

# CORE VALUES

## ENDURING QUALITY

At the core of good construction are the best materials, patient and diligent work and an uncompromising attention to detail. We reinforce this standard daily, and only partner with the top architects, engineers and best-in-class trades.

“Over the last two decades, Times has demonstrated a commitment to customer services and homeowner satisfaction.”

**HOWARD BOGACH, CEO,**  
Tarion Warranty Corporation

## SOLID PARTNERSHIPS

Here today, see you tomorrow. We need strong trusting relationships with our neighbours, customers, contractors, city staff and planners, community groups, councillors, and ministers to realize our aims. We can do more together.

“Times recognized the importance of uniting the neighbourhood of Davisville Village, and together we have created unique events and opportunities to celebrate our wonderful and culturally diverse community.”

**CHRIS TRUSSELL and LESLEY STOYAN,** Founders,  
Apple Tree Markets and Events

## TRUE SUSTAINABILITY

Efficiency and durability know no limits — and we employ all of the best sustainability and conservation strategies with each project.

“Since helping us to build our Unionville Whole Foods Market, we have watched Times complete the first LEED® Platinum residential buildings in Canada right next door. Kudos to Times for promoting sustainable construction and development.”

**MICHAEL BASHAW,** Regional President, Whole Foods Market

## INNOVATIVE PLANNING

The more things change, the more important to plan for change. Planning our communities, schools, parks, roads, and transportation for future generations requires our full attention and ingenuity. As a city we will only achieve what we plan to achieve and expectations are rightfully high.

“The Times Group after-sales service and ongoing commitment to the well-being of our building and our unit owners are commendable and attest to their highest ethical standards in the industry.”

**HERVÉ LEUNG,** President, YRSCC #1264 (Riverpark, Uptown Markham)

# STATISTICS

## 6,133

High-Rise and Low-Rise Residential Units Built

## 34

Years in Business

## 1,188,000

Sq Ft. of Industrial Commercial Institutional (ICI) Projects Completed

## 48

Condominium Corporation Registrations

## 0

Project Cancellations and Chargeable Tarion Reconciliations

## 2,232

Residential Units Under Construction in 2019

## 11,463

Condominium Units Under Development

## 56+

Charitable Partnerships and Sponsorships

The statistics were compiled and calculated with diligence and care, and are accurate as of August 1, 2019.

# THE TRUE STORY OF A REAL DEVELOPMENT COMPANY

For over thirty years, we have planned and built some of the finest commercial and residential buildings in the Greater Toronto Area. We began with custom homes, and as our expertise and ability grew, so did the scope of our projects. Today we proudly call ourselves a premier Canadian owned and operated real estate development firm.

Our expertise and experience reflect a culture of optimism, ambition and diligence. Whether you walk into the emblematic Times Square in Richmond Hill, a luxury high-rise condominium on King Street, picnic at an award-winning public park in Markham or have lunch at our Whole Foods Shopping Centre in Unionville, you will appreciate the difference made by good development and construction.

At Times, each project is an opportunity to improve. We are proud pioneers of luxury LEED® building and apply the best in planning, design and construction methods to our buildings. The result — projects that exemplify ingenuity, experience and attention to detail.

Within the Times Group family are Life Construction (our construction management company) and Times Property Management (our ACMO® 2000 property management division). Times, Life and TPM work seamlessly together to create communities that make sense, look incredible and last forever.

RIVERVIEW CONDOMINIUMS — THE LATEST PHASE IN THE TIMES GROUP'S UPTOWN MARKHAM 6,100 UNIT HIGH-RISE MASTER PLANNED COMMUNITY COMPLETE WITH 35 ACRES OF PARKLAND, SCHOOLS, RETAIL ALL LOCATED ALONG HIGHWAY 7 AND THE ROUGE RIVER. EXPECTED OCCUPANCY IN YEAR 2021.



**Hashem Ghadaki**  
M. ENG. CIVIL ENGINEERING



**Saeid Aghaei**  
M. ENG. CIVIL ENGINEERING



**Ali Mesgarzadeh**  
M. ENG. INDUSTRIAL ENGINEERING



**Mohammad Ghadaki**  
PHD. NUTRITION & BIOCHEMISTRY

# THE FOUNDERS

# OUR MISSION

is to create modern, sustainable, and quality communities where beautiful homes, successful businesses and thriving economies can prosper and grow.

“Times Group has created a reputation as a builder who values integrity and quality while giving back generously to the communities they serve.”

**FRANK SCARPITTI,** Mayor of Markham



BIRCHMOUNT ROAD BRIDGE (2014) - TIMES GROUP AND THE CITY OF MARKHAM UNVEIL A FOUR LANE MUNICIPAL BRIDGE OVER THE ROUGE RIVER CONNECTING MARKHAM TO SCARBOROUGH. PICTURED ABOVE THE TIMES GROUP TEAM AND HON. MAYOR FRANK SCARPITTI.

# TIMES GROUP

## PORTFOLIO TIMELINE 1985–2006



**BANK OF EAST ASIA BUILDING (1990)**  
Mid-rise commercial/office project in Richmond Hill consisting of 45 units on 5-stories.

**GOLDEN PLAZA (1992)**  
Mid-rise commercial/office project in Richmond Hill consisting of 58 units on 5-stories.

**TIMES SQUARE (1995)**  
420,000 sq.ft. shopping mall in Richmond Hill with 178 condominium units on 3-stories.

**HYCREST RESIDENTIAL PROJECT (1996)**  
Mixed-use development in Toronto of 71 residential units in a 10-storey high-rise building and 4 commercial units at grade.

**SADDLECREEK TOWER & TOWNHOMES (1999)**  
Residential development in Thornhill of 128 units in a 13-storey high-rise building and 20 townhomes.

**DERBY TOWER (2001)**  
Mid-rise residential project in Markham consisting of 118 units on 11-stories.

**THORNHILL TOWERS & TOWNHOMES (2003 & 2004)**  
Residential development in Thornhill of 404 condominium units in two 11-storey high-rise buildings and 21 townhomes.

**GALLERIA TOWER & TOWNHOMES (2003 & 2005)**  
Residential development in Thornhill of 115 units in a 10-storey high-rise building and 12 townhomes.

**BAYVIEW MANSION & TOWNHOMES (2003 & 2005)**  
Residential development in Toronto (North York) of 134 and 114 condominium units respectively in two 14-storey high-rise building and 8 townhomes.

**VICTORIA TOWER & TOWNHOMES (2005)**  
Residential development in Thornhill of 126 units in a 12-storey high-rise building and 10 townhomes.

## 2007–2015



**PARKVIEW TOWERS & TOWNHOMES (2007)**  
Residential development in Thornhill of 357 units in two 12-storey high-rise buildings and 56 townhomes.

**SPRING GARDEN TOWNHOMES (2008)**  
19 townhomes in Toronto.

**REZEN CONDOS & COMMERCIAL (2009)**  
Mixed-use development in downtown Toronto of 147 residential units in a 13-storey high-rise building and 3 commercial units at grade.

**MAJESTIC COURT I & II AND COMMERCIAL (2009)**  
Mixed-use development in Markham of 532 residential units in 14 and 16-storey high-rise buildings and 11 commercial units at grade (First LEED® Gold building in York Region).

**THE 500 (2010)**  
Residential development in Downtown Toronto of 341 condominium units in a 34-storey high-rise building and 5-storey mid-rise building.

**BAYVIEW VILLAS (2011)**  
128 stacked townhomes in Thornhill on 4 storeys.

**EDEN PARK I & II AND TOWNHOMES (2011 & 2013)**  
Residential development in Thornhill of 846 units in five 13-storey high-rise buildings and 49 townhomes.

**UPTOWN MARKET (2012)**  
Neighbourhood commercial plaza in Markham of 170,000 sq. ft. retail and 3-storey office building (Anchor Tenants: Whole Foods Market, Bed Bath and Beyond, LCBO).

**RIVERPARK CONDOS (2014)**  
Mixed-use development in Markham of 607 residential condominium units in an 8-storey mid-rise and two 20-storey high-rise buildings and 13 commercial units at grade.

**RIVERWALK CONDOMINIUMS (2015)**  
Residential development in Markham of 505 units in an 8-storey mid-rise and a 20-storey high-rise building.

## 2016–2026



**\*KEY WEST CONDOS (2016)**  
Residential development in Toronto (Etobicoke) of 343 condominium units in a 44-storey high-rise building and 4 commercial units.

**VILLAGE PARK ESTATES & TOWNS (2017 & 2018)**  
112 townhomes and 20 detached estate homes in Markham.

**RIVERSIDE CONDOMINIUMS (2018)**  
Residential development in Markham of 613 units in an 8-storey mid-rise and a 28-storey high-rise building.

**VALLEYMEADE TOWERS & TOWNS (2019 & 2020)**  
Residential development in Richmond Hill of 311 units in 10 and 15-storey high-rise buildings and 45 townhomes.

**PAVILIA TOWNS & TOWER (2019 & 2021)**  
Residential development in Markham of 767 units in 34 and 37-storey high-rise buildings and 134 townhomes.

**RIVERVIEW CONDOMINIUMS (2021)**  
Residential development in Markham of 975 units in 19-storey mid-rise and two 36-storey high-rise buildings.

**11280 & 11430 LESLIE STREET (2023)**  
Proposed low rise residential community in North Leslie (Richmond Hill) of 641 homes and 18 units in a mid-rise building on approx. 60 acres of development land.

**\*55 & 65 BROADWAY (2023)**  
Approved Residential development in Toronto (Midtown) of two 39-storey high-rise buildings each with 389 units (one rental building, one condominium).

**\*41 CHATSWORTH (2023)**  
Proposed Residential development in Toronto (Lawrence Park) of a 4-storey condominium building with 51 units.

**\*2933 SHEPPARD AVENUE EAST (2023)**  
Proposed Residential development in Toronto (Scarborough) of an 18-storey building with approximately 170 units.

**\*5800 YONGE STREET (2024)**  
Proposed Mixed-use development in Toronto (Finch) with 1,639 units of residential condominium and rental/office space on 8 acres of development land.

**\*THE MILLWOOD (2024)**  
Proposed Residential development in Toronto (Midtown) of a 34-storey high-rise building and a 25-storey high-rise building with 3-storey retail podium (450 units).

\*TORONTO GREEN STANDARD