

SUITE

FEATURES AND FINISHES OF YOUR NEW HOME

BUILDING:

- DISTINCTIVE GLASS AND PANEL CLAD BUILDING ON LANDSCAPED PODIUM
- CONTROLLED SHARED ENTRANCEWAY WITH WATERFALL AND REFLECTING POND
- CONTEMPORARY SHARED LOBBY WITH CONCIERGE STATION
- ENTRY PHONE SYSTEM
- TINTED DOUBLE GLAZED THERMALLY INSULATED WINDOWS
- THREE HIGH-SPEED ELEVATORS WITH CUSTOM DESIGNED CABS
- DESIGNER SELECTED BROADLOOM IN CORRIDORS
- GARBAGE CHUTE WITH RECYCLING CAPABILITY
- INDOOR RESIDENT PARKING WITH PERSONAL ACCESS REMOTE TRANSMITTER
- CONTROLLED AUTOMATED DOORS LEADING FROM GARAGE TO ELEVATOR LOBBIES
- PROVISION FOR ROGERS HIGH SPEED CABLE ACCESS AND FOR INTERACTIVE TV
- WATER FILTRATION SYSTEM FOR BUILDING'S WATER SUPPLY

COMMON ELEMENTS:

VENICE BEACH SKY CLUB (EXCLUSIVE TO RESIDENTS OF CALIFORNIA CONDOS)

- ROOFTOP INDOOR POOL AND WHIRLPOOL WITH BEACH BAR
- SPA TREATMENT ROOM FOR OPTIONAL PROFESSIONAL SERVICES AS AVAILABLE ON A FEE FOR USE BASIS
- CHANGE ROOMS
- ROOFTOP OBSERVATION DECK
- TANNING DECK AND OUTDOOR VIDEO THEATRE
- SKYGYM FOR VOLLEYBALL, BADMINTON, BASKETBALL AND OTHER COURT ACTIVITIES
- CIRCUIT TRAINING AUDITORIUM
- PILATES STUDIO/PRIVATE TRAINING ROOM
- SKY LOUNGE WITH MARTINI BAR AND LOOK-OUT TERRACE
- PRIVATE DINING ROOM WITH CATERING KITCHEN

SHARED FACILITIES (WITH ILOFT)

- SHARED DESIGNER FURNISHED LOBBY WITH 24 - HOUR CONCIERGE
- READING LOUNGE WITH CAPPUCCINO/JUICE BAR LOCATED IN ILOFT
- BOARDROOM
- BUSINESS CENTRE WITH COMPUTER TERMINALS AND AVAILABLE FACSIMILE MACHINE/COPIER
- SUPERINTENDENT'S SUITE LOCATED IN ILOFT
- 2 FURNISHED GUEST SUITES LOCATED IN ILOFT AVAILABLE ON A FEE FOR USE BASIS.

BAYSIDE SPORTS AND ENTERTAINMENT CENTRE: (EXISTING SHARED FACILITY WITH THE TIDES AT MYSTIC POINTE AND ILOFT)

- SHARED ENTRANCEWAY WITH WATERFALL AND REFLECTING POND
- PROFESSIONALLY LANDSCAPED GARDENS WITH COURTYARDS AND SUNDECK
- BARBECUE PATIO WITH GAS BBQ'S
- CARDIO THEATRE FITTED WITH FITNESS EQUIPMENT
- AEROBICS/YOGA STUDIO
- INDOOR WHIRLPOOL
- OUTDOOR SWIMMING POOL AND WHIRLPOOL
- OUTDOOR JOGGING TRACK
- HIS & HER CHANGE ROOMS
- CEDAR SAUNAS
- SPA STUDIOS FOR OPTIONAL PROFESSIONAL SERVICES AS AVAILABLE ON A FEE FOR USE BASIS
- 2 SQUASH COURTS WITH VIEWING AREA
- PARTY ROOM AVAILABLE FOR SOCIAL FUNCTIONS
- BILLIARDS ROOM WITH POOL TABLES AND EQUIPMENT
- HOLLYWOOD STYLE SCREENING ROOM WITH SEATING, LARGE SCREEN PROJECTION SYSTEM AND DVD PLAYER
- PRIVATE DINING ROOM WITH PREPARATION KITCHEN
- CARD ROOM WITH TABLES AND CHAIRS
- LIBRARY WITH SEATING AND SHELVING
- CRAFTS ROOM

SUITE FEATURES:

- 9 & 10 FOOT HIGH WHITE, TEXTURED CEILINGS EXCEPT FOR KITCHEN, LAUNDRY CLOSET, BATHROOM(S), AND BULKHEAD DROPS
- LAMINATE PLANK FLOORING IN FOYER, CALIFORNIA ROOM, KITCHEN AND DEN AS PER PLAN
- SISAL STYLE BROADLOOM ON UNDERLAY IN BEDROOM(S), AND APPLICABLE CLOSETS
- PAINTED SLAB SWING INTERIOR DOORS WITH PAINTED DOOR FRAMES AND BRUSHED CHROME FINISHED HARDWARE
- MIRRORED ENTRANCE CLOSET DOORS, WHERE SHOWN AS SLIDING DOORS ON PLAN
- WHITE BEDROOM CLOSET DOORS, WHERE SHOWN AS SLIDING DOORS ON PLAN
- PROVISION FOR TELEPHONE OUTLET IN BEDROOM(S) AND CALIFORNIA ROOM
- PROVISION FOR CABLE OUTLET IN BEDROOM(S) AND CALIFORNIA ROOM (WHERE APPLICABLE)
- CONTEMPORARY LIGHT FIXTURES PROVIDED IN KITCHEN AND BATHROOMS ONLY
- CAPPED CEILING OUTLET IN DINING AREA
- INDIVIDUALLY CONTROLLED YEAR ROUND HEATING AND AIR CONDITIONING
- STACKED WASHER AND MATCHING DRYER
- SMOKE AND HEAT DETECTOR(S) AS PER ONTARIO BUILDING CODE
- EVC (EMERGENCY VOICE COMMUNICATIONS) IN SUITE AS PER ONTARIO BUILDING CODE

BATHROOMS:

- IMPORTED CERAMIC TILE FLOORS
- DEEP WHITE SOAKER TUBS IN EACH SUITE, AS PER PLAN
- 2 PIECE WHITE WATER CLOSET
- FULL HEIGHT CERAMIC TILE TUB SURROUND WITH GLASS MOSAIC TILE DADO
(24" HIGH IN BATHROOM WITH SEPARATE SHOWER ENCLOSURE)
- PRESSURE BALANCE VALVE FOR SHOWER
- SEPARATE SHOWER STALL, WHERE SHOWN ON PLAN, FEATURING ALUMINUM FRAMED CLEAR
GLASS ENCLOSURE AND CERAMIC TILED WALLS WITH GLASS MOSAIC TILE DADO
- CEILING LIGHT IN SHOWER STALL ONLY
- WALL SCONCE LIGHT FIXTURE
- WHITE VANITY CABINETS
- CULTURED MARBLE COUNTERTOPS WITH INTEGRATED SINK
- SINGLE LEVER FAUCET FOR VANITY SINK(S)
- VANITY WIDTH MIRROR ABOVE SINK
- CHROME FINISHED BATHROOM ACCESSORIES
- PRIVACY LOCKS ON ALL BATHROOM DOORS
- EXHAUST DUCTED TO THE EXTERIOR

KITCHENS:

- LAMINATED PLANK FLOORING
- CUSTOM QUALITY CABINETRY AND STONE COUNTERTOPS
- CALIFORNIA CUSTOM DESIGNED BREAKFAST ISLAND WHERE SHOWN ON PLAN WITH SLIDE - IN RANGE, MICROWAVE SHELF
AND OVERHEAD STAINLESS STEEL VENTED EXHAUST HOOD
- DOUBLE OR SINGLE STAINLESS STEEL SINK AS PER PLAN
- SINGLE LEVER FAUCET
- APPLIANCES COMPRISED OF STAINLESS STEEL FRONT: FROST FREE REFRIGERATOR, SELF-CLEAN SLIDE - IN RANGE WITH
CERAMIC TOP AND DISHWASHER
- TRACK LIGHTING WITH 3 HALOGEN HEADS

SAFETY AND SECURITY:

- 24 - HOUR CONCIERGE
- PERSONALLY ENCODED SUITE INTRUSION ALARM SYSTEM CONNECTED TO CONCIERGE STATION WITH KEY PAD
AND SUITE DOOR CONTACT
- COMPUTER CONTROLLED ACCESS SYSTEM PROVIDED AT MAIN BUILDING ENTRY POINTS
- EMERGENCY RESPONSE KEY CHAIN PENDANTS, USABLE IN SELECTED AREAS WITHIN THE
UNDERGROUND PARKING GARAGE
- VIDEO CAMERAS AND 2-WAY COMMUNICATOR TO CONCIERGE STATION FOR SELECTED ZONES IN
UNDERGROUND GARAGE AND ENTRY AREAS

GREEN PLAN FEATURES

- INDIVIDUAL YEAR ROUND CONTROLLED HEATING & COOLING
- INDIVIDUALLY METERED ELECTRICAL USAGE
- HIGH PERFORMANCE WATER FIXTURES IN SHOWERS, SINKS AND WATER CLOSETS
- LANDSCAPED ROOF PODIUM
- RECYCLING FRIENDLY REFUSE DISPOSAL CHUTE SYSTEM
- HIGH PERFORMANCE DOUBLE GLAZED THERMAL WINDOWS AND SLIDING DOORS
- AUTOMATIC HEATING CONTROLS IN COMMON AREAS
- AUTOMATED LIGHTING FOR MOST COMMON AREAS AS PERMITTED BY CODE
- ENERGY EFFICIENT COMPACT FLUORESCENT LIGHTS IN MOST COMMON AREAS
- CARBON MONOXIDE SENSOR SYSTEM FOR GARAGE FAN CONTROL
- LOW EMISSION AND ENVIRONMENTALLY FRIENDLY LAMINATE PLANK FLOORING
- ENERGY STAR APPLIANCES
- LOW EMISSION PAINTS IN MOST COMMON AREAS
- WATER FILTRATION SYSTEM FOR BUILDING'S WATER SUPPLY

NOTE: SPECIFICATIONS ARE SUBJECT TO CHANGE WITHOUT NOTICE. VENDOR MAY SUBSTITUTE MATERIALS FOR THOSE SHOWN IN THE PLANS AND SPECIFICATIONS, PROVIDED SUCH MATERIALS IN THE SOLE OPINION OF THE VENDOR'S CONSULTANT ARE OF AT LEAST COMPARABLE QUALITY (ERRORS AND OMISSIONS ARE EXCEPTED).