

## Features & Finishes

### SUITE FEATURES

1. Approximately 9 ft. ceiling heights in principal rooms, defined as Living Rooms and Dining Rooms. Where bulkheads or dropped ceilings are required, the height of the ceiling will be less than 9 ft. All measurements are calculated from the finished concrete slab floor to the underside of the concrete slab or finished ceiling above.
2. Entry door to be pre-finished, with painted custom surround.
3. Contemporary 4" baseboards in all areas except Bathroom(s) and Laundry Room, which have a tile baseboard.
4. Contemporary 2" casings throughout.
5. Flat panel interior doors with satin chrome lever hardware. Pocket door(s) to receive chrome door pull.
6. Framed mirrored sliding closet doors in Foyer and Bedroom(s), as per plan.
7. Suite walls primed and painted in latex flat finish off-white paint; Kitchen, Bathroom(s) and Laundry/Storage to be painted in latex eggshell off-white paint. Latex semi-gloss off-white paint on trim. All paint is low VOC.
8. Internal Bedrooms to have glass partition and/or glass sliding door, as per plan.
9. White, smooth, painted ceilings in all areas.
10. Swing door to balcony with minimum 865mm clearance and low threshold, as per plan.
11. Minimum 865mm clearance on all doorways.
12. Minimum 1500mm turning radius at entry, with low threshold.
13. Ground Floor Patios and Above Grade Terraces to receive concrete pavers.
14. Ground Floor suites to receive exterior hose bib and exterior light fixture.
15. West-facing terraces on floors 5, 7, 9 and 11 to receive exterior gas connection and exterior hose bib.

### FLOORING FEATURES

16. Laminate flooring in the Foyer and Foyer closet, Hallway, Bedroom(s), Living/Dining Room, Den and Kitchen, as per plan.
17. Porcelain floor tile in Bathroom(s), as per plan.
18. Ceramic floor tile in Laundry/Storage areas, as per plan.

### KITCHEN FEATURES

19. Custom-designed contemporary Kitchen cabinetry, with integrated under-cabinet valance lighting and soft-close hardware.
20. Quartz countertop with single bowl stainless-steel, under-mount sink.
21. Matching Kitchen island or peninsula with quartz countertop and dining accommodations, as per plan.
22. Single-lever Kitchen faucet with pull-out head for ease of use.
23. Contemporary tile backsplash.
24. **Suites 723 sq.ft. or smaller, as well as suites 111, 113, 121, 206, 212, 215, 224, 226, 306, 312, 315, 324, 326, 406, 412, 415, 424, 506, 522, 606, 701, 706, 801, 806, 901, and 1001 to receive** European-style Kitchen appliances, including: stainless steel 24" refrigerator with bottom mount freezer, 24" paneled dishwasher, 24" built-in electric cooktop and wall oven, hood fan vented to exterior, and microwave in island or peninsula. Suites without an island to receive built-in microwave with a trim kit in lieu of microwave in island or peninsula.
25. **Suites 724 sq.ft. or larger to receive** European-style Kitchen appliances, including: stainless steel 30" refrigerator with bottom mount freezer, 24" paneled dishwasher, 30" built-in electric cooktop and wall oven, hood fan vented to exterior, and microwave in island or peninsula. Suites without an island to receive built-in microwave with a trim kit in lieu of microwave in island or peninsula.

### ACCESSIBLE BATHROOM FEATURES

26. Low consumption toilets with grab bar beside and behind toilet.
27. Custom-designed Bathroom vanity with knee clearance under sink.
28. Contemporary single-lever chrome faucet on vanity.
29. Roll-in tiled shower with hand-held shower head and ceiling mounted shower head.
30. Curtain rod, grab bars, and shower seat provided in shower.
31. 1500mm turning radius within the Bathroom.
32. Secondary drain in main Bathroom area.
33. Light sconce above frameless vanity mirror. Pot light within the tub/shower.
34. Chrome Bathroom accessories, including towel bar or ring and toilet paper holder.

