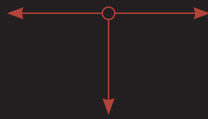


SOUTH OSBORNE
Parkline
◦ TOWNHOMES ◦






**“HOME IS WHERE ONE
STARTS FROM”**

T. S. ELIOT



**CLOSE TO
EVERYTHING,
FAR FROM
ORDINARY**



Welcome to Winnipeg's revolutionary transit oriented development in South Osborne. Located in the heart of historic Lord Roberts and the widely appealing South Osborne area is a distinguished collection of townhome condominiums adjacent to the Fort Rouge Rapid Transit Station. Whether you walk to Osborne, or hop on the line to downtown, Parkline is the perfect place to start from. And come home to.



Representing an extraordinary new vision in condominium living, Parkline offers accessibility to everywhere you want to be, with a living space that you might never want to leave. Spacious two storey designs with contemporary architecture create an impression while offering the feel of a detached home. Enjoy the affordability, energy savings and the reduced environmental impact of attached living. In addition to two main living levels, every townhome at

Parkline boasts a basement for future development, while some have the added option of being finished as a self-contained income suite. Unlike any other condo project in the city, this option allows you to rent out your basement suite to a student or individual to help pay the mortgage – or for a family member who may require your assistance. This unique opportunity means home ownership is more affordable and accessible than ever.

THE ALLURE OF LIVING IN A TRANSIT ORIENTED DEVELOPMENT

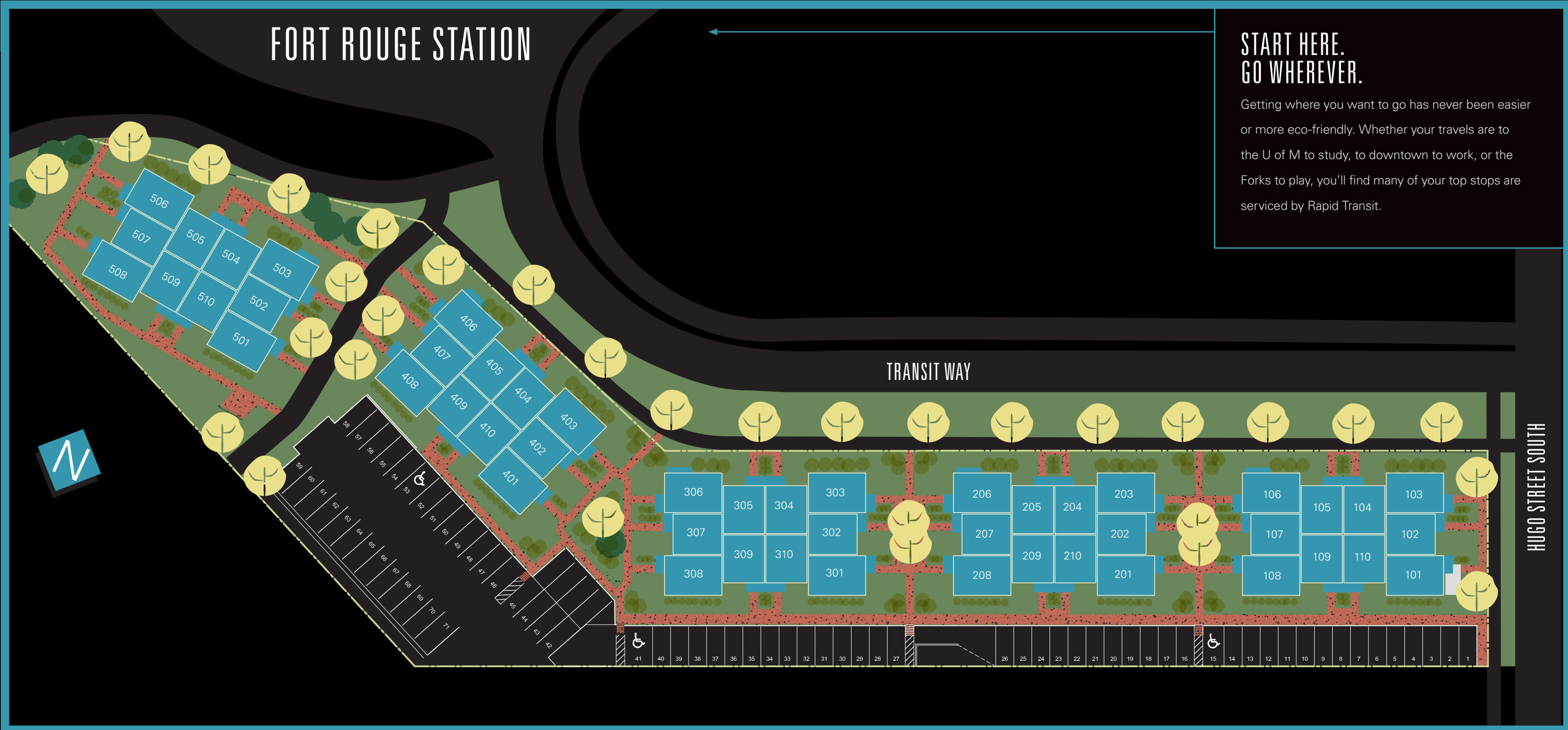
Parkline is considered a Transit-Oriented Development (TOD), due to its close proximity to the new Rapid Transit station. A TOD creates livable mixed-use, denser, walkable places, and provides an alternative to low-density suburban development and automobile-dependent land use patterns. This increases your mobility choices and disposable household income. Housing and transportation are the first and second largest household expenses, respectively. TOD can effectively increase disposable income by reducing your transportation costs of vehicle use and ownership. Residents in transit rich neighbourhoods spend 16% less on transportation than those living in auto dependent neighbourhoods according to a recent study by the Center for Transit-Oriented Development. Mobility and income aside, there are increased health benefits. TOD promotes a healthier lifestyle by making it more convenient to walk than to drive and providing the infrastructure that supports walking and biking.

URBAN TOWNHOMES IN SOUTH OSBORNE

FORT ROUGE STATION

START HERE. GO WHEREVER.

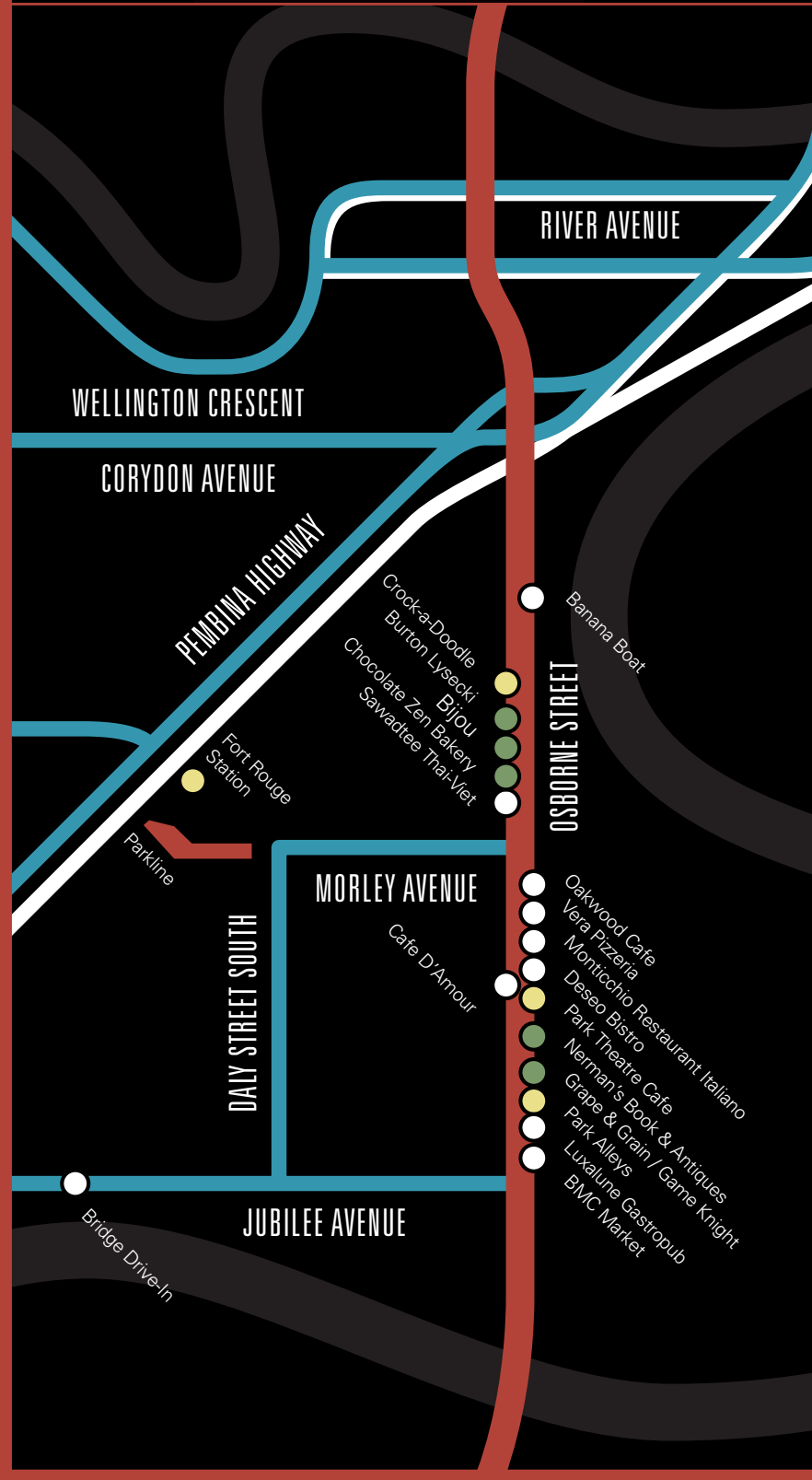
Getting where you want to go has never been easier or more eco-friendly. Whether your travels are to the U of M to study, to downtown to work, or the Forks to play, you'll find many of your top stops are serviced by Rapid Transit.



HUGO STREET SOUTH

SOUTH OSBORNE AMENITIES

- Top places to eat
- Top places to shop
- Top things to see and do
- ▬ Bus Routes



DISCOVER SOUTH OSBORNE

A premier destination, the South Osborne area is home to some of the finest food and recreation establishments in the city, from Deseo Bistro to the Park Theatre and beyond. Enjoy the fully licensed bar at Park Alley bowling lanes for a fun night out glow bowling. From dawn to dusk, South Osborne offers a full range of activities and culture to keep you close, but easy access to the rest of the city so you don't always have to stay close to home. Take a stroll along the river and over the Elm Park Bridge, and finish off with desert at the BDI. From nature to nightlife, South Osborne has it all.



DESIGNED TO MAKE CITY LIVING EFFORTLESS AND ACCESSIBLE





AN ESTABLISHED LEGACY BUILT ON TRUST

Parkline Townhome Condominiums are built with care by StreetSide Developments, a proud Qualico® company. Our story goes back over 60 years, and is rooted in a tradition of passion, quality and trust. Qualico® is now one of the largest fully integrated, privately owned real estate companies in Western Canada. The company's activities span the entire real estate spectrum and include residential land acquisition and development, single and multi-family home divisions, commercial and industrial development, property management and building supply and manufacturing divisions.

Fuelled by creativity and inspired by modern living, StreetSide brings Qualico®'s strength and expertise, customer commitment, and proven history of doing the right thing to our multi-family offerings in Winnipeg. We've set ourselves apart over the past decade with successful projects such as Place Joseph Royal, Rougeau Gardens, and Verve Tache among many others. All StreetSide homes are protected by our superior StreetSide customer service and warranty, giving you peace of mind with your new home purchase.



ABOUT THE NAME

Parkline takes its name from Winnipeg's first street car to run up and down Osborne in 1891. The residential development of the Fort Rouge area is due in part to the existence and accessibility of the Park Line Streetcar, which holds true for today with the start of development near the rapid transit station. Just as it was then, convenience of transportation can truly build and shape a neighbourhood.

STREETSIDE.CA
PARKLINETOWNHOMES.CA



STREETSIDE
DEVELOPMENTS

A QUALICO[®] Company