

THE BUTTERFLY – Feature Sheet

Exterior

- High performance, curved double-glazed low-E coated curtainwall glazing system with aluminum frame
- Floor-to- ceiling exterior balcony door system with seamless transition between interior and exterior spaces
- Insulated and three-dimensionally curved pre-cast concrete panel façade that alternates floor to floor, creating a dynamic skin which provides exceptional building performance
- Perforated screens in-fill on East and West façade
- Combination of concrete pre-cast panel and double-glazed façade enhances acoustical performance and a comfortable living environment
- Open breezeway lobbies lined with planters throughout, and a custom tree-planter on every third floor allow for natural ventilation and access to nature.
- Oversized private balconies create an extension of living spaces lined with a minimal profile, curved guardrail
- Balcony finishes include white concrete pavers on raised pedestals and a honed interior face of the pre-cast panel to create a natural material progression from the interior space and comfortable enclosure
- Parabolic cut-outs at the tower base showcase a dynamic glazing configuration forming unique homes and respectful connection as the tower reaches the ground plane

Sustainable Design and Green Innovations

- Designed to a LEED Gold certification standard, the building excels in water conservation, energy reduction and stormwater management strategies
- An iconic façade showcases a high-performance building envelope comprised of an insulated precast concrete panel system and high-performance building envelope comprised of an insulated precast concrete panel system and high-performance curved glazing which improves thermal comfort
- Unique open garden breezeways provide opportunities for social interaction while facilitating access to natural light and fresh air
- Convenient waste and recycling closets on each floor
- High-efficiency mechanical systems and services

Structural Design

- Reinforced concrete structure with cast-in- place columns, walls and flat plate slabs
- Unique structural core arrangement to accommodate the tower's slender proportions
- High strength concrete with partially post-tensioned slabs for spatial optimization
- Column-free cantilevered balconies for view optimization

Mechanical / Electrical Design

- High efficiency four pipe system with two pipe fan-coil units for heating/cooling
- Heat Recovery Units
- Air conditioning with room temperature control
- Smart thermostats
- Master cut-out switch
- Linear LED lighting in breezeways

Building Systems and Security

- Lobby with 24-hour Eco-concierge
- Building-wide electronic control system
- 24-hour digital video recording surveillance of building entry points
- Electronic access using a single encrypted key fob
- Video enter-phone system allows identification and screening of guests
- Restricted floor access

Lobby

- Double-height space draped in curved layers of suspended white fabrics along its ceiling and walls forming a cocoon-like atmosphere with soft backlighting
- Columns clad in white gypsum plaster (GRG) and floor-to- ceiling dynamic glazing overlooking lush landscaped courtyard will accentuate the height and openness of the space
- Custom designed Bing Thom Architects sculptural concierge desk clad in white solid surface

- Custom design sculptural bench seating
- Custom white Fazioli piano, designed by Bing Thom Architects will be centred and surrounded by homogenous white terrazzo flooring with gold and silver accent aggregate inlay

Parkade

- Secured and gated garage entrances
- Secured common bicycle storage rooms
- Select two-car and three-car private garages
- Key-fob secured elevator vestibules
- Cellphone repeaters
- Dog wash and relief area

Private Car Share and Bike Share

- Three (3) BMW car-share vehicles will be privately available to owners only
- Twelve (12) BMW bicycles will be privately available to owners only

Elevators

- Four over-height, high-performance dedicated passenger elevators
- Destination dispatch system for reduced wait times and secure access
- Interior elevator cab will feature glass panels, stainless steel, indirect lighting, stone flooring, television and integrated controls
- Improved acceleration and decoration
- Quiet and smooth gearless mechanical operation without harmonics
- High speed (1,200 feet per minute)
- Efficient center-opening doors

Breezeways

- Each floor will feature an exterior courtyard (the “breezeway”) as opposed to a traditional corridor which reduces the environmental impact of the building and promotes natural ventilation
- Sculptural custom tree planters every three floor and landscaped areas throughout create an inviting outdoor space beyond your entry door
- Wind screens provided on the North elevation of the building reducing exposure to elements
- Pre-cast concrete panels carried from the exterior façade into sections of the breezeways
- Subtle cove lighting, white back-painted glass clad walls and paver flooring
- Convenient garbage and recycling stations on each floor

Entertainment Lounge

- Light solid hardwood floors throughout
- Large amenity kitchen with full appliance package and counter-height kitchen island
- Contemporary lounge and dining furniture
- An exterior deck furthering expanding entertainment space

Wellness and Aqua Centre

- Fully-equipped fitness centre, yoga room and lounge space
- Finished with solid hardwood floors, fully mirrored walls and built-in millwork
- Change room facilities will feature stone or porcelain stone slab clad flooring and walls, wooden benches, lockers, shower and thermowood clad sauna
- 50m length lap pool spans above the podium, completely encased in high-performance glazing
- Overarching sculptural pre-cast concrete structure will line the pool deck forming an exoskeleton aesthetic while matching the curves and essence of the tower façade
- Custom hot tub will be provided adjacent to the pool deck on the bridge

Interior Design Features

- Home interiors are custom designed and curated by Bing Thom Architects
- Alcove entryways with white eucalyptus veneered suite entrance door in powder-coated metal portal frame with recessed LED lighting
- Suite numbering integrated into portal frame and finished in brushed stainless steel to match interior suite hardware
- Large scale matte white flooring throughout all living areas are paired with white interior walls and back-painted glass cladding to seamlessly integrate with suite kitchen cabinetry
- Exterior walls are lined with honed white pre-cast concrete walls with an interior
- terrazzo finish with integrated high-performance double-glazed curtain wall; each curved to the shape of the building

- Delicate, full-height sheer drapery along all exterior faces gently following building curvature
- Elegant dim out curtains provide additional privacy layer for bedrooms
- High-performance balcony glazing and sliders offer thermal comfort and acoustic separation
- Curved clear glass wall separation between living room and 2 nd bedroom allows for maximum daylight distribution and grand appearance.

Kitchen

- Custom designed, Italian-crafted kitchens
 - Feature white back-painted glass cabinetry fronts for integration of appliances
 - Soft-closing precision cabinet drawers and doors with wood-reveal interiors
 - Countertops, sinks and backsplashes finished in white matte solid surface
 - Faucets finished as accent pieces in brushed brass (Gold) or brushed stainless steel (Silver)
 - Custom designed kitchen island organically shaped with eucalyptus wood base and white matte solid surface countertops.
- Includes functional countertop, storage & wine-fridge (winefridge integration into Island is currently being studied) and integrated cantilevered dining table

One Bedroom Appliance Package

- 24" Miele fully integrated, bottom mount fridge/freezer
- 24" Miele 4 burner gas cooktop
- 24" Miele slide out hood fan with energy-efficient LED lighting
- 24" Miele fully integrated dishwasher with cutlery tray and hidden control panel
- 24" Miele PureLine Brilliant White microwave / speed oven
- 24" Miele front load washer and condensing dryer
- WasteKing ½ HP Garburator
- Faucets finished as accent pieces in brushed brass (Gold Scheme) or brushed stainless steel (Silver Scheme)
- Custom designed kitchen island organically shaped with eucalyptus wood base and white matte solid surface (select homes). Includes functional countertop, storage and integrated cantilevered dining table
- 24" Miele PureLine Brilliant White microwave / speed oven
- 24" Miele front load washer and condensing dryer
- WasteKing ½ HP Garburator

Two Bedroom Appliance Package

- 30" Miele fully integrated, bottom mount fridge/freeze with icemaker
- 30" Miele 4 burner gas cooktop
- 30" Miele slide out hood fan with energy-efficient LED lighting
- 24" Miele fully integrated dishwasher with cutlery tray and hidden control panel
- 24" Miele PureLine Brilliant White microwave / speed oven
- 24" Miele PureLine Brilliant White steam oven
- 24" Sub-zero under-counter wine fridge (From level 40)
- 24" Miele front load washer and condensing dryer
- WasteKing ½ HP Garburator

Three Bedroom Appliance Package

- 36" Miele fully integrated, bottom mount fridge/freeze with icemaker
- 36" Miele 5 burner gas cooktop
- 36" Miele slide out hood fan with energy-efficient LED lighting
- 24" Miele fully integrated dishwasher with cutlery tray and hidden control panel
- 30" Miele PureLine Brilliant White convection oven
- 24" Miele PureLine Brilliant White microwave / speed oven
- 24" Miele PureLine Brilliant White steam oven
- 24" Sub-zero under-counter wine fridge
- 24" Miele front load washer and condensing dryer
- WasteKing ½ HP Garburator

Sub-Penthouse and Penthouse Appliance Package

- 36" Miele fully integrated, bottom mount fridge/freeze with icemaker
- 36" Miele 5 burner gas cooktop
- 36" Miele slide out hood fan with energy-efficient LED lighting
- 24" Miele fully integrated dishwasher with cutlery tray and hidden control panel
- 30" Miele PureLine Brilliant White convection oven
- 24" Miele PureLine Brilliant White microwave / speed oven

- 24" Miele PureLine Brilliant White steam oven
- 24" Miele Brilliant White built-in coffee maker
- 24" Miele Brilliant White plate & cup warming drawer
- 24" Sub-zero under-counter wine fridge (Sub-Penthouse)
- 24" Miele full-height wine fridge (Penthouse)
- 24" Miele front load washer and condensing dryer
- WasteKing ½ HP Garburator

Master Bedroom

- White porcelain flooring with integrated luxurious silk carpet and wool accent inserts
- White painted walls and exterior sheer and dim out drapery along curved façade
- Custom ensuite bath encased in eucalyptus veneered vertical wood slat feature wall cladding with subtle brass (Gold) or stainless steel (Silver) dowel connectors
- Dressing area features wood ceiling and flooring with custom designed wood lined closet fully equipped with millwork and satin mirror door front finishes
- Calacatta marble or porcelain full size stone slabs on walls and floor with wash lighting to enhance veining
- Electrified smart glass walls that turn transparent or opaque with door operation for privacy
- Contemporary fittings in brushed brass (Gold) or brushed stainless steel (Silver) finish
- Custom design white cylinder solid surface sinks with built-in storage, towel holder and trough drain
- Wall hung toilet with hidden tank
- Built-in bathtub with marble or porcelain deck
- Curbless shower with continuous trench drain
- Custom designed fully-mirrored medicine cabinet with storage shelves and wooden shelving

Bathroom / Powder Room Design Features

- Large scale matte white flooring
- Custom white cylinder solid surface sink and wall hung toilet
- Curbless shower with continuous trench drain
- Contemporary fittings in brushed brass (Gold) or brushed stainless steel (Silver) finish
- In select, bathroom is integrated with glass case bedroom and will feature frosted opaque glass surround for privacy (Smart Glass)

Penthouse Design Features

- Private elevator lobby forming a grand foyer and double door entry
- Spacious living and kitchen areas with transparent glass bottom penthouse pool reveal
- Luxurious walk-in closets for each bedroom with custom millwork shelving
- Freestanding white solid surface bathtubs in large master
- Built-in wine cooler displays
- Access to penthouse rooftop via feature stair and penthouse elevator
- Privately accessed roof decks offer immaculate outdoor living and unparalleled views from the top of the city
- Features a glass bottom pool, hot tub, outdoor kitchen, landscape features and informal outdoor lounge and dining spaces