

WELCOME TO BISHA HOMES AND RESIDENCES

More than three years in the making, Bisha Hotel and Residences is the combined vision of the principals of two multi-award-winning firms – prominent real estate developers, Sam Herzog and Mel Pearl of *Lifetime Developments*, and legendary hospitality czar and trend-setter, Charles Khabouth of *INK Entertainment*. Bisha is the newest private-label Hotel and Residences brand to originate in Toronto since the Four Seasons Hotel and Resorts was introduced in the 1960s, and is the result of the shared passion of these Canadian owners and hands-on operators to offer the ultimate lifestyle destination in key cities around the world. New Bisha locals are now in the early stages of development.

BUILDING FEATURES

- A towering 41 Storey edifice designed to embody the ultimate living space, reflecting a timeless appeal.
- Architectural design by award winning Wallman Architects.
- Interior design by award winning Munge Leung.
- 24 hr café and bar to cater to your cravings.
- World class dining
- A destination community where local industry leaders and pioneers will meet.
- Private Club/Lounge with caterer's kitchen exclusive to residents.
- Exclusive rooftop restaurant, lounge and infinity pool on the 41st floor with cabana style seating and poolside service bar.
- State-of-the-art Fitness Centre located on the 40th floor.
- Three exclusive elevators servicing all residential levels and three elevators servicing hotel guests.
- Exclusive Residents entrance and lobby complete with private concierge service.
- A variety of personal services – High-End Salon, Personal Fitness/Training, Pet Walking, Dry Cleaning, Housekeeping, Grocery Delivery & Room Service.

SUITE FEATURES

- 9' foot exposed concrete ceilings. *
- Floor-to-ceiling insulated double-glazed windows for an unobstructed view of the City, as per plan.
- Bisha-designed flat slab doors or sliders.
- Choice of designer-selected pre-finished engineered flooring in all principle rooms and bedrooms.*
- Contemporary Munge Leung designed kitchen cabinetry and backsplash with choice of finishes.*
- Contemporary designed island/table combination in kitchen, as per plan.*
- Designer selected ceiling mounted kitchen lighting.
- Stainless steel undermount sink with designer selected faucets.
- Stainless steel appliances including stove, over-stove exhaust fan and microwave oven.
- Custom Munge Leung designed bathroom cabinetry available in choice of finishes.*
- Wall mounted bathroom mirror with decorative light fixtures.
- High-speed internet access provided with "future technology-ready" features in all suites.

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| <p><u>Deposit Structure**</u></p> <p>\$3,000 on signing balance to 5% in 30 days 5% in 90days 5% in 180 days 5% on 365 days</p> <p><u>Hours of Operation**</u> 11-6 Mon-Sun</p> | <p><u>Occupancy Date</u> April 10, 2014</p> <p><u>Parking</u> \$45,000*selected suites ONLY</p> <p><u>Locker</u> \$3,800*selected suites ONLY</p> <p><u>Parking/Locker Combo</u> \$55,000*selected suites ONLY</p> | <p><u>Maintenance Fees</u> \$0.57/SF incl. HST (hydro metred separately)</p> <p><u>Taxes</u> The current City of Toronto Tax Rate is approximately 1.1%</p> |
| <p>Included In Purchase Price: G.S.T./HST*** Six Appliances</p> | | |

* As per plan from Vendor's Standard Samples. ** For a limited time only. Please see a Sales Representative for details E. & O.E. August 12, 2010

† Please see a Sales Representative for a full list of standard features ***as provided in Agreement of Purchase and Sale.

Compliments of:



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