



THE WELL ALLIED PROPERTIES REIT, RIOCAN AND DIAMOND CORP

TORONTO, ONTARIO
IN PROGRESS
3 MILLION SQ.FT. / 278,709 M²
7.7 ACRES SITE
DAVID PONTARINI, PARTNER-IN-CHARGE

The Well—as in “living well”—aims to shape a synergistic space where residents, workers, and neighbours enrich the urban experience for one another. Bordered by Spadina Avenue, Front, Draper, and Wellington Streets, the project injects a dynamic mix of uses into a key city-centre site. Close to half a million square feet of retail and over a million square feet of commercial office space will be added to this underserved area. More than a million and a half square feet of residential units will also be added, including both rental and market condominiums. The completed site will have a total of seven buildings and preserves the character of the neighbourhood including the historic cottages of Draper Street. A new 36 storey office building at the intersection of Front and Spadina, also designed by HPA, will mark the gateway into the new neighbourhood.

A significant linear park will be created along Wellington street connecting to Victoria Memorial Park to the west and Clarence Square

to the east. The pedestrian-centred plan will restrict vehicles to a few underground garage access points, and will use existing laneways and new promenades to link existing pocket parks to a retail oriented pedestrian thoroughfare that crosses the neighbourhood bringing a mix of international chains, independent boutiques, and restaurant patios. A proposed undulating glass canopy will allow access to the street year-round.

The Well integrates live-work-play to a greater extent than any other project currently proposed in Toronto.