

★ BARRIE

Two towers will provide sweeping waterfront views

Buyer's search took eight years

Lifestyle, location appeal to all ages

ROBERTA AVERY
SPECIAL TO THE STAR

BARRIE - By the time Mark Dennie moves into his new condominium here in April 2009, eight years will have passed since he began his search for his perfect home.

But the Air Canada customer service agent says the wait will be more than worthwhile.

"Look at this location," he says looking out of the window of a model home on the site of Nautica, Barrie's newest waterfront condominium.

Dennie, 29, began his search for a home in Barrie five years ago, but couldn't find anything that suited his needs until this summer when the 146 units in Phase 1 of the two-tower Nautica condominium were launched.

Dennie says the \$205,000 price tag for his 900-square-foot, one-bedroom condo with sweeping views across Kempen-

felt Bay is a fraction of the cost he would pay for a similar property in Toronto.

"This is a really exciting development and it's close to all the downtown restaurants and bars," says Dennie.

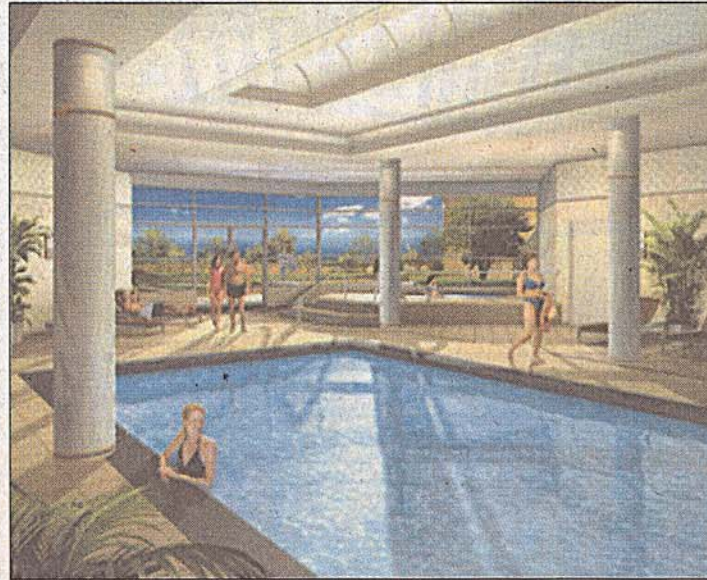
Another huge benefit is that the site's proximity to Highway 400 means he can be at work at Pearson International Airport in under one hour, he says.

While the bulk of the purchasers are "empty nester" in the 50-plus age group, associate real estate broker Steve Knowles says that Nautica is attracting more young professionals like Dennie, than previous projects.

"Our buyers are a real mix," says Knowles who has been selling waterfront condominiums in Barrie for more than a decade.

Nautica, with its garden terrace lounge, classic indoor pool with whirlpool and saunas, exercise room and manicured grounds, is proving popular with people of all ages who are looking for maintenance-free and worry-free living, he says.

"That includes busy young professionals or young couples or empty nesters. Some of the empty nesters want to go south



Nautica's amenities will include a garden terrace lounge, indoor pool with whirlpool and saunas, exercise room and manicured grounds.

for the winter and like to know that everything at home will be looked after," he says.

Sales have been brisk since the project launch on July 22 and some suites have already sold out. Prices on remaining units start with the one-bedroom, 873-square-foot St. Martaan unit for \$200,990 and top out with the 1,381-Bermuda unit starting at \$310,900.

Standard features include nine-foot ceilings in the main living area, kitchens with granite countertops, master bedroom ensuite bathrooms with whirlpool tubs and spacious balconies.

Designed by Ian S. Malcolm Architects for developers INVAR Building Corporation and The Ross Group, the twin 16-storey buildings that will even-

tually make up Nautica fan out so that every suite has panoramic views of Kempenfelt Bay. The two towers will be linked by a two-storey podium that includes the pool area, a games room and a banquet room for entertaining guests.

Maintenance fees are estimated to be 32 cents per square foot per month and will include water, sewer, gas and outside main-

tenance.

A furnished model suite is open at the presentation centre at 33 Ellen Street, just west of Lakeshore Drive Monday to Thursday 12 noon to 6 p.m. and Saturdays, Sundays and holidays 12 noon to 5 p.m. Closed Fridays.

For more information click on www.nauticacondos.ca or call 1-888-725-0344.