

A stylized graphic of a mountain range composed of four overlapping, light blue triangular peaks. The text "FREED BLUE MOUNTAIN" is centered horizontally across the middle of the mountain range.

**FREED BLUE MOUNTAIN**

WELCOME TO FREED BLUE MOUNTAIN





LOBBY — ILLUSTRATION IS ARTIST'S CONCEPT. E.&O.E.

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## About Freed



Gone are the days when a home  
was just a place to live.

# This is Freed Blue Mountain

Imagine awakening each morning to the awe-inspiring vistas of the majestic Blue Mountains, where every inch of your stunning home mirrors the natural splendor and exhilarating adventure of its surroundings. Freed Blue Mountain seamlessly marries sophisticated, contemporary design with indulgent amenities, crafting a lifestyle that redefines hotel living. In this exclusive enclave, the unique charm of the Village is elevated to new heights, offering residents an unparalleled living experience. Welcome to a world where luxury knows no bounds, and every day is an invitation to savor the extraordinary. Welcome to Freed Blue Mountain.

# Your elevated alpine retreat

Discover a new pinnacle of luxury hotel living at Blue Mountain. Nestled in the heart of the Village, this new exclusive residential community epitomizes elegance and modern sophistication. Freed, renowned as the largest resort and hotel developer in Ontario, proudly presents an opportunity unlike any other.





“At Freed Blue Mountain, we’ve crafted a haven where modern design harmonizes with nature’s beauty. Our goal is to offer a lifestyle beyond the everyday, inviting you to experience unmatched luxury against the stunning Blue Mountains. We’re thrilled to bring a unique offering to this prime Ontario ski location.”

— PETER FREED, CEO, FREED

# A new era of premier ski living



# Luxury hotel living

Welcome to Freed Blue Mountain, where luxury meets comfort in every detail. Experience an offering that goes beyond simple accommodations, with a lifestyle that caters to your every need.

## Luxurious Amenities

Spacious Fitness Centre

Stunning Rooftop Pool with Mountain Views

Private Spaces for Entertaining and Dining

Beautiful Finishes

Furnished by RH

Your home is more than just a place to stay—it's a sanctuary of complete care and comfort, where luxurious living is redefined. Enjoy thoughtfully-curated details throughout Blue Mountain's newest residential development.



Unlock a  
lifestyle

where every  
day feels  
like a five-star  
vacation

Ontario's  
premier ski  
destination

# Residences at Blue Mountain

This project marks a significant milestone as the newest residential addition to Blue Mountain Village. The development features a five-storey building with 196 residential units, offering a range of layouts, from studios to 3-beds plus dens, with sizes ranging from 350 to 1,350 sq. ft..

Additionally, the building includes approximately 18,000 sq. ft. of ground-floor commercial and retail space and underground parking. Amenities are abundant, with over 6,500 sq. ft. of indoor space, including a rooftop pool, ski and snowboard lockers, a fitness centre, a lobby café, and a multi-purpose room.



RETAIL STREETSCAPE — ILLUSTRATION IS ARTIST'S CONCEPT. E.&O.E.

# The Residences

“At Residences at Blue Mountain, you’ll find casually elegant surroundings designed for residents to gather and connect. Imagine warm hues, soft lighting, natural wood tones, and plush linens. Every detail crafted to create that perfect home-away-from-home vibe. Unwind, relax, and feel completely refreshed.

— ANWAR MAKHAYECH, DESIGN AGENCY

Unveil a sanctuary where tranquility meets elegance at Residences at Blue Mountain. Each residence is meticulously crafted to embody your ultimate comfort and pride. Opt for our intimate, hotel-inspired suites or relax in our larger units, extending up to 1,350 sq. ft.. Every inch is a testament to refined living, nestled within the vibrant heart of Blue Mountain village.

Indulge in unparalleled sophistication with exquisite furnishings from RH, transforming your stay into a symphony of style and comfort. Welcome to your true home away from home.



FURNISHED BY RH

PENTHOUSE INTERIOR SUITE — ILLUSTRATION IS ARTIST'S CONCEPT. E.&O.E.

# Rental program



## Worry-free condominium ownership

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Prime business & leisure destination

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Professionally managed

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World-class amenities

---

Furnished by RH

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Welcome to the epitome of worry-free, luxurious living ownership at Residences at Blue Mountain! Here you're not just buying a suite; you're claiming your personal haven in one of the most coveted regions in Ontario, complete with a hotel-inspired lifestyle that promises unparalleled comfort and sophistication.

When you purchase at Residences at Blue Mountain, your unit integrates into a premium rental pooling program. A team of experts will handle every detail from administrative tasks to meticulous maintenance, ensuring your property remains pristine. Further insights into the rental program are outlined in the condominium disclosure documents.

# Features & finishes

SOPHISTICATION TO SURPASS  
YOUR EXPECTATION

LIVE NOW  
LIVE FREED



PENTHOUSE INTERIOR SUITE — ILLUSTRATION IS ARTIST'S CONCEPT. E.&O.E.

European-style cabinets available in various colours  
and finishes

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Counter-depth fridge, wall oven, cooktop, microwave/  
hood fan, and dishwasher included

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European-style vanities with a variety  
of finishes

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Undermount sinks include  
designer-selected faucets

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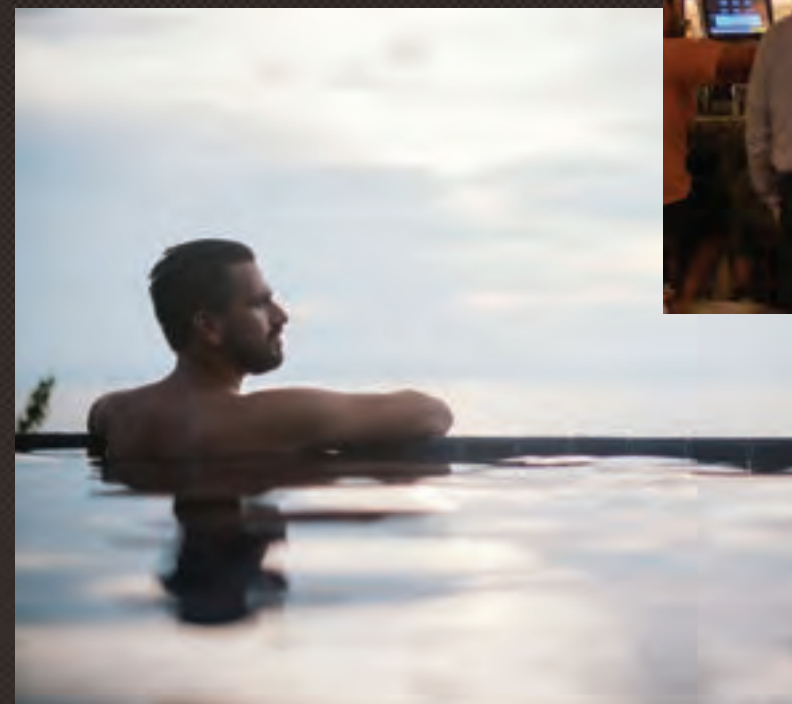
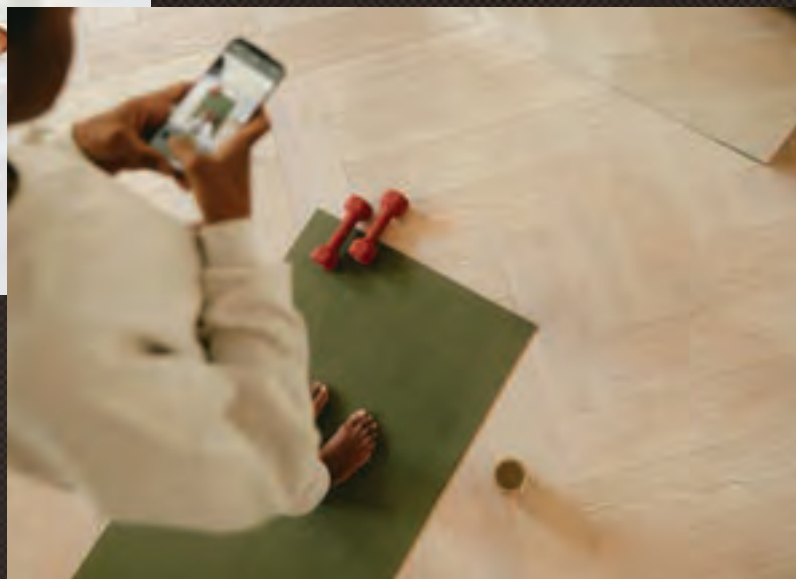
Built-in tubs with designer-selected fixtures, frameless  
glass showers, and high-efficiency toilets

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Unlimited high-speed internet, wiring for  
telephone and data, with outlets in main rooms

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Individual hydro metering, and in-suite energy-efficient  
air conditioning and heating with a ventilation system



# Après-Ski



LOBBY — ILLUSTRATION IS ARTIST'S CONCEPT. E.&O.E.

# Your luxurious mountain retreat

## ELEVATED AMENITY SPACES DESIGNED FOR DISCERNING RESIDENTS

Embrace the epitome of luxury at Blue Mountain, where every indulgence is just steps away. As you enter through the grand lobby, you're greeted by a concierge and breathtaking floor-to-ceiling windows showcasing the pristine mountain vistas. This isn't just a stay; it's an experience that blends luxury with the comfort of home, highlighting the unparalleled quality of the Residences at Blue Mountain.

Your suite is a sanctuary of elegance, strategically positioned to immerse you in the vibrant pulse of Blue Mountain's year-round events and conventions. Here, sophistication meets serenity, offering you the perfect haven to unwind and revel in the extraordinary.

# Amenities

Experience convenience close to home at Residences at Blue Mountain, your gateway to the Village. This exclusive amenity program includes lockers to store your ski & snowboard equipment, a fitness centre, contemporary party lounge, and a multi-purpose space to gather, along with ample parking for all residents and guests. And when the skiing is done for the day, head to the rooftop pool for a relaxing end to your day.



PARTY LOUNGE — ILLUSTRATION IS ARTIST'S CONCEPT. E.&O.E.







LOBBY LOUNGE CAFE — ILLUSTRATION IS ARTIST'S CONCEPT. E.&O.E.

“Residences at Blue Mountain, designed by B+H, will be a lively new gateway to Blue Mountain Village, enhancing the guest experience and connecting them to the community. The building’s design, with its façade and flowing roofs, mimics the natural contours of the landscape. From the

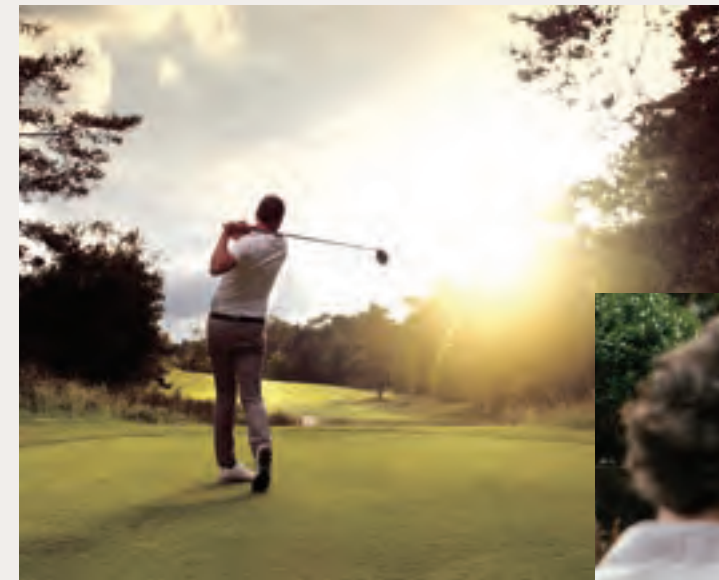
lobby café and multi-purpose room to the fitness area and the breathtaking rooftop pool, every amenity is crafted to inspire and immerse guests in the mountainside beauty from the moment they arrive.”

— PATRICK B. FEJÉR, B+H ARCHITECTS





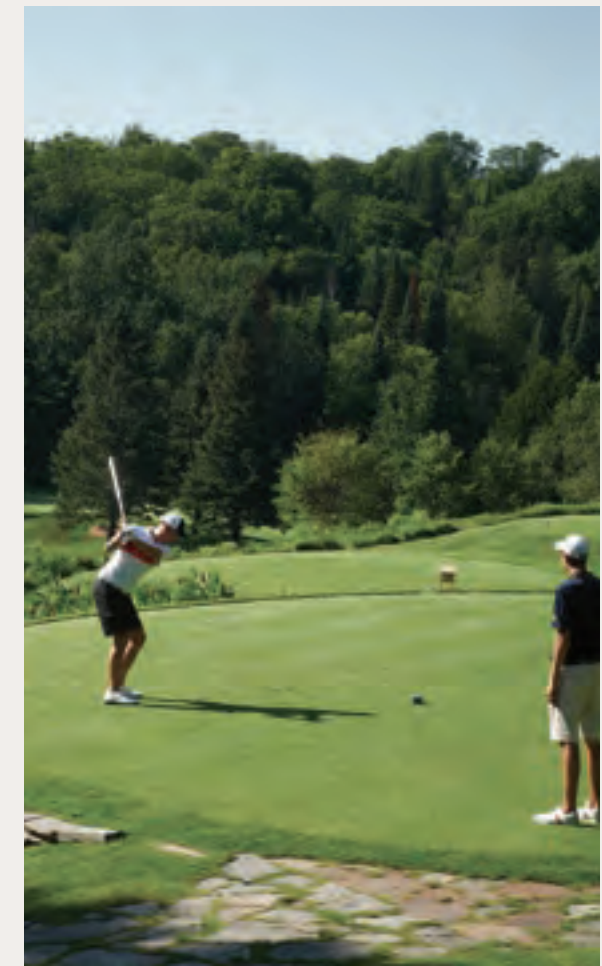
# Four Season



# Living

# Winter

Blue Mountain offers a range of exciting winter activities, from downhill and cross-country skiing to scenic snowshoeing trails. Thrill-seekers can enjoy tube rides and mountaintop skating, while those seeking relaxation can unwind at fireside restaurants or indulge in a winter spa escape. With plenty of shopping in Blue Mountain Village, there's something for everyone to enjoy during the colder months.



The star season of the Blue Mountain region, winter deserves all the attention it gets. Endless opportunities await indoors and out.



# Spring, Summer and Autumn

Blue Mountain offers year-round beauty and adventure, surrounded by the scenic farmland of Grey County. It's the ideal home base for exploring the region, with activities like golfing at nearby courses, hiking trails for all levels, and excellent biking tracks. For thrill-seekers, there's zip-lining, adventure

tourism, and the exhilarating Ridge Runner Mountain Coaster. Just 10 minutes away, the beaches and waters of Georgian Bay await, while Blue Mountain Village offers shopping, al fresco dining, and a calendar filled with special events, festivals, and concerts throughout the year.

\* Some activities available only at specific times

RESIDENCES AT BLUE MOUNTAIN, AERIAL  
ILLUSTRATION IS ARTIST'S CONCEPT. E.&O.E.



THE DETAILS THAT  
DEFINE THIS COMMUNITY

365

acres of downhill  
skiing

720

ft. vertical  
elevation

42

marked trails

30

floodlit runs for  
night skiing

7

ski lifts

2

minute walk to the  
base of the ski hill

10

golf courses within  
a short distance

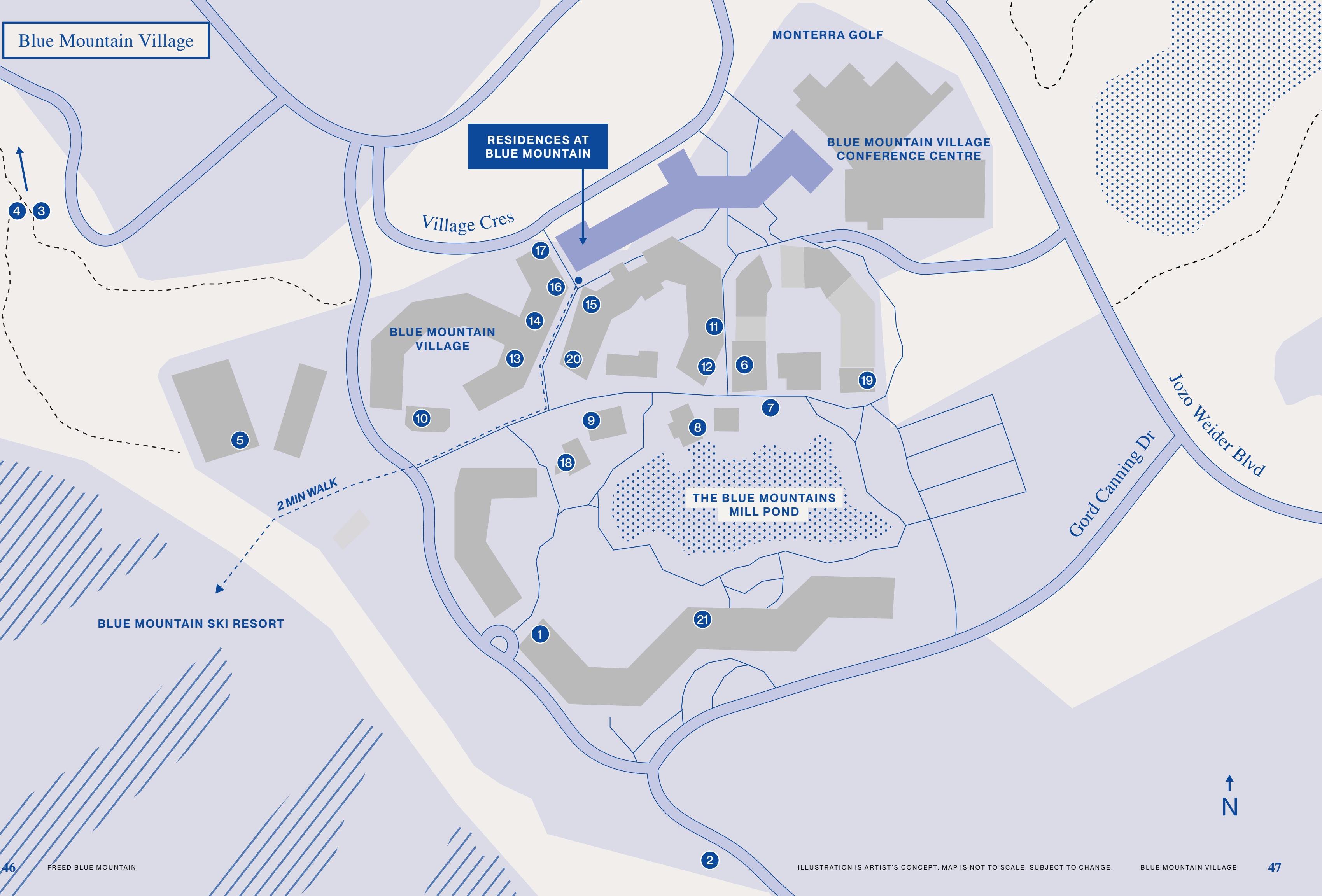
40+

unique shops and restaurants  
in Blue Mountain Village

# All about

# Blue

The Village & mountain,  
steps from your suite



AREA LEGEND

- I Northwinds Beach
- II Blue Mountains Ski Resort
- III Blue Mountain Village
- IV The Blue Mountains Mill Pond
- V Monterra Golf
- VI Blue Mountain Village Conference Centre
- VII Scandinave Spa Blue Mountain

Context

ACTIVITIES

- 1 Plunge! Aquatic Centre
- 2 Hike N' Tube
- 3 Kalola Spa
- 4 The Pottery Restaurant
- 5 Grand Central Eatery & Market
- 6 Magnone's Italian Kitchen
- 7 Northwinds Brewpub & Craft Beer Store
- 8 Kaytoo Restaurant & Bar
- 9 Mother Tongue Asian Bistro & Cocktail Bar
- 10 Rusty's at Blue
- 11 Twist Kitchen & Cocktail
- 12 Tholos Restaurant
- 13 Copper Blues
- 14 Starbucks
- 15 BeaverTails Blue Mountain Village
- 16 Camino Taco
- 17 Village Market
- 18 Firehall Pizza Co
- 19 Iwa Spa Blue Mountain Village
- 20 MJ Byrne's Irish Pub
- 21 Oliver & Bonacini Café Grill

Area Amenities





HORSESHOE RESORT



DEERHURST RESORT



MUSKOKA BAY RESORT



FREED BLUE MOUNTAIN

# Live Now Live Freed

FREED HOTELS & RESORTS  
IS ONTARIO'S LARGEST  
RESORT OWNER-OPERATOR

At Freed we build more than properties—we create experiences. From luxury condos in Toronto to stunning resorts across Ontario, our developments cater to investors, residents, and vacationers alike. Whether you're hitting the slopes, teeing off, or just soaking in nature's beauty, we've got you covered.

For over 30 years, Freed Developments has been at the forefront of transforming the urban skyline and curating

luxurious escapes in the heart of Ontario's cottage country. As the largest resort owner-operator in the region, we pride ourselves on creating more than just homes; we craft entire lifestyles. From the iconic Toronto skyline to the serene landscapes of Muskoka Bay, Horseshoe, and Deerhurst—our projects are a testament to our unwavering commitment to excellence and innovation. Discover why Freed Developments is synonymous with exceptional living experiences.



MUSKOKA BAY RESORT



MUSKOKA BAY RESORT



MUSKOKA BAY RESORT



HORSESHOE RESORT

ART SHOPPE LOFTS + CONDOS



FASHION HOUSE



150 REDPATH + 155 REDPATH



150 REDPATH + 155 REDPATH



60 COLBORNE



346 DAVENPORT



ANX



FREED HOTEL & RESIDENCES



KEEWATIN





RESIDENCES AT BLUE MOUNTAIN — ILLUSTRATION IS ARTIST'S CONCEPT. E.&O.E.

## ARCHITECTURE



B+H is a member of the Surbana Jurong Group. We build homes, design cities, and improve infrastructure for sustainable industrial development and urban living. Our global team of architects, designers, planners, engineers and other specialists, provides best-in-class consultancy across the full urban, industrial and infrastructure development value chain. With close to 70 years of track record in successful project delivery, the Surbana Jurong Group has grown to become one of the largest Asia-based urban and infrastructure consulting firms. Our global workforce of over 14,500 employees across more than 130 offices are driven by progressive thinking and creative ideas.

## SALES



At Freed Blue Mountain, we proudly partner with PSR Brokerage and Hersh Realty Group. These renowned brokerages bring extensive experience and innovative strategies to deliver exceptional service and results. Their combined expertise ensures a professional and dedicated buying experience tailored to each client's needs.

## INTERIOR DESIGN



DesignAgency is an award-winning international design studio that draws on over two decades of expertise in interior design, architectural and landscape conceiving, strategic branding, and visual communications. With studios in Toronto, Washington, D.C., Los Angeles and Barcelona, DesignAgency has developed a global reputation for creating exceptional environments that people experience fully and deeply. Key to our success is the strength of collaboration. Our talented design teams are informed by curiosity, international perspectives, and a drive for innovation. Working across hospitality, residential, commercial, and retail sectors, we work with our clients and with local and international artists, craftspeople, and suppliers to realize extraordinary experiences and lasting value.

## MARKETING



Gladstone Media is a full-service creative agency. Providing marketing solutions that are strategic, meaningful and effective, Gladstone Media helps brands to stand out and connect with their audiences. With unique insights and diverse skill sets, the award-winning and dynamic team at Gladstone Media offers a full spectrum of marketing, advertising and production services. From strategy and planning to design and execution, the company is known for its outside the box campaigns that achieve maximum results.



ESCAPE THE CITY

All illustrations/renderings are artist's concepts only. The general orientation of the proposed development or location of existing structures in renderings do not represent or guarantee specific aspects of the project or views from any unit or location. Certain design elements, images and views are subject to change without notice. The images do not represent any condition at present, or in the future, which may obstruct or impede the view. Some descriptions and illustrations/renderings in the brochure include details or images of a planned feature or amenity offering which are still in the development stage and are subject to further refinement or change without notice. Offerings provided in cooperation with third parties may be subject to factors beyond the developer's control and while the brochure presents the developer's current plans, it does not guarantee the participation of third parties upon project completion. The developer reserves the right to make such changes as may be necessary or considered desirable as the project continues through its planning approvals and the finalization of its design processes.

Live Now. Live Freed.

f|reed