

# NEW HOMES

## Buyers of luxury Gallery Court condos like central location

By Sheila Brady

The man or woman with a healthy bank account and a penchant for luxury will be able to find happiness at Timberlay's planned condominium development in the Byward Market.

Artists' drawings, rug and ceramic samples and the sophisticated brochures all combine to paint a luxurious sketch of Gallery Court.

"We are trying to create a nice living environment," says Timberlay president Bob McElligott. "It is a very special kind of place."

That very special kind of place is being billed as having uncommon luxury for discriminating buyers of condominium homes. There are many who agree; although construction is not slated to begin until the end of April, 60 per cent of the 75 units have already been sold.

Professionals, public service mandarins, local entrepreneurs

and diplomats have bought units in the five-storey stone building that will be a short stroll from the new National Gallery, shopping in the Byward Market and the Parliament Buildings.

Gallery Court has also attracted professionals who will be working in the new National Gallery, says McElligott. Gallery Court will be buffered from Sussex Drive by a three-storey building that is to be built by the National Capital Commission. The building will hold some offices, stores and also contain nine luxury apartments for rent, said a Timberlay spokesman.

Gallery Court will actually front on Murray Street and gently compliment the design and style of the multi-million dollar National Gallery. Both buildings will be open at about the same time - within the next 13 or 14 months, says McElligott.

Prices at Gallery Court are not for the faint hearted. They start at \$90,900 for a 450-square foot bach-

elor apartment and range up to \$338,900 for a two-storey penthouse suite that covers 1,955 square feet.

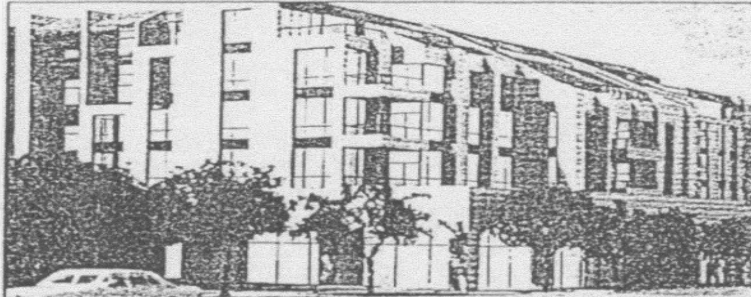
All of the units over 1,000 square feet include parking in the underground areas. However, buyers of the smaller one-bedroom suites can buy a parking spot for \$15,000, according to a company spokesman.

Prices will go up by five to 10 per cent fairly shortly, according to McElligott.

Four of the eight two-storey penthouses have already been sold. The suites range from 1,455 square feet for \$249,900 up to the 2,000 square foot model for \$338,900.

On the floor plans, architectural treats include secluded balconies, skylights, fireplaces and slanted ceilings.

Many of the units are being bought as pied a terre, says McElligott. Couples who have grown children are selling their



Gallery Court condominium, off Sussex on Murray Street

large homes and moving into the city, says a company spokesman. "Several people said they were simply tired of driving in to work," the official said. "Now many intend to walk to work. Everything is so close. The location is really an important selling point. You are close to everything."

Gallery Court is being built by Timberlay, which has a long tradition of building superior units including developments on Brown's Inlet and Rockcliffe-on-the-lake.

The court is also being financed by Citicom, the corporation which built the Rideau Centre.

The Timberlay-Citicom team is promising a quality development, including a pink and deep grey marble lobby with a television monitor system for security.

The units all include top quality wool carpeting, custom vanities, five appliances, and ceramic quarry tiles in the vestibule, kitchen, bathrooms and around the fireplaces.