible credentials, and share access confidently and securely with trusted visitors when they are away, by smartphone, doorcode, or keycard.



Trevisana Kitchens & Interiors perfects the essential features that are synonymous to the superiority of Italian design and artisan manufacturing. The Trevisana story began nearly half a century ago in Italy's northern province of Treviso. Today Trevisana Kitchens & Interiors proudly bring Italian quality made cabinets into Canadian homes, maintaining their core values of unsurpassed quality Italian workmanship.

KOHLER

Since 1873, Kohler has been improving the level of gracious living by providing exceptional products and services for customers' homes and lifestyles. Kohler believes better business and a better world go hand-in-hand. Whether through beautiful kitchen and bath products, innovative engines and generators, memorable hospitality offerings or developing clean water, sanitation, and community development solutions around the world. To put it simply, Kohler strives to enhance the quality of life for current and future generations through design, craftsmanship and innovation, and is fueled by the passion of more than 36,000 associates worldwide.

FULGOR

MILANO

Fulgor Milano's signature technology provides professional tools for your kitchen to help you achieve chef-worthy recipes. Offered as a creative concept and design in the world of cooking, Fulgor Milano promotes the Italian spirit of excellence around the world. Their use of modern equipment and machinery combined with lean production methods and dedicated human resources promotes a high level of quality and flexibility, providing the opportunity to transform the kitchen into a modern, innovative, friendly, comfortable, safe, ergonomic and stylish space.









Building Excellence for 40+ years

Camrost Felcorp has established its place as one of the foremost names in the development industry since 1976 by consistently leading the way in creating landmark condominiums, and is behind many of the Greater Toronto Area's most distinctive and memorable residential communities and commercial properties. Unique in design, each is built on a similar foundation of superior craftsmanship, a pre-eminent address, and a timeless style that is ahead of the industry.

With an impressive portfolio that includes over 70 buildings, with 13,000 residences and more than 2 Million square feet of office and retail space, Camrost Felcorp continues to complete substantial high-rise projects in Toronto and throughout the GTA.

Camrost.com

40+
years of experience

70+
buildings

13,000+ residences

\$2 Billion
currently under
development



007 / TEAM

We've looked worldwide to round out the group of consultants that have designed the Exchange District to bring our vision to fruition... creating a vibrant urban district that's a destination to the larger community but home to a lucky few."

Joseph Feldman

Director of Development, Camrost Felcorp



BDP.

JOVENHUARD





IBI Architects

IBI Architects is a global architectural, engineering, and planning firm that strives to create liveable and sustainable urban environments. Formerly known as Page + Steele Architects, IBI is renowned for its extensive residential expertise and has shaped the Toronto skyline with many of the city's most exclusive, high-end developments, including The Ritz Carlton, The Avenue, The Delta Hotel, Upper East Village, and more. With projects in Canada, the United States, the United Kingdom, the Middle East, and India IBI's multidisciplinary approach from the creation of schools and hospitals, to the dynamic use of technology - has defined the cities of tomorrow.

BDP Architects
Retail Architects

BDP is different. The group, based out of London, England, is a unique collective with experts spanning the spectrum of the built environment. giving them a special status and capability in the design world. Experts in master planning, urban design, and improving the pedestrian realm, BDP continues to employ practices that focus on place-making and user-centred design. With offices that span the globe, including the United Kingdom, Europe, China, India, the Middle East, Japan, and Singapore, BDP looks to introduce a global influence on every project they touch.

Joven Huard Interior Designer

JOVEN HUARD (JH) Interior Design Studio is an innovative collective of artistic professionals passionate about creating sustainable and engaging spaces, recognizing the imperative balances of aesthetic and purpose. The practice continuously evolves by working with the world's prominent innovators and leaders in Hospitality, Residential, Retail, and Workspace industries. Each space is meticulously curated to respect and highlight its particularity and exceed client and end-user aspirations. With 20 years of dedication to art and design, experience includes previous work with leading global developers and hospitality groups such as Marriott premium brands (EDITION, The Luxury Collection, Bulgari), Hilton Hotels & Resorts, and currently AMAN resorts.

Integral Group Engineer

Focused on deep-green engineering, Integral Group is the largest mechanical/electrical engineer in Vancouver for high-rise residential projects. Renowned for accelerating the shift towards environmentally responsive design, by making sustainable designs affordable and efficient, Integral Group gives life to high performance buildings and communities that respect and enrich the earth. With offices across multiple continents, Integral Group has consistently drawn on global best practices from an engineering front to deliver innovative and sustainable building systems.

Camcorp Construction
Construction

Built on experience. A member of the Camrost Group of Companies, for over 30 years, Camcorp Construction has offered a full complement of services in the construction process, from detailed design review through to project execution and delivery. Camcorp is known amongst the industry for their hands-on approach, meticulous attention to detail, and superior product quality. Camcorp is driven by a desire to innovate and source out new construction technologies, with an aspiration to better serve the end-user lifestyle.

EXCHANGE DISTRICT, MISSISSAUGA

the exchange district.com

