FEATURES & FINISHES



ALLURE

EMBLEM

A LIFE OF DISTINCTION IN THE HEART OF THE CITY







GENERAL BUILDING FEATURES

- Timeless podium building with a 43-storey tower located in downtown Toronto
- Heritage façade integrated with modern architecture
- Balconies and terraces with modern railing systems*
- 24-hour, 7-day-a-week concierge**
- Four elevators
- Smart building automation technology**
- Below grade parking garage with security monitoring
- Chauffeur service using ALLURE's private vehicle‡
- Painted garage with lighting
- Bicycle parking for building residents
- Chute waste and recycling system

GENERAL SUITE FEATURES

- ~9 ft to 12 ft ceilings, except where bulkheads and dropped ceilings occur, with smooth finishes throughout^
- Expansive floor-to-ceiling windows*^
- Balconies and terraces with sliding doors and/or swing doors*
- Paint finish for walls and ceilings throughout*
- Painted flat slab sliding door(s) and/or swing door(s) throughout*
- Luxury vinyl flooring*† in the foyer, living/dining room, kitchen, bedroom(s) and den
- Painted contemporary baseboards, door frames and casings*
- Shelving in all closets*
- Pre-wired TV/telephone outlets in living/dining area*
- Bulk high-speed internet in all suites**
- Switched, capped ceiling outlet in living room, bedroom(s) and den*
- Individually controlled, seasonal central air conditioning and heating system with thermostatic control
- Stacked washer and dryer*^
- In-suite smoke alarm(s) and sprinkler fire protection system*

THE KITCHENS

- Sleek kitchen with a selection of Pearl or Onyx package*†^***
- Composite quartz countertop and kitchen backsplash*†
- Stainless steel undermount sink, with single lever pulldown spray faucet*
- 24 in.** kitchen appliance package with integrated fridge, built-in wall oven, electric cooktop, integrated dishwasher, integrated hood fan and built-in microwave
- Ceiling-mounted track lighting*
- Optional kitchen island for selected suites; additional costs apply***†

THE BATHROOMS

- Contemporary bathroom with a selection of Pearl or Onyx package*†^***
- Custom vanity cabinetry featuring composite quartz countertop and undermount sink with a single-lever faucet*†
- Mirror above vanity with integrated LED lighting*†^
- Full-height tiling in the tub surround and/or shower stall*^
- Porcelain floor tiling*†
- Faucet and showerhead in the tub and/or separate shower*
- Frameless glass shower door*
- Recessed ceiling light above vanity, shower stall(s) and/or over bathtub(s)*
- Energy recovery exhaust ventilation system

THE AMENITIES

INDOOR

- Elegant, well-appointed lobby and lounge
- Sophisticated social lounge with a private dining area and bar
- Health spa complete with a steam room, sauna and massage area
- Private screening lounge with a large, high-definition screen, ambient lighting and movie theatre seating
- Open concept coworking lounge with a private meeting room and high-speed Wi-Fi
- Fitness centre with state-of-the-art cardio and fitness machines
- Spin studio for group or personal cycling sessions
- Children's playroom with areas to create, play and explore

OUTDOOR

- Spectacular terrace featuring a zen garden with seating areas, private dining tables and BBQs
- Coworking lounge
- Children's play area
- Fitness area for outdoor workouts and yoga

* Where applicable and as per plan
** See disclosure documents and APS for full details
*** See Sales Representative for further details
‡ Additional fees and/or exclusions may apply
† As per vendor's pre-selected standard finish packages
^ Ceiling heights vary among floors/units and purchasers should refer to the specific terms of the agreement of purchase and sale for their respective unit; and are subject to bulkheads, dropped ceilings and structural beams.

Natural products (i.e. granite, stone, wood and marble) subject to natural variations in colour and grain. Ceramic and porcelain tile and broadloom are subject to pattern, shade and colour variations. Colour, grain, texture and appearance, etc. of features and finishes installed in the unit may vary from vendor's samples as a result of normal manufacturing and installation processes. All dimensions, if any, are approximate. Actual usable floor space may vary from the stated floor area, if so stated. Ceiling heights are calculated from the finished concrete slab floor to the underside of the concrete slab, or finished ceiling above. Where bulkheads or drop ceilings are required in kitchens, bathrooms, bedrooms, dens, laundry rooms and closets, the height of the ceiling will be lower. Sizes and specifications, as well as unit layout is subject to change without notice, including, without limitation, changes required by the approval authorities to comply with Building Code and other applicable regulations. All features and finishes are subject to change without notice. E.&O.E. Illustrations are artist's concept only. E&O.E. April 2023