

Features & Finishes

QUALITY EXTERIORS AND FEATURES

- Contemporary architectural design and building features complete with glass, stone, and brick;
- Balconies and terraces*;
- Ground level covered resident parking spaces, heated parking garage and pet cleaning station;
- Outdoor pool and club house, billiards room, meeting room, fitness studio, tennis and pickleball courts**;
- Lake Access**;
- Ambient site lighting for overall aesthetics and community safety.

SPACIOUS INTERIORS

- Ceiling height approximately 9'-0" with smooth finish*;
- Premium flooring throughout in foyer, living/dining areas, bedroom(s), kitchen and den*;
- Solid core suite entry door with security view hole and suite entry door surround;
- Sliding door(s) (hollow core and/or glass)*;
- Contemporary door hardware with a brushed metal finish;
- Modern 5" baseboards with coordinating 2½" door casings;
- Wire plastic coated closet shelf and/or rod in all closets;
- Separate linen storage area*;
- Warm white tones for walls throughout, with semi-gloss finish for bathrooms and flat finish for ceilings;

- Balconies and terraces with luxurious oversized sliding doors*.

GOURMET KITCHENS

- Spacious open concept kitchen with contemporary upper and lower cabinetry*;
- Choice of quartz countertops in contemporary colours and styles*;
- Choice of ceramic tiles for backsplash*;
- Convenient double basin, under mount stainless steel sinks with single-lever pull-out spray faucet with a brushed metal finish.

AWESOME APPLIANCES

- European-inspired stainless steel appliances in kitchen consisting of 30" refrigerator, 30" electric oven with cooktop, under cabinet range hood, 24" dishwasher, and under counter microwave;
- Convenient white front load washer and dryer* with exterior venting.

ENSUITE RETREAT

- Designer-inspired luxurious double vanities with choice of durable quartz countertop*;
- Single-lever faucet with contemporary brushed metal finish;
- Oversized frameless mirror with wall sconce lighting;
- Shower enclosure with full wall height porcelain tiles and framed glass shower door*±;
- Contemporary single-lever faucet with a brushed metal finish and showerhead in tub and/or in separate shower*;

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ENSUITE RETREAT ^{CONT'D}

- Recessed ceiling moisture resistant light in separate shower enclosure^{*};
- Pressure balanced valve(s) for tub and/or shower;
- Comfort height, low consumption toilet with soft close lid;
- Choice of porcelain floor tile in bathroom[‡];
- Privacy lock on bathroom door(s).

RELAXING BATHROOM(S)

- Designer-inspired vanity with choice of durable quartz countertop and under mount sink[‡];
- Single-lever faucet with a brushed metal finish;
- Fashionable oversized mirror with wall sconce lighting;
- Comfortable white acrylic soaker tub surrounded by a choice of porcelain tiles from tub to ceiling[‡];
- Timeless porcelain tiles from floor to ceiling in stand-up shower enclosure, complete with framed glass shower door[‡];
- Contemporary single-lever faucet with a brushed metal finish and showerhead in tub and/or in shower enclosure^{*};
- Recessed ceiling moisture resistant light in shower enclosure^{*};
- Pressure balanced valve(s) for tub and/or shower;

- Comfort height, low consumption toilet with soft close lid;
- Choice of porcelain floor tile in bathroom[‡];
- Privacy lock on bathroom door(s).

MECHANICAL/ELECTRICAL FEATURES

- Individually controlled heating, venting and air conditioning.
- Pre-wired telephone and cable outlets in den, bedroom(s) and living/dining area^{*};
- Switch controlled receptacles in living area, and bedroom(s), with ceiling mounted light fixture(s) in den, entry corridor and pot lights in kitchen^{*};
- In-suite smoke and carbon monoxide detector(s);
- In-suite water sprinkler system;
- In-suite ERV (Energy Recovery Ventilation) unit(s)^{*}.

PENTHOUSE EXCLUSIVES

- Striking gas fireplace in living room[‡];
- Convenient natural gas line on balcony^{*};
- Oversized 8'-0" interior doors^{*};
- Ceiling height is approximately 10'-0" with smooth finish[‡];
- Choice of quartz backsplash in kitchen[‡];

^{*} Where applicable and as per plan.

^{**} See disclosure document for full details.

[‡] As per Vendor's preselected standard finish packages.

[‡] Ceiling heights are subject to bulkheads, dropped ceilings and structural beams.

