

## Features & Finishes

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**EACH NOVELLA SUITE** is filled with the kind of thoughtful features and quality finishes you would expect to find in the home of your dreams. Every room has been carefully designed with its purpose in mind—no expense spared, no detail overlooked.

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### PLUG IN TO CONVENIENCE

**ENERGY STAR® FISHER & PAYKEL REFRIGERATOR**

with ergonomic storage bins, freezer drawer, SmartTouch™ controls, and ActiveSmart™ technology that adapts fridge operations to save energy without compromising food care

**PREMIUM BERTAZZONI GAS RANGE** with high-efficiency gas burners, including a dual-ring power burner, and a triple-glass door to minimize heat loss

**SLEEK AEG PULLOUT RANGE HOOD** with a powerful but quiet dual-speed fan (300 CFM) and a dishwasher-safe filter

**ENERGY STAR® BLOMBERG DISHWASHER** with an integrated cabinet front and quiet wash cycles

**ENERGY STAR® WHIRLPOOL WASHER** with quiet spin technology and adaptive-wash cycles to minimize waste while leaving your clothes fresh and clean

**WHIRLPOOL DRYER** with advanced moisture-sensing technology and a Wrinkle Shield™ option to ensure clothes are dry and wrinkle free

**OPTIONAL PANASONIC MICROWAVE HOOD FAN** in place of the pullout range hood at no additional cost (during pre-sale only)

**OPTIONAL DANBY WINE FRIDGE** with space for up to 27 bottles\*

### FEAST IN THE KITCHEN

**LARGE ISLANDS AND PENINSULAS** with breakfast bars are perfect for entertaining

**CONTEMPORARY SQUARE PROFILE 3D LAMINATE CABINETS AND DRAWERS**, with premium soft close technology in your choice of two designer colour schemes: Memoir or Legend

**GROHE CHEF-STYLE PROFESSIONAL FAUCET** with 140-degree swivel, a spray nozzle, and an arched coil for extended reach

**ELEGANT QUARTZ COUNTERTOPS** with eased edges provide durable surfaces that are resistant to heat and easy to clean

**BEAUTIFUL GLASS TILE BACKSPLASH** featuring large-format tiles and limited grout lines for easy cleaning

**SINGLE-BOWL SONETTO UNDERMOUNT SINK** with a modern square profile in 18-gauge stainless steel

**IN-SINK FOOD DISPOSAL** makes food preparation and clean-up a breeze

**CONTEMPORARY LIGHTING** in chrome and opal glass, including overhead pot lights, under-cabinet puck lights, and fluted glass pendants in all homes

**SMART STORAGE SOLUTIONS**, including Lazy Susans in corner cabinets, kickplate drawers, pullout spice racks, under-sink organizers, and pullout garbage and recycling bins

## PAMPER YOURSELF

**LUXURIOUS SOAKER TUB** with integral shower

**TIMELESS BARIL ITALIAN FIXTURES**, including an oversized shower head for a spa-like experience

**SLEEK 10MM FRAMELESS SHOWER ENCLOSURE** lends a 5 star feel to your daily ablutions (in select homes)

**HANDSET PORCELAIN TILE FLOORS** offer a soft shimmer and are eco-friendly, resistant to stain and easy to clean

**PORCELAIN TILE SHOWER WALL** with a subtle textured pattern adds character and style to your home

**POLISHED QUARTZ COUNTERTOPS AND BACKSPLASH** are as beautiful as they are durable

**STYLISH MEDICINE CABINET** with 3 sided mirrored interior and adjustable shelving

**PAVEL 20" BY 16" UNDERMOUNT CHINA SINK** lends a contemporary flair

**TOTO TOILETS** with dual-flush mechanisms and concealed trapways for easy cleaning

**CONVENIENT POT LIGHT** in all shower and bath areas

## REST YOUR HEAD

**LARGE WALK-IN/WALK-THROUGH CLOSETS** with built-in lighting maximize storage space and help keep your room tidy (in most homes)

**BRUSHED CHROME CEILING FIXTURES** in each bedroom, a detail that is often overlooked but never underappreciated

**CONVENIENT BEDSIDE USB OUTLET** for easy overnight charging in the master bedroom

**PLUSH 100% WOOL CARPET** in 40-oz pile weight for maximum warmth and durability

## NEST INSIDE

**INTELLIGENT FLOOR PLANS AND EXTENSIVE WINDOW WALLS** to minimize wasted space and maximize natural light

**EUROPEAN-STYLE FRONT DOOR** with opposing-grain inlay in walnut

**BEAUTIFUL AND DURABLE WIDE-PLANK HARDWOOD STYLE LAMINATE FLOORING\***

**DESIGNER INTERIOR DOORS** with a chic profile of horizontal and vertical embossed details

**ALUMINUM HORIZONTAL BLINDS** to maximize sun protection and minimize maintenance

**PRE-WIRED** internet, phone and television services in all homes

## EXPLORE THE OUTDOORS

**BEAUTIFULLY LANDSCAPED ENTRANCE** set back from the street to maximize usable space

**PRIVATE OVERSIZE BALCONIES** and patios throughout

**PRIVATE ENTRANCES** to most ground level homes with access to hose bibs for easy cleanup and gardening

**TWO ELEVATORS** to minimize wait times

**COMMON AMENITY SPACES**, including a convertible guest suite for the in-laws, a meeting room for those larger gatherings and an outdoor courtyard with picnic tables and a barbeque

**240V OUTLETS IN PARKADE** to charge all electric vehicles

**DEDICATED STORAGE LOCKERS**, including bike rack for every home

**BIKE MAINTENANCE AREA**, including bike rack, bench, tools and hose bib for cleaning

## TRUST YOUR HOME

**CONCRETE CONSTRUCTION** to minimize noise transfer between homes and ensure long lasting value

**HARD WIRED SMOKE AND HEAT DETECTORS** in every home

**PRE-WIRED** for home security systems

**ENERGY-EFFICIENT, DOUBLE-GLAZED WINDOWS** with thermally broken two tone aluminum frame

**ENTRY PHONE** with security camera allows you to pre-screen your visitors

**SECURE, GATED, UNDERGROUND PARKING** for homeowners and visitors

**COMPREHENSIVE 2-5-10 HOME WARRANTY COVERAGE:**

- 2 years on workmanship, materials and major systems
- 5 years on building envelope
- 10 years on structural defects

**SPRINGBANK PROPERTIES CUSTOMER CARE WARRANTY** included with every home

\* Standard in (throughout) all penthouse homes

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