



Make the most of every square inch.

INTERIOR FEATURES

- 01 Vinyl plank flooring throughout

- 02 Private outdoor space for every home

- 03 Sleek roller shades throughout

- 04 Frigidaire 30" stainless-steel over the range microwave*

- 05 Frigidaire 30" stainless-steel induction cooktop and oven range*

- 06 Frigidaire 24" stainless-steel dishwasher

- 07 Frigidaire 33" full-sized stainless-steel refrigerator with bottom freezer*

- 08 Quartz stone countertop

- 09 White matte tile backsplash

- 10 Undermount sink with Kohler pull down faucet

- 11 Arctic grey matte finish cabinetry with soft close



Love more about life at home.

THE MIX AT FYNN

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|--|-------------------------------------|
| 01 Open lawn for play or relaxation | 08 Theatre room |
| 02 Community garden plots | 09 Fitness centre |
| 03 Outdoor gathering space and seating | 10 Children's play area |
| 04 Guest Suite | 11 Pergola with BBQ and dining area |
| 05 Indoor social lounge | 12 Dog run |
| 06 Chef's kitchen with dining area | 13 Outdoor lounge |
| 07 Virtual medical clinic provided by Cleveland Clinic Canada. | |

FEATURES & AMENITIES

NEIGHBOURHOOD

Located in the heart of River District, you're steps from:

- Conveniences such as Starbucks, Save-On Foods, Everything Wine, Shopper's Drug Mart and Bosley's
- Restaurants such as Bufala, Lucky Taco, Local Public Eatery, Sushi Mura, Boketto, District Noodle House and more
- Parks and waterfront path
- Transit: connecting you to your day, one stop at a time

INDOOR AMENITIES

- Automated parcel delivery lockers for ease and security
- Spacious indoor chef's kitchen with full sized appliances and dining area
- Indoor social lounge
- Fitness centre
- Theatre room
- Guest suite for rent
- Landlord-provided healthcare: virtual medical clinic provided by Cleveland Clinic Canada. On-demand healthcare at your fingertips 7 days a week, 365 days a year
- Bike storage
- Storage lockers
- Visitor parking
- EV parking stalls
- Dog wash

OUTDOOR AMENITIES

- Pergola with BBQ and dining area
- Open lawn for play or relaxation
- Community garden plots
- Outdoor gathering space and seating
- Children's play area with play dock, log post piers and canoe with rope
- Dog run with play tunnel and teeter totter

BUILDING

- Pet friendly (ask about our 8 Leg Policy)
- Professionally managed and maintained by Wesgroup's property management team
- A dedicated building manager and rental office offer a reliable rental experience for tenants
- Tenant portal to allow for amenity bookings, and service request submissions
- Secure building and parkade entrances with restricted elevator access
- Secure underground parkade with security cameras
- Convenient, keyless suite door entry

LIVING

- Vinyl plank flooring throughout
- Private outdoor space for every home
- Electrolux front loading 27" washer and dryer*
- Sleek roller shades throughout
- Radiant heating
- All homes are pre-wired for internet and cable

KITCHEN

Frigidaire appliance package, including:

- 30" stainless-steel over the range microwave*
- 30" stainless-steel induction cooktop and oven range*
- 24" stainless-steel dishwasher
- 33" full-sized stainless-steel refrigerator with bottom freezer*
- Quartz stone countertop
- White matte tile backsplash
- Undermount sink with Kohler pull down faucet
- Arctic grey matte finish cabinetry with soft close
- Rotating kitchen corner storage**

BATHROOM

- Quartz stone countertop
- Dark grey matte floor tile
- Kohler lavatory with soft close lid
- Kohler undermount sink with single-handle faucet
- Deep soaker tub with showerhead*
- White matte shower wall tile
- Arctic grey matte finish cabinetry with soft close