

### **BUILDING FEATURES**

- Thirty-nine-storey building with traditional stone construction
- Geothermal heating and cooling
- Concierge 24 hours per day, 365 days per year.
- 4 faster premium elevators
- Rooftop Terrace, Outdoor Dining and Lounge, Multipurpose Lounge and Bar
- Rooftop Double Height Dining and Lounge
- Co-working Library Lounge
- Media Lounge, Fitness and Yoga Studio, Steam Sauna Rooms

### **SUITE FEATURES**

- Approximately 9' smooth ceiling throughout suites
- Doors open to Terrace or Julie Balcony\*
- 4" high baseboards
- Windows with interior black frame colour
- Leak detection sensors in every suite
- High-efficiency heat pumps with integrated energy-recovery ventilators looped into the geothermal system
- Pre-wired communication outlets\*
- Pre-finished water-resistant luxury vinyl tile floors in living areas\*\*\*
- Better kitchen features (Undercabinet lighting, Full pull-out pantry\* or Half-height spice rack\*)
- Paneled interior doors with contemporary hardware and privacy sets in bathrooms
- Wood shelf and rod in all closets
- Pot Lights in living area standard in all suites\*

### **KITCHEN FEATURES**

- Custom-designed kitchen cabinetry in a selection of door finishes
- Soft-close door hinges and draws
- Surface-mounted lighting in the kitchen
- Quartz surface countertop and matching backsplash
- Single bowl under-mounted stainless steel sink
- Full pull-out pantry or Half-height spice rack

### **APPLIANCES**

- MIELE or equivalent Panelled 24" or 30" refrigerator
- MIELE or equivalent Panelled 18" or 24" dishwasher
- Over-the-range (OTR) or under-counter microwave
- MIELE or equivalent stainless steel electric built-in oven, electric built-in cooktop
- Stacked or side-by-side washer and dryer

### **BATHROOMS**

- Custom-designed bathroom vanity in a selection of door finishes
- Quartz surface countertop
- Wall-mounted mirror with wall sconce
- Choice of designer-selected full-height porcelain wall tiles for tub surround and shower walls
- Frameless glass enclosure in shower
- 5' soaker bathtub as per plan
- Pot light over the bathtub and/or shower stall
- Pot lights in the washroom
- Vinyl wall covering in master ensuite and powder

### **COMFORT SYSTEMS**

- Each suite to have individually metered, controlled heating and cooling system providing heat and air conditioning all year round.

\*Availability, features, promotions, and prices are subject to change without notice. Some conditions apply.  
Please consult an RDS Sales Representative for details. (t) (647) 350-0885 (e) info@101spadina.com.  
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