

Features & Finishes

The building

X2 is a dramatic 42-storey tower, at the southwest corner of Charles Street East and Jarvis Street, Toronto. The main entrance is on Charles Street East.

Breathtaking double-height lobby and extensive amenities designed by internationally-renowned interior design firm Cecconi Simone. Amenities will be located on the entire ninth floor and will include yoga / aerobic / pilates room, his and hers steam and change-rooms, cardio room, weight room, fitness training room, billiard room, kitchen / dining / bar lounge area, piano lounge, and pool side library / lounge. This floor opens onto a spectacular roof garden designed by acclaimed landscape architect Janet Rosenberg + Associates. This resort-in-the-city style area will include an outdoor swimming pool, seating, sunning areas and trees.

- 24 hour, 7 day a week concierge.
- 2 guest suites provided for residents' use.
- Resident superintendent for on-site maintenance.
- Underground parking with security monitoring from concierge station.
- Underground garage painted white and lit with fluorescent lighting for added safety and security.
- 4 custom-designed high-speed elevators.
- Visitor parking for both cars and bicycles on the uppermost parking level.
- Mailroom conveniently located beside front lobby.

The suites

- Ceiling heights of approximately 9 ft. Ceiling heights are exclusive of bulkheads, which are required for mechanical purposes such as kitchen and bathroom exhausts, and heating and cooling ducts.
- Choice of designer-selected pre-finished engineered flooring in living/dining areas and foyer, as per builder's standard samples.
- Choice of carpet with 1/2" underpad in dens and bedrooms, from builder's standard samples.
- Solid core entry door with security view-hole.
- Sliding doors in bedrooms, as per plans.
- Architecturally-designed baseboards, door frames and casings.
- Satin chrome door handles and hardware.
- White, plastic-coated, ventilated wire shelving in all closets.

- Insulated double-glazed, aluminum windows.
- Stacked brand-name washer/dryer with exterior venting in all suites, as per plans.

The kitchens

- Contemporary kitchen cabinetry custom designed by Cecconi Simone, in a variety of materials and colours, from builder's standard samples.
- Choice of granite or corian kitchen countertop, from builder's standard samples.
- Contemporary designed island / table combination by Cecconi Simone. Choice of granite or corian counter top on the 36" high island and choice of colour core laminate on fixed dining table (30" high).
- Porcelain tile backsplash, from builder's standard samples.
- Single bowl stainless steel under mounted sink with contemporary design faucet with integrated pull-out head.
- Ceiling mounted track lighting complete with pendants over island as per plans.
- Choice of pre-finished engineered flooring, from builder's standard samples.
- Stainless steel appliances including counter-depth refrigerator, self-cleaning range, built-in dishwasher and microwave, as per builder's standard samples.
- Integrated stainless steel hood fan, as per builder's standard samples.

The bathrooms

(master bathroom or main bathroom in one bathroom suites)

- Choice of quality Cecconi Simone custom designed cabinetry in a variety of materials and colours, from builder's standard samples.
- Cecconi Simone custom designed corian sink with polished chrome wall mounted faucet.
- Mirror above vanity.
- Wall mounted lighting above vanity.
- Wall cabinet over toilet.
- Choice of porcelain floor tiles, from builder's standard samples.
- Soaker tub as per plans.
- Steel accessory package including towel bar and toilet paper holder, where applicable.
- Choice of full height porcelain wall tiles in tub/shower enclosure, from builder's standard samples.

- White plumbing fixtures.
- Exhaust fan vented to exterior.
- Pressure balance valve for tub / shower.

Second bathrooms

(in two bathroom suites)

- Choice of Cecconi Simone custom designed quality cabinetry in a variety of materials and colours, from builder's standard samples.
- Cecconi Simone custom designed corian sink with polished chrome wall mounted faucet.
- Mirror above vanity.
- Recessed ceiling lighting above vanity.
- Choice of porcelain floor tiles from builder's standard samples.
- Choice of full height porcelain wall tiles in shower enclosure, from builder's standard samples.
- Frameless glass shower enclosures, as per plans.
- White plumbing fixtures.
- Steel accessory package including towel bar and toilet paper holder, where applicable.
- Exhaust fan vented to exterior.
- Pressure balance valve for tub and shower.

The technology

- Emergency voice communications system, smoke, heat and carbon monoxide detector where applicable in each suite.
- High-speed Internet access provided with "future technology-ready" features in all suites.
- Rough-in for future security system.
- Pre-wired for cable TV and telephones as per plans.
- White "Decora" switches and outlets.

The builders

Great Gulf Homes and Lifetime Developments are members of BILD (Building Industry and Land Development Association) of Toronto.

All suites protected under the Tarion Warranty Corporation.

Interior design consultation at Décor Centre on all finishes and colour packages included in purchase price.

All interior floor, wall finishes and materials are to be chosen with the assistance of the Builder's Interior Design Consultant. All materials and other selections for which the Purchaser is entitled to make a selection are to be chosen from Builder's samples, and are as per Builder's specifications. Purchaser shall only be entitled to make such selections provided that the items are not already ordered or installed.