

HOTEL OVERVIEW



HOTEL VIE

A HOTEL OWNERSHIP OPPORTUNITY,
WHERE YOU CAN ENJOY LIFE'S FINEST PLEASURES



HOTEL VIE - EXTERIOR VIEW



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INTRODUCTION

The Parentela Family is proud to launch its first hotel in the heart of Vaughan, Hotel Vie, a boutique hotel chain slated to open its doors in 2026.

The hotel will be a twelve-storey property, designed by MATAJ Architects, featuring 261 masterfully crafted suites, 54 luxury executive offices curated for entrepreneurs, and a list of five-star amenities. Hotel Vie will be built next to Château Le Jardin Event Venue, conveniently located on Hwy 27 at Langstaff in Woodbridge, just north of Hwy 407 and only minutes from Pearson International Airport.

Hotel Vie will be recognized as the epicenter of extraordinary entertainment and ambiance with a combination of amenities and venues unmatched throughout the GTA. Featuring its authentic Marché de Joe, a French bistro and market, the Sopra Sopra Ristorante, an exciting and vibrant Italian restaurant, the Claude Monet Gardens, a greenhouse oasis for moments of Zen, the exclusive Club de Vin, a private members' wine club, and La Terrasse, a year-round rooftop lounge and pool. The hotel will also showcase first-class leisure amenities, including the Giverny Holistic & Wellness Spa, a true preventative health centre, and La Salle de Gym, an invigorating fitness centre and indoor pool.

Keeping true to the hotel's French namesake, "life" will be embodied in every aspect of the hotel. For which the design of the property will invite guests to connect with others, be a truly inspiring place to work, and allow one to enjoy life's finer pleasures. Every aspect of this grand vision for the GTA will truly remind all visitors that, every moment of life is to be celebrated and enjoyed ... "Vivre la Vie!".





THE TEAM - OPERATIONS

Legal - Corporate

Goldberg, Lamba & Ghannoum LLP, David Goldberg, Toronto, ON

Chartered Accountants

BDO Canada LLP, Hamid Shekarchi, Vancouver, BC

Accountants

SLF Schwartz, Levitsky, Feldman, Nadeem Jilani, Toronto, ON

Food & Beverage

Chateau Le Jardin Event Venue, Inc., Parentela Family, Vaughan, ON





HOTEL VIE



27 DEVELOPMENTS INC.

CHÂTEAU LE JARDIN
EST. 1985

THE TEAM - CONSULTANTS

Event Venue	Chateau Le Jardin Event Venue, Parentela Family, Vaughan, ON
City Planner	Weston Consulting, Kurt Franklin, Vaughan, ON
Lead Architect	Mataj Architects, Artan & Eva Mataj, Oakville, ON
Interior Designer	Provencher Roy, Pascale Vaillancourt & Philip Zein, Montreal, QC
Construction Manager	Baycon Construction Management., Toronto, ON
Structural Engineer	Stephenson Engineering, Robert Sqapi Toronto, ON
Consulting Engineer	CF Crozier & Associates, Nicole Segal, Toronto, ON
Mechanical Engineer	EJS Mechanical Engineers, Elias Shomali, Brampton, ON
Environmental Engineer	Chung & Vander Doelen, Mike Lefebvre, Kitchener, ON
Sound Engineer	Valcoustics Canada, Mark Levkoe, Toronto, ON
Electrical Engineer	e-Lumen, Jerry Mobilio CET, Vaughan, ON
Landscape Architect	Kent Ford Design, Kent Ford, Toronto, ON
Project Surveyor	Krcmar Surveyors, Saša Krcmar, Thornhill, ON
Project Appraiser	Colliers International, Hadley Duncan, Toronto, ON
Hotel Appraiser	HVS Consultants and Appraisal, Toronto, ON
Cost Consultant	Finnegan-Marshall, Ken Marshall, Toronto, ON
Real Estate Evaluator	MacKenzie Ray Heron & Edwardh, Yvonne Whyte, Toronto, ON
Branding Agency	Cleansheet Communications, Joncarl Bresolin, Toronto, ON
Marketing & PR Agency	Dolce Media, Michelle Zerillo, Vaughan, ON
Restaurant Consultant	The Consigliere Group, Michael Colangelo, Toronto, ON
Legal - Land Development	Schneider Ruggiero Spencer Milburn LLP, David Spencer & Ben Singer, Vaughan, ON
Legal - Securities	CC Corporate Counsel, Michael Bluestein & Melanie Sokalsky, Vaughan, ON
Legal - Corporate	Goldberg, Lamba & Ghannoum LLP, David Goldberg, Toronto, ON
Legal - Franchise	Law Works, Ben Hanuka, Toronto, ON
Quantity Surveying	Intrepid Quantity Surveying Inc.

HOTEL VIE ARCHITECT FIRM



Eva Mataj
CO-FOUNDER



Artan Mataj
CO-FOUNDER

Led by its founders Eva and Artan Mataj, Mataj Architects are experts in hospitality design, having worked with a vast array of leading global brands, including Marriott, Crowne Plaza, and many other prominent hotel brands.

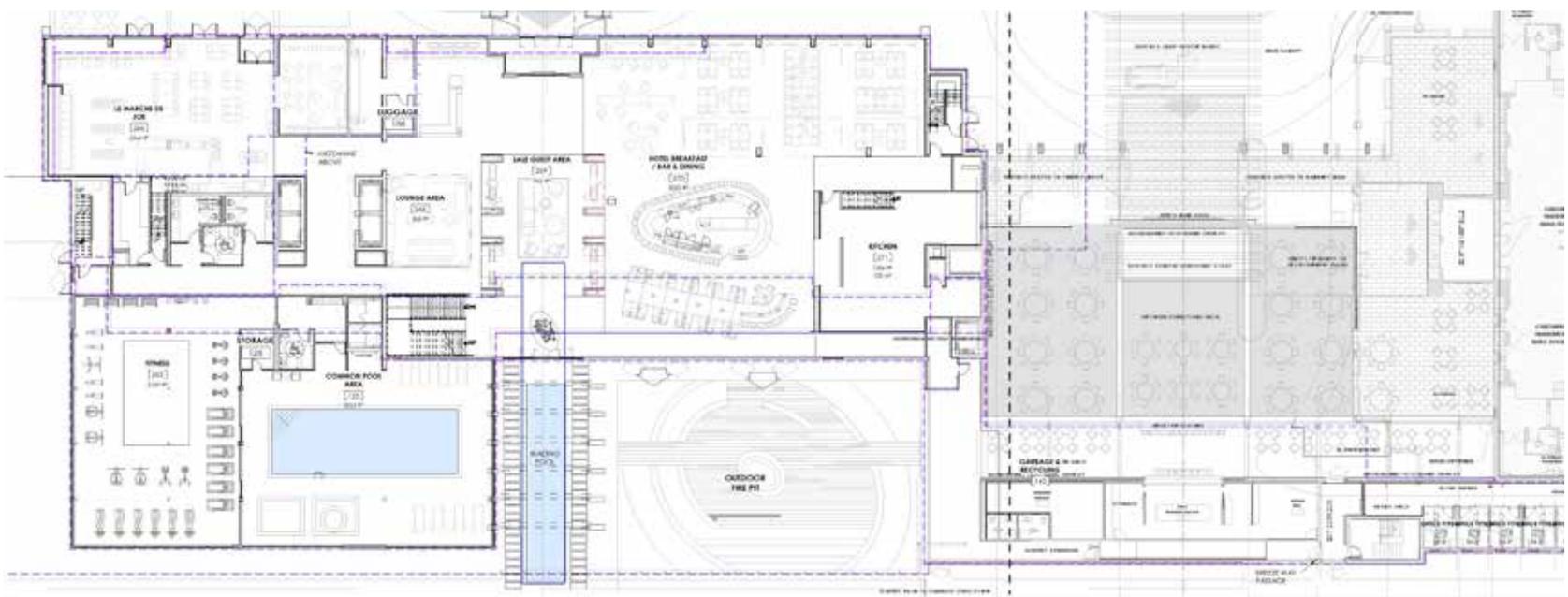
With an enthusiastic approach to architecture excellence, the firm has an established reputation for providing distinctive expertise and delivering a unique flair to their designs.

Eva and Artan firmly believe in the hands on approach of designing, and their firm is committed to surpassing client expectations at every turn. The Mataj Team is focused on curating sophisticated designs with feasible constructibility.



www.matajarchitects.com

SITE PLAN



HOTEL VIE INTERIOR DESIGN FIRM



Pascale Vaillancourt
PROJECT MANAGER



Philip Zein
SR. INTERIOR DESIGNER

Provencher_Roy is a dominant player in urban architecture in Canada and brings together nearly 350 passionate professionals working in all areas of the environment built in Canada.

For over thirty years, the group's innovative approach has been to anticipate the impact of architectural conception and design in time and space. Over the years, Provencher_Roy projects include Ritz Carlton Montreal, World Trade Centre Montreal, the Casino de Montreal among others.

Provencher_Roy has been awarded over 170 awards and distinctions recognizing the excellence of its projects in Quebec, Canada and abroad.

PROVENCHER_ROY

www.provencherroy.ca

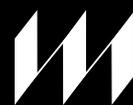
HOTEL VIE DEVELOPMENT PLANNERS

KURT FRANKLIN | VICE PRESIDENT

One of the largest, most experienced planning and urban design firms in central Canada, Weston Consulting has helped transform urban, regional and rural spaces for leading public and private sector clients since 1981.

Large or small, the same attention to detail and innovative, practical thinking goes into every assignment that Weston Consulting undertakes. Whether the goal is to create a master plan for a municipality, provide exciting, effective urban design, strategize ways to enhance land value or take a client through the intricate steps necessary to bring a site to the development stage, the Weston team of professionals offers a thorough knowledge of the planning process, government policy and regulations and development industry trends.

With Weston Consulting, strategy is the foundation of success.



**WESTON
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planning + urban design

www.weston-consulting.com.ca

CONSTRUCTION TO BEGIN 2021 | OCCUPANCY 2023





HOTEL SIGNATURE SUITE VIEW



OFFICE SUITE VIEW



THE SUITES

261

SIGNATURE SUITES

5TH to 12TH Floors

The Hotel Vie Signature Suite is a luxurious space featuring white marble foyer, spa-inspired bathrooms, custom made millwork, and floor to ceiling windows filling the room with natural light. These suites are available in five unique presentations: King Suite; Double-Queen Suite; King Accessible Suite; Hospitality Suite; and the VIP Suite. All Guest Suites include the following amenities: room service; concierge services; valet parking; heated indoor pool; hot tub & cold plunge; fitness centre; day pass to La Terrasse Rooftop Lounge & Pool; and much more!



54

OFFICE SUITES

2ND & 3RD Floors

Where all aspects of one's work life are taken care of in one place. Hotel Vie's fully furnished Luxury Office Suites offer a professional receptionist service to answer all calls and greet all clients in the lobby, use of the executive boardroom and outdoor communal terrace, plus access to the hotel's amenities. These include room service; concierge; La Terrasse Rooftop Pool & Lounge; heated indoor pool; hot tub & cold plunge; fitness centre; wellness spa; private wine club; valet, above and underground parking; and much more.



SOPRA SOPRA - RESTAURANT & WINE BAR VIEW



LA TERRASSE - ROOFTOP LOUNGE & POOL VIEW



THE AMENITIES

Hotel Vie will provide guests first class amenities throughout the property, like a holistic & wellness spa, an Italian restaurant, an authentic French bistro café, an indoor pool and fitness centre, a truly unique greenhouse garden, a private wine club, plus a rooftop lounge & pool. A detailed description of each amenity can be found on the following pages:

MARCHÉ DE JOE 13
FRENCH BISTRO & MARKET

CLUB DE VIN 14
PRIVATE MEMBERS' WINE CLUB

LE JARDIN COURTYARD 15
PRIVATE EVENT SPACE

CLAUDE MONET GARDENS 16
GREENHOUSE COURTYARD

SOPRA SOPRA RISTORANTE 17
RESTAURANT & WINE BAR

LA TERRASSE 18
ROOFTOP LOUNGE & POOL

LA SALLE DE GYM 20
FITNESS CENTRE & INDOOR POOL

GIVERNY SPA 21
HOLISTIC & WELLNESS SPA

In addition, the hotel will be adjacent to Château Le Jardin Event Venue, itself a Vaughan institution offering catering and hospitality services for over 35 years and averaging over 5,000 visitors per week. The synergy between the two venue spaces will be electric and provide guests an experience unlike anywhere in the GTA.

Hotel Vie will become a hospitality beacon for all looking to enjoy life to its fullest!



HOTEL VIE

FOOD & BEVERAGE*

*PLEASE NOTE: All Amenity Services and Details are subject to change, and all photos and renderings are for inspirational purposes only.

MARCHÉ DE JOE

FRENCH BISTRO & MARKET

Marché de Joe offers a diverse selection of healthy, convenient, and high-quality food and beverage options including a fresh juice counter, European-style grocery, and takeout services.

The café itself will also offer specialty coffees with beans roasted daily, an assortment of quality homemade pastries & artisan baked goods, a healthy bistro-style menu, and an array of unique offerings including caviar, blini, and champagne ... a perfect treat for any time throughout the day!

The marché will cater to the health-conscious consumer, featuring fresh & frozen high-quality homemade foods and products prepared daily, such as fresh tomato sauces; salad dressings; gravies; pickled & marinated vegetables; assorted charcuterie; a vast selection of cheeses and authentic gelato; among many other delicacies. There is something for everyone, as good food brings all of us together!



CLUB DE VIN

PRIVATE MEMBERS' WINE CLUB

A venue dedicated to the collector of fine wines and spirits, or the aspiring connoisseur. Club de Vin private members' wine club will be a unique and luxurious space to entertain guests and impress even the most discerning business associates.

Members will enjoy 24/7 access to our state-of-the-art climate-controlled cellar, perfect for storing their prized vintages. The venue will feature multiple stunning semi-private lounges and private rooms, which members can reserve to host intimate dinner experiences, wine/spirit tastings or important business meetings.



LE JARDIN COURTYARD

PRIVATE EVENT SPACE

As an extension of Château Le Jardin Event Venue, the Le Jardin Courtyard is a lavish outdoor event space for guests looking to host catered outdoor events in a unique environment.

The courtyard area itself is a perfect outdoor spot for an intimate wedding, birthday party, corporate luncheon, or any other gathering to be celebrated with friends & family under the moon and stars. In operation throughout the Spring, Summer and Fall seasons, the Le Jardin Courtyard features a retractable roof to mitigate any unexpected weather conditions, while maintaining the outdoor ambiance. Not even Mother Nature can stop the party!

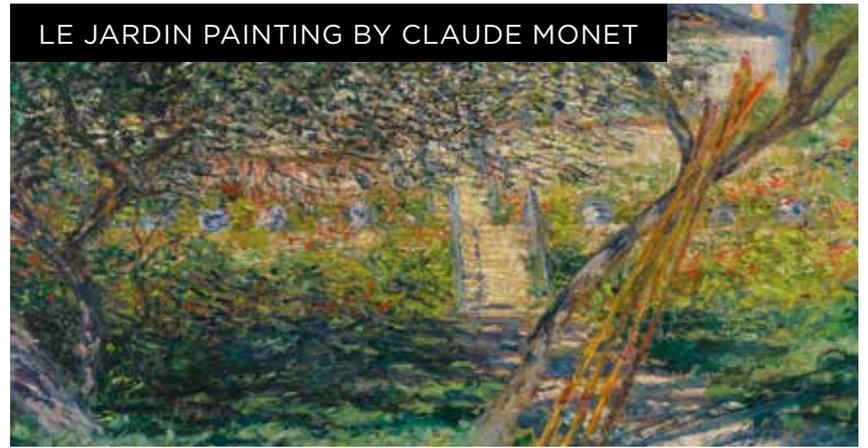


CLAUDE MONET GARDENS

GREENHOUSE COURTYARD

The Claude Monet Gardens, adjacent to Sopra Sopra Ristorante, will provide guests a chance to reconnect with nature, featuring beautiful greenery, natural gas fire pits, and a truly Zen atmosphere. It will be the ideal spot for disconnecting from all the hustle and bustle.

This natural oasis, with its immaculately kept gardens will be the perfect backdrop for any intimate event, from wedding ceremonies to private dinners to networking events and beyond. Mother Nature would be proud!

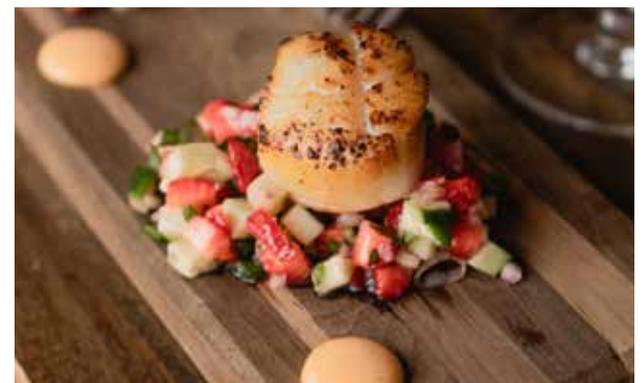


SOPRA SOPRA RISTORANTE

RESTAURANT & WINE BAR

A lively restaurant with nightly entertainment making it the perfect spot to end the night ... OR start it! The focal point of the restaurant will be a masterfully designed main bar, where skillful bartenders will serve guests signature cocktails, fine wines, and craft brews.

The dining room was designed with versatility in mind, including alternate lounge seating available in the lobby and various semi-private seating areas throughout the space. The venue can easily accommodate all event types, from a wedding couple's intimate dinner to large celebrations with live music and entertainment. Showcasing European fare prepared fresh daily for breakfast, lunch and dinner, Sopra Sopra patrons will be treated to a broadening of their palate through a culinary adventure during each visit ... Buon Appetito!

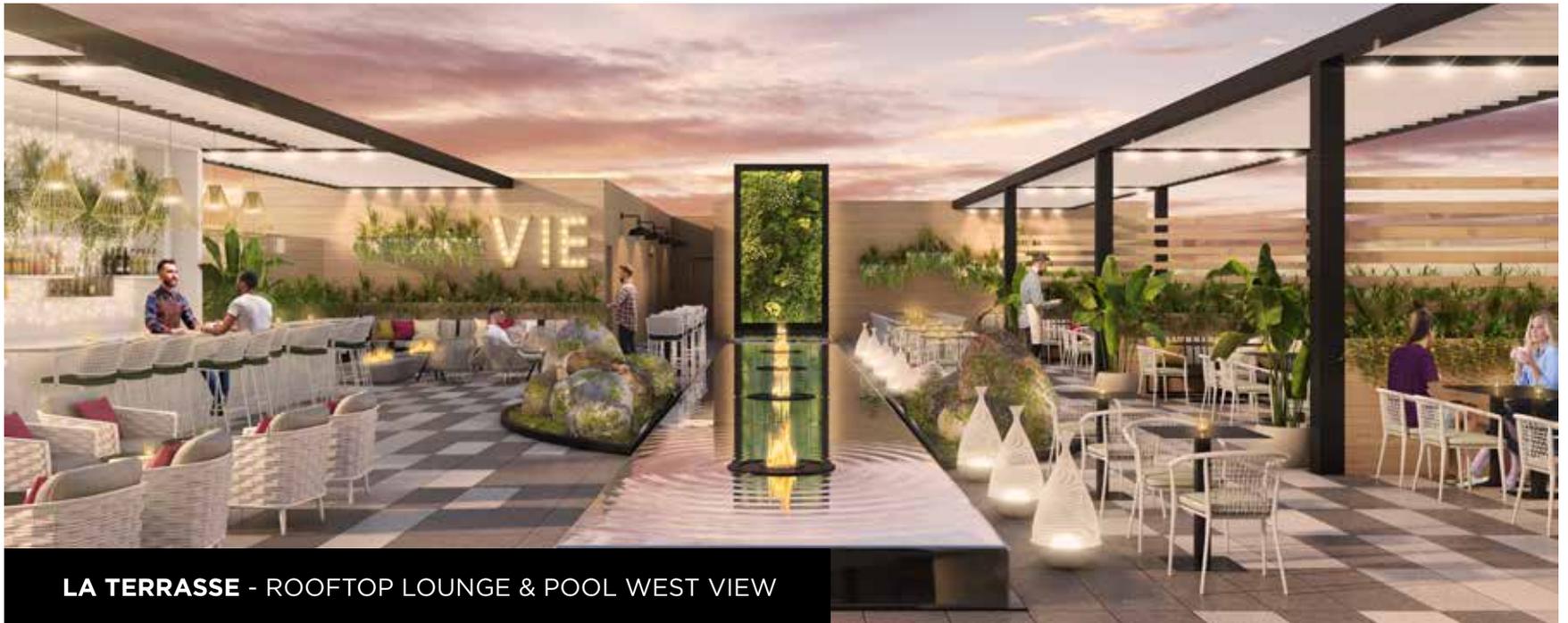


LA TERRASSE

ROOFTOP LOUNGE & POOL

Escape to La Terrasse and let the party begin! This luxurious rooftop space offers guests poolside cabanas for relaxation, lounge seating for dining, an outdoor running river with an impressive fire feature, and a breathtaking unobstructed 360° view, perfect for catching your next sunset!

With its retractable roof and infrared heaters, La Terrasse will be unmatched as a year-round venue for hosting unique weddings, birthday parties or any other gathering of friends and family. Truly a rooftop experience and event space like no other in the GTA!





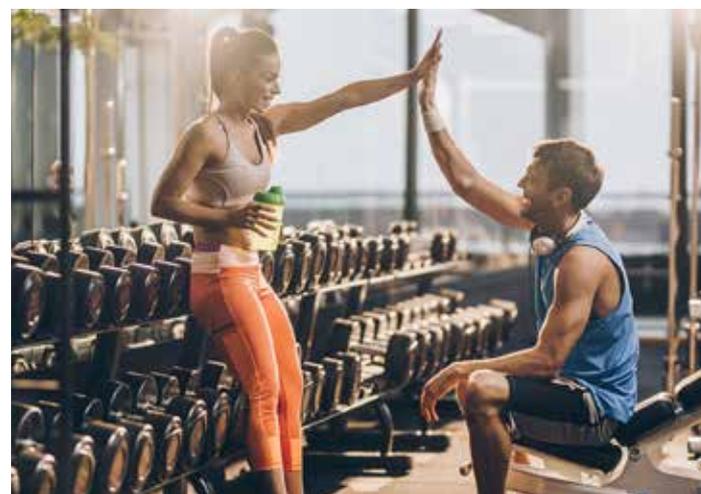
HOTEL VIE AMENITIES*

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LA SALLE DE GYM

FITNESS CENTRE & INDOOR POOL

La Salle de Gym is a state of the art fitness facility, featuring all of the latest exercise equipment, an indoor pool, a hot tub, and a therapeutic cold plunge, plus spacious and modern change rooms and showers for hotel guests, office suite owners and paid members.



GIVERNY HOLISTIC & WELLNESS SPA

HEALTH & WELLNESS CENTRE

The Giverny Holistic & Wellness Spa is more than just a health spa, it is a true preventative health centre with all-natural non-medical health practitioners including acupuncture; chiropractors; health & weight loss programs; plastic surgery; etc. The spa was designed to prevent disease and enhance quality of life to all. Wellness Tourism at its finest!

- FACIALS
- COLONICS
- MASSAGES
- LYMPHATIC DRAINAGE
- ANTI-AGING LASER
- BOTOX
- LASER HAIR REMOVAL
- PEDICURE/MANICURE
- IV THERAPY
- HYDROTHERAPY
- CRYOTHERAPY
- REIKI
- AYURVEDIC THERAPY
- HYPNOTHERAPY
- ACUPUNCTURE
- AROMATHERAPY
- REFLEXOLOGY
- DIETITIAN
- WEIGHT LOSS PROGRAMS
(I.E. KETO PROGRAMS, JUICE
FAST PROGRAMS & VEGETARIAN)
- DENTAL
- HEALTH PROGRAMS (OVERNIGHT STAYS)
- GENOME TESTING
- CHIROPRACTORS
- OSTEOPATHS
- NATUROPATHIC DOCTORS
- PLASTIC SURGERY & POST CARE
- OXYGEN THERAPY
- HOLISTIC NUTRITION COUNSELLING
- LIFE COACHING
- MENTAL HEALTH COUNSELING

YEARLY MEMBERSHIPS AND DAILY PASSES WILL BE OFFERED. MEMBERSHIP INCLUDES THE FOLLOWING:

PILATES • EXERCISE CLASSES • SAUNA • EUCALYPTUS STEAM ROOM
WELLNESS CLASSES • YOGA CLASSES AND ACCESS TO
CLAUDE MONET GARDENS, LA TERRASSE ROOFTOP LOUNGE & POOL AND LA SALLE DE GYM





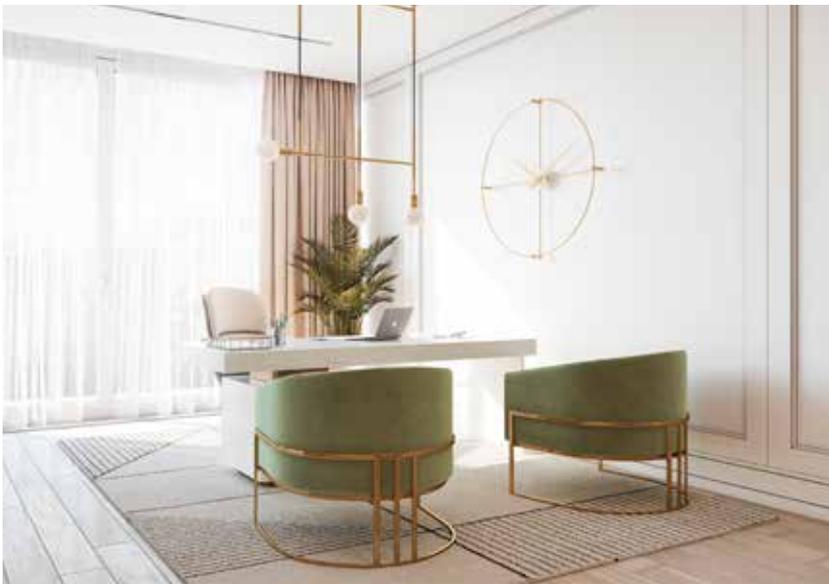
HOTEL VIE ENTERPRISE CENTRE*

LUXURY OFFICE SUITES

HOTEL VIE ENTERPRISE CENTRE

Hotel Vie Enterprise Centre consists of 54 Luxury Office Suite Condos located on the 2nd and 3rd floors of the hotel. Each of the fully furnished condos benefit from a long list of hotel services including valet, above & underground parking; concierge services; 24-hour security; room service; communal boardroom; outdoor communal terrace; lobby guest greeting and telephone answering services.

In addition all Luxury Office Suite Condo Owners will be granted Hotel Vie memberships to: La Salle de Gym, a fitness centre and indoor pool; the Giverny Spa, a holistic and wellness spa; and Club de Vin, a private members' wine club, plus other VIP privileges.



CHATEAU LE JARDIN EVENT VENUE

HOTEL VIE WILL BE ADJACENT TO AN EXISTING 5-STAR EVENT VENUE

38,000 ft² of event space in an 80,000-ft² facility

Established operation: over 100,000 successful events and over 5 million guests since 1985

Event venue is a demand generator for the hotel

Expert catering & culinary team

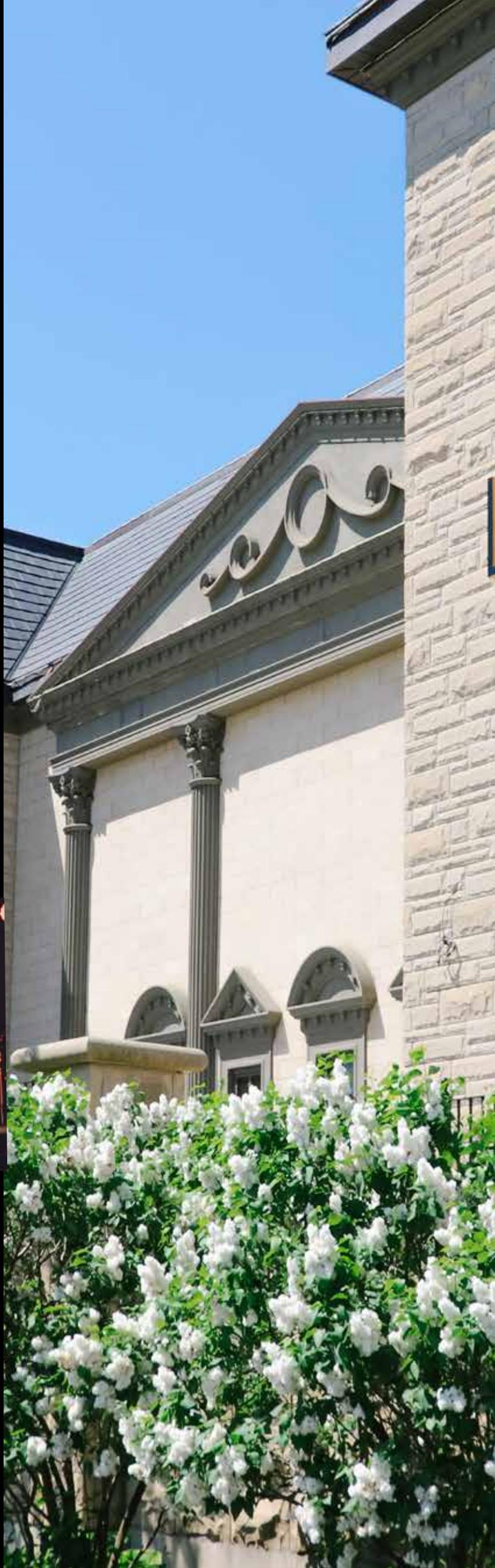
Located by major highways (427 & 407) and minutes from Pearson Airport and Highway 401

On average 5,000 visitors walk through the doors weekly. This is expected to rise to 7,000 once the hotel is in operation

New corporate conferences will increase hotel usage

Conceptualized and executed *Après Noir*, a high-end dinner and concert series

Over 80,000 cars drive by per day on Hwy. 27



APRÈS NOIR PERFORMERS INCLUDE:

- Robin Thicke
- Chef Bobby Flay
- Jessie Reyez
- Drake
- Karl Wolf
- Arianna
- Rob Thomas
- Jennifer Hudson
- Mikey Day (SNL)
- 2 Cellos
- Bob Saget
- Shaggy
- Chef Walter Martino
- David Blaine



THE PARENTELA STORY

The Parentela Story starts with Joe and Teresa Parentela and the launching of their catering business in 1965. Since then, the torch has been passed from one generation to the next, with Carlo Parentela, son to Joe & Teresa, taking over in 1985. From which Carlo has grown the Château Le Jardin brand to the current 80,000 sq. ft. event venue space in Vaughan, Ontario.

With its company wide dedication to customer satisfaction, stunning design, exquisite food and exemplary services, Château Le Jardin has become the most preferred event venue for weddings, corporate functions, social events and fundraisers in the region. The venue is now a multiple award-winning event destination, and recognized as one of the top event venues in Canada for over 35 years.

Carlo and his children were the creative minds behind *Après Noir*, held at Château Le Jardin in 2018. These notable events were a combination of world-class creative arts, nightlife and fine dining, featuring performances by Drake, Jennifer Hudson, Robin Thicke, David Blaine and many other artists. The Parentela family's attention to detail has been the key element in their rise to dominance in the event industry. "Everyone can see the big picture, but it's those that look into the small details that always win, because people notice that", says Carlo Parentela.



The Parentela family remains resolute in their mission to deliver a world class destination in Hotel Vie.



HOTEL VIE - EXTERIOR VIEW



HOTEL VIE



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MORE INFO - DATES - PRICING

