

FEATURES

A STYLISH WELCOME

- R+R features modern West Coast architecture with signature elements including heavy timber and steel beams, structural glass, a dramatic cantilever canopy, metal accents and brick cladding.
- A modern entry door opens into an impressive lobby where natural stone and wood elements create a uniquely R+R ambiance.
- Distinctive suite entry plaques identify each private residence.
- Street fronting homes boast articulated entries with attractive metal and brick detailing.

HOME INTERIORS

- Spacious, open floorplans are beautifully complemented by nine-foot overheight ceilings in living areas; most top-level homes feature higher ceilings.
- Rich wood-style laminate flooring creates a refined look in the living and dining areas.
- Plush CRI Green Label carpeting puts durable comfort at your feet.
- Experience the luxurious warmth of an in-floor radiant heating system throughout your home.
- Choose from two designer colour schemes to suit your décor and style: Sky and Earth.
- Vertical blinds on sliding doors, horizontal blinds on all windows for added privacy.
- Windows feature low-E glazing to maximize energy efficiency.
- Decks and patios for outdoor living and entertaining.

GOURMET KITCHENS

- Custom square-edge cabinetry with subtle polished chrome pulls creates a contemporary look.
- Premium quartz countertops and stone backsplashes are naturally elegant and durable.
- Cabinet doors and drawers feature soft-close hardware.
- Special cabinet features include a pantry and lazy susan to keep everything organized (some homes).
- Under cabinet lighting illuminates kitchen tasks beautifully.
- A roll-out recycling bin station makes sorting and storing recyclables effortless.
- Premium stainless steel ENERGY STAR appliances:
 - Panel integrated dishwasher with sound insulation, a sleek handle, and a convenient extra shine option
 - French door refrigerator with bottom-mounted freezer
 - Convection wall oven with four custom cooking modes and a five-burner gas cooktop
 - Microwave and hoodfan combination unit
- Sleek undermount double stainless steel sinks for easy food prep and clean up.
- A polished chrome faucet with a versatile pull-out vegetable spray.
- Conveniently placed electrical outlets enhance work areas.



FEATURES (CONTINUED)

SPA-INSPIRED BATHROOMS

- Luxuriate in elegant ensuites featuring full walk-in showers with frameless doors, or contemporary shower and tub combinations.
- Melt away stress in your spa-inspired ensuite shower featuring an oversized rainshower head, porcelain tile surround and a built-in niche and integrated bench seating (most homes).
- Floating vanities feature soft close cabinets with chrome hardware, accented by under cabinet lighting.
- Rectangular undermount sinks with polished chrome wide-set lever faucets.
- Designer-selected porcelain tile flooring and sparkling quartz countertops.
- Conserve water with dual-flush water closets featuring soft-close lids.
- Second bathrooms feature stone countertops and square-line profile cabinetry with tubs or glass walk-in showers (some homes).

THOUGHTFUL TOUCHES

- Conveniently located TV outlets and telephone jacks in main living areas and master bedrooms.
- A centrally located media hub station in every home to meet your high-speed cable needs.
- Full capacity stacking washer and dryer.

SAFETY AND SECURITY

- Well-lit underground parking with security cameras and emergency buttons for added security.
- An enterphone system with security camera outside main lobby.
- Exclusive key fob access to parking and common areas.
- Heavy deadbolt lock and door viewer in each suite entry.
- Ground floor homes include pre-installed alarm systems.
- Sprinklers in all homes and common areas.
- Comprehensive warranty protection by Travelers Guarantee Company of Canada, including coverage for:
 - Materials and labour (two years)
 - Building envelope (five years)
 - Structural components (ten years)
- After-sales care by Polygon's dedicated Customer Service team.



FEATURES (CONTINUED)

R+R AND THE ENVIRONMENT

- R+R has undertaken initiatives of the Built Green Rating GOLD standard by using the following sustainable materials and building practices:
 - All paints are water based, low VOC and contain at least 20% recycled content
 - Appliances are ENERGY STAR rated where applicable
 - Low-E, double-glazed, thermally broken windows
 - Hydronic (water based) in-floor radiant heating system
 - R40-batt insulation contains 40% recycled content
 - CRI Green Label carpets
 - Laminate flooring underlay is CRI Green Label +Plus certified.
 - Built-in roll-out recycling bin station in every home for organizing recyclables
 - Hot water and heat supplied by a local District Energy Utility

AMENITIES TO ENJOY

- Discover the helpful services of an onsite resident manager.
- Stay in shape at the fully equipped fitness studio exclusively for residents.
- A central courtyard area with children's play area and a harvest table.
- Gated underground visitor parking.
- Bike storage.

OPTIONS

- Storage lockers for select homes.

