



Features & Finishes

Building Features

- Close proximity to green space, parkland, shopping and local amenities
- Wrap-around entry canopy with cedar soffit
- Spacious entry lobby with full-height glass
- On-site parking with ample lighting and security cameras
- Vestibule with call panel and key-card
- Elevator
- Fully sprinklered

Exterior Features

- Outdoor amenity space including fenced-in children's play area and benches
- Architecturally designed landscaping with lighting, trees, shrubs, planters, interlocking paving, and new wood fencing
- Custom dual-glazed factory-sealed exterior windows with thermal break and warranty
- Exterior balconies with wood-cladded balcony guards
- Private patios for ground-floor units
- R-34 + R-12.6CI Roof, R-22.5 + R-8.4CI Exterior Walls
- Brick masonry, wood siding, metal cladding with Architecturally selected materials and colours
- Paved driveways and parking
- Bike and accessible parking

Suite Features

- Studios, 1, 2, & 3 bedroom residences
- 9' and 10' ceilings within units
- Oversized windows
- Cable and telephone outlets in living area and bedrooms
- Pre-wired for high-speed internet
- Controlled access and key/fob access
- Hardwired in-suite smoke detectors
- In-suite laundry in every unit
- Open concept layouts

Suite Finishes

- Thoughtful designer finishes and colour schemes
- Architecturally designed kitchens
- Stone countertops in kitchen and bathroom
- Tiled backsplash in kitchen
- High-end stainless-steel refrigerator, stove, dishwasher and over-range microwave
- Under-mounted stainless-steel sink with pull out/spray faucet
- High-end plumbing fixtures
- Custom made cabinetry
- Mirror and light fixtures over vanity
- Fully tiled shower with glass door

Green Features

- Individual hydro metering for separate billing and controlled consumption
- Individually controlled, energy efficient, centralized heating and cooling system
- Energy efficient building envelope
- Energy efficient LED lighting
- Low VOC paints and adhesive
- High pressure, low flow showerheads, faucets and low flush toilets
- Motion controlled lighting in common areas
- Sorting garbage chute
- Rooftop solar system

Electrical

- Circuit-breaker panel with 100A service
- Pre-wired for high-speed internet, cable and phone
- Split electrical outlets at counter level for small appliances
- GFI protected electrical outlets in bathrooms
- Smoke detectors/alarms
- All wiring to be in accordance with Ontario Hydro Standards (ESA)

HVAC

- In-suite heat pumps with climate control
- Extensive air distribution within units
- All bathroom and kitchen fans vented to exterior

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