

# Features and Amenities

## GRAND IMPRESSIONS

- Contemporary West Coast Architecture by Robert Duke, Howard Bingham Hill Architects
- Prestigious location on the corner of Dunbar Street and 18th Avenue
- Solid concrete construction with exterior brick pilaster detailing
- Relaxing outdoor living on generously-sized private balcony, terrace or garden patio
- Expansive floor-to-ceiling windows to enjoy captivating water, mountain or garden views
- Extensive roof-top gardens and terrace for social enjoyment, with outdoor barbeque area and individual garden plots to expand creative horizons

## REFINED INTERIORS

- Two stunning interior style schemes by award-winning Insight Design Group
- Fully air-conditioned homes for year round comfort
- Wide plank hardwood flooring in Foyer, Living Room, Dining Room, Kitchen and Den
- Large format (12" x 24") porcelain tile flooring in Enclosed Balconies, Second Bathrooms, Storage and Laundry
- Contemporary 32 oz. loop pile carpeting in Bedrooms
- Natural gas fireplace complimented by an elegant limestone surround
- Two-way interior or interior/exterior fireplace (in some homes)
- Top-of-the-line Whirlpool front loading washer and dryer
- Venetian blind window coverings on all windows
- Contemporary solid core, flat panel wood entry door and shaker wood interior doors for style and additional sound proofing with satin nickel hardware
- Clean-lined eased double edge baseboards and door casings throughout

## GOURMET KITCHENS

- Premium KitchenAid stainless steel appliance package including
  - True built-in bottom-mount refrigerator
  - 4-burner gas cooktop
  - European-style electric convection wall oven
  - Integrated console dishwasher
  - Built-in microwave
- KitchenAid slide-out ventilation system in brushed aluminum
- Granite slab square-edged 1 1/2" polished countertops
- Wide shaker wood cabinetry with satin nickel hardware
- Back-painted tempered glass backsplash
- Double-bowl stainless steel under-mounted kitchen sink with powerful in-sink waste disposal unit
- Stainless steel single lever faucet with vegetable spray
- Under-cabinet lighting
- Recessed pot lighting in kitchen

## INDULGENT BATHROOMS

- Large format (12" x 24") porcelain or limestone tile flooring
- Limestone or quartz slab square-edged 1 1/2" honed countertops
- Wide shaker wood cabinetry with satin nickel hardware
- Custom oversized vanity mirror
- Under-mounted porcelain sink with single lever brushed nickel faucet in the Master Ensuite Bathroom
- Above counter vessel sink with single lever brushed nickel faucet in the Main Bathroom and Powder Room
- Soaker tub with separate glass enclosed shower or soaker tub shower combination
- Ensuite Bathrooms with tiled tub skirt in 12 x 24" limestone
- Low consumption toilet
- Recessed pot lighting

## ENERGY WISE

- Environmentally-friendly roof-top greenspace contributes clean air
- Energy efficient natural gas fireplace
- Individual room-controlled electric zone heating
- Energy efficient double-glazed aluminum framed windows for sound and weather insulation
- Superior concrete party-wall construction exceeding building code requirements

## PEACE OF MIND

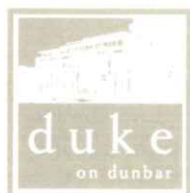
- Convenient key fob building access control system protected by security proximity readers
- Enterphone system installed at lobby entrance
- Security camera for enterphone allows visitor prescreening via television
- All homes prepared and ready to support an enhanced wireless security system
- Elevator equipped with monitored emergency telephone
- Monitored fire sprinklers in all homes and common areas
- Hard-wired smoke detectors in all homes
- Third party warranty insurance by Willis Canada Insurance, providing the highest level of coverage – 2-year Labour and Materials, 10-year Building Envelope and 10-year Structural
- Exterior wall assembly of reinforced concrete, brick and glass for outstanding durability
- Great service from Cressey's renowned customer service team
- Secured underground parking and storage
- Car wash station located in parkade

## WIRED HOMES

- Pre-wired for in-suite 'local area network'
- Multiple pre-wired connections for cable, telephone and high-speed internet access

## WELCOME ADDITIONS

- Wireless alarm system with keypad control
- Custom made closet organizers
- Hardwood in the Bedroom areas
- Premium wine cooler



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The developer reserves the right to make modifications or substitutions should they be necessary to maintain the high standards of the development. E.&O.E.