



FEATURES AND FINISHES

THE INTERSECTION OF ART AND ARCHITECTURE

Presenting CX. A mid-rise building of lofts and townhomes with impressive curb appeal and modern industrial flair. A uniquely InHouse project, we offer an alternative to the traditional high-rise living. Here, we introduce a new concept on the beautiful, tree-lined, quiet 110 Street. Choose from a wide selection of functional floorplans, including two-storey homes with rooftop terraces or at-grade, front door access. We're uniquely us so you can be uniquely you – offering all the best of Edmonton's amenities at your fingertips.

BUILT TO LAST

- ◆ Uniquely designed with a structural steel frame, glue laminated timber floors and concrete parkade
- ◆ Triple pane windows allow for quiet, comfortable living in your Grandin oasis
- ◆ Expansive lobby and lounge area for Uber® waiting or getting to know the neighbours
- ◆ Cutting-edge, automated building security system, with restricted "your-floor-only" elevator access to ensure grandma knows you're safe and sound
- ◆ Secure, underground heated parking to keep vehicles safe and warm
- ◆ Car share program for the environmentally and financially conscious occasional driver
- ◆ Secure bike room on main level with easy access to the exterior for the avid urban biker
- ◆ Fitness area for the quick morning or midnight workout
- ◆ Children's playground for the urban families to choose CX and the Grandin neighbourhood as their backyard
- ◆ Outdoor visitor parking for guests
- ◆ Convenient storage lockers available for tidy keeping of the golf clubs, hockey equipment and your Christmas tree
- ◆ High efficiency building mechanical equipment reducing building operating costs over time
- ◆ Pooch and pet-friendly* building including a dog-wash station to clean Rufus up after his long, river valley romps

MODERN, INDUSTRIAL TOUCHES

- ◆ Choose from designer colour palettes that express the modern industrial theme throughout your suite
- ◆ Exposed timber ceilings and polished-concrete floors throughout to inspire the modern designer in you, photo-ready for Dwell Magazine® and Houzz® posts
- ◆ Black metal accents intermix the aesthetic of wood and concrete with the use of matte-black plumbing fixtures, door hardware and railings (in suites with staircases)
- ◆ Industrial-inspired modern lighting in all suites

KITCHENS FOR MAKING COMFORT FOOD

- ◆ Modern, stainless steel appliances that will have you making that gourmet lobster mac and cheese or the ever-simple but delicious Kraft Dinner®
- ◆ Functional kitchen islands with floorplan choices that adapt into built-in dining tables
- ◆ Contemporary quartz countertops to compliment the suite's colour palette
- ◆ Sleek, flat panel cabinetry with matte black hardware to impress the Jones' when they visit
- ◆ All kitchens include a pantry to stock up on snacks and goodies from the Farmer's Market
- ◆ Full height modern tile backsplash to compliment colour scheme

BATHROOMS TO SUIT YOURSELF IN STYLE

- ◆ Sleek, custom CX-designed black matte vanities with vessel sink angled to one side to provide enough functional space for the perfect toothbrush holder, "the best of Sephora®" kit and his shaving accessories
- ◆ Contemporary quartz countertops to compliment the suite's colour palette
- ◆ Wood accent shelf in each bathroom to style with the picture-perfect succulent
- ◆ Tiled shower with modern glass doors to for a refreshing wake up

FORM FOLLOWS FUNCTION IN CX

- ◆ Keep warm in winter and cool in summer with individually-controlled high-efficiency heating and cooling systems, minimizing the costs of operating your home
- ◆ Effortlessly mount flat screen televisions with built in, ready-to-go cable and power connections in living area for everyone's perfect viewing at your next Oilers' game get together
- ◆ Enjoy perfectly grilled steaks on your terrace with included natural gas BBQ hookup
- ◆ Custom-designed floorplans to fit modular wardrobe systems, allowing you to design the closet of your choice to keep those outfits for Sunday brunch and nights out on the town properly organized

*Small dogs only. Dogs up to a height of 18 inches and 33 pounds are permitted. One pet per suite.

inhouse
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