

PENTHOUSE FEATURES & UPGRADE OPTIONS

A Product Guide for Penthouses 601 & 602



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**SAYWARD
HILL**
Sayward Hill Terrace

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Penthouse Features

Look Out on Life From Here...

- ◆ Stunning panoramic views from each Penthouse overlooking the Ridge and Cordova Bay Golf Courses, Haro Strait and the Gulf and Suan Juan Islands
- ◆ Ensuite and walk-in closet skylights offer an abundance of natural light and unsurpassed views from every room
- ◆ Ceilings in #601 soar up to fourteen feet with clerestory windows
- ◆ Ceilings in #602 soar up to ten feet
- ◆ Oversized Master Bedroom complete with gas fireplace and floor-to-ceiling windows capture east views and morning sunshine
- ◆ Open and spacious floor plan with Great Room, Home Office and Powder Room
- ◆ Wrap-around terrace captures the views from Sayward Hill and sun exposure
- ◆ Rough-in for outdoor kitchen perfect for entertaining
- ◆ Guest Bedroom with full second ensuite and walk-in closet
- ◆ Individual Mitsubishi air-conditioning unit in each penthouse for cool, comfortable summer living
- ◆ Professional Quality Viking Stainless Steel Appliances
- ◆ Allowance for custom closet upgrades with Harbour City Kitchens
- ◆ Allowance for custom media package upgrades with Grohovac Installations
- ◆ Two secure underground parking stall with storage locker



Quality Viking Appliances

Viking doesn't see the kitchen as a collection of products, but a cooking environment. Only Viking delivers the ultimate in Professional Performance for the Home™ with a cohesive look for the kitchen. The Designer Series offered at Sayward Hill showcases a distinct look, so you don't have to resort to mixing and matching brands and styles. The complete Viking kitchen is complete perfection. Viking chooses to use only the highest quality stainless steel available - grade 304 - in the manufacture of all Viking appliances. This choice may be more costly, but it translates into a superior product.



It allows Viking to offer not only a pleasing and distinctive aesthetic but incomparable performance, reliability and longevity. Viking could easily utilize inferior stainless steel and components in the production of their appliances. But they would rather afford you the ultimate luxury - peace of mind. Culinary and design experts say the performance, features and style of Viking products have raised the standard by which a home is measured, making Viking brand the ultimate symbol of the epicurean lifestyle.





Quality Viking Appliances

Viking Designer Series Bottom-Mount Refrigerator DFBB363R

- 20.3 cubic ft. and counter-depth width keeps fresh food items at or above waist level for easy access, with freezer unit on the bottom
- Main freezer compartment pulls out like a drawer for easy access to bulky frozen foods and upper freezer basket slides independently of main compartment
- Factory-installed automatic ice maker features large capacity ice bucket
- ProChill™ Temperature Management System with single compressor system includes the quietest, most technologically advanced compressor on the market
- Two moisture-controlled produce drawers plus the full-width Convertible MeatSavor™/Produce Drawer
- Convertible Meat Savor/Produce Drawer with roller-bearing glide can be set for either produce or long-term fresh meat storage with its separate temperature control
- Two moisture-adjustable, see-through produce drawers for large-item storage and additional storage in five large aluminum door bins with tempered glass fronts - four are adjustable
- Electronic controls maintain temperature within 1 degree F and multi-channel airflow system removes odor and excess humidity
- Choice of full cabinet overlay in cherry or maple to match the kitchen cabinets with stainless steel hardware or stainless steel finish





Quality Viking Appliances

Viking Designer Series Built-In Electric 30" Single Wall Oven DESO101SS

- Professional performance with the convenience of self-cleaning
- Convection two-element baking with fan-forced air convection broiling with large, eight-pass element/reflector and fan-forced air
- Heated air circulates through the oven for quick, even broiling; smoke eliminator minimizes smoke and odors during closed-door broiling
- **TruConvec™** cooking with fan-forced air and all convection functions use the **ProFlow™** Convection Air Baffle located around the convection fan, ensuring balanced airflow for even heat distribution
- Maxi-broil setting uses full eight passes for complete coverage of larger quantities of food
- Mini-broil setting uses four passes to conserve energy for smaller quantities of food
- 24 hour timer with porcelain oven interiors and heavy-duty porcelain broiler pan/grid
- Self-clean oven setting with indicator light and high-density insulation contains heat within the oven cavity for maximum energy savings and performance, even during high-temperature self-cleaning
- Durable control knobs made of solid stainless steel and soft-touch, slip-proof rubber grips for easy handling





Quality Viking Appliances

Viking Designer Series Continuous Grate Cooktop DGSU160-5BSS

- Sealed burners with brass flame ports and porcelainized, cast-iron burner caps
- Automatic electronic spark ignition/re-ignition; burners light at any position on the knob and re-light if extinguished, even at lowest setting
- One-piece, extremely durable steel top
- Separate spill collection areas; each area holds up to 1-1/2 quarts of liquid spillover
- Continuous grate design provides continuous surface for easy movement of pots
- Overall/burner box dimensions designed to fit the majority of similarly sized cooktop cutouts
- Permanently sealed burners - spills cannot enter burner box
- Durable, stainless steel knobs with child-proof, push-to-turn safety feature
- Soft-touch, slip-proof rubber grips for easy handling
- Customer-removable knobs, grates, and burners/caps
- 36" wide model—Left front - 12,000 BTU high/1,700 BTU low
Left rear - 10,000 BTU high/1,500 BTU low
Center - 14,000 BTU high/2,000 BTU low
Right rear - 8,000 BTU high/725 BTU low
Right front - 6,000 BTU high/675 BTU low





Quality Viking Appliances

Viking Designer Series 36" Wide Classic Chimney Wall Hood DCWH3644SS

- Heavy-duty construction; elegant design and styling
- Virtually seamless design with no visible screws
- Halogen lights for better visibility and efficiency
- Dimmer on lights allows custom lighting – separate on/off switch allows consumer to leave dimmer at favorite position
- Heat sensor that turns the ventilator on full power when cooking temperatures reach uncomfortable levels
- Delay feature allows consumer to set the ventilator to shut off on its own from 10 to 30 minutes later
- 12-hour timer built into ventilator controls; excellent for use with Designer cooking products
- 300 CFM (DIV300) interior-power ventilator kits
- Mesh filters made entirely of stainless steel for durability and long life; efficiently remove grease and heated vapors from the air
- Dishwasher-safe filters are easily removed for quick cleaning
- Design of low profile filter system means less interior hood space to be cleaned

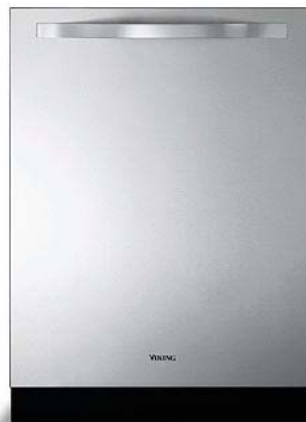




Quality Viking Appliances

Designer Series Premium Dishwasher DFUD042

- Sound-absorbing, heat-retaining insulation
- Two motor/pump assemblies for more efficient circulation and drainage than single-motor systems
- Super-extendible, graphite nylon racks are fully usable for no lost space
- Additional spray zone targets heavily soiled dishes
- Triple filtration and waste-removal system
- Electronic controls offer several wash cycles as well as other options designed to reduce energy costs
- Cycles include Pots/Pans, Heavy, Normal, Light/China, Quick and Rinse/Hold
- Cycle options include Temperature Selection, Extra Dry, 5-hour delay
- All cycles are extremely efficient, with Normal wash using only 4.5 gallons of water and China using only 2.4 gallons of water
- Convect-Air™ Drying
- Choice of full cabinet overlay in cherry or maple to match the kitchen cabinets with stainless steel hardware or stainless steel finish (as shown)

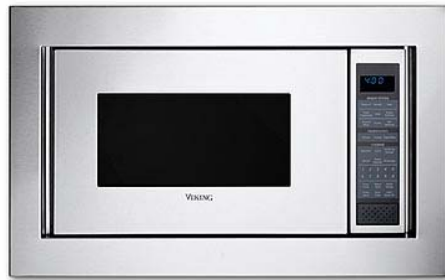




Quality Viking Appliances

Designer Series Built-in Microwave Oven & Trim Kit DMOS200SS

- 13 Sensor settings – sensor adjusts cooking times and power levels for a variety of foods and quantities
- Breakfast and Lunch options for cooking and reheating popular food items
- 15 Minute Dinners and Preset Recipes each offer 5 recipes with easy-to-follow steps
- Add-A-Minute allows a minute of extra cooking time to be added with the touch of a button
- Warm/Hold feature allows food to be kept warm for up to 30 minutes
- Child Lock safety feature locks the control panel to prevent unwanted operation
- 2.0 cubic ft. oven capacity
- 16" diameter turntable
- Interior light
- Built-in trim kit designed to match with corresponding ovens and warming drawers





Viking Appliance Upgrade Options

Viking Designer Series 30" Built-In Warming Drawer DEWD100SS

- Powerful 475 watt with temperature settings from 90 to 250 degrees F accommodate all types of food
- Low setting is ideal for plate warming or bread proofing and high setting keeps soups and sauces piping hot
- Entire drawer is easily removable for cleaning
- Versatile moisture-selector control regulates the amount of moisture released from the drawer
- Complete with two removable stainless steel low racks and removable stainless steel moisture cup



Viking Designer Series 24" Wine Cooler DUWC141RSS

- Six wire shelves store up to 54 wine bottles horizontally, keeping corks moist
- Shelves are coated to reduce vibration and hold bottles snugly in place
- Full-width shelves pull out for easy access and shelves can be removed to store larger bottles
- Preserves different types of wine at optimal serving temperature
Ultraviolet-resistant tempered glass and black interior protect wine from harmful light
- Keyed door lock provides protection for stored wines





Air-Conditioning



- Mitsubishi cooling, heating and ventilation systems are renowned for their quiet, economical operation, flexible installation and high degree of reliability
- Wall-mounted units are subtly installed below ceiling height to all main living areas and bedrooms
- This all-in-one air conditioning solution is manufactured by one of the best producers in the industry
- This system offers excellent energy savings (up to 30%) and is very well suited for condominium units



PKFY-VAM



PKFY-VGM

AMONG THE QUIETEST IN THE INDUSTRY

Air flow passage configuration that assures quiet operations.

- The unit incorporates a random pitch cycling fan by changing fan interval reduction in airflow. Optimal design of the airflow passage gives a shortened fan diameter and allows a highly compact installation.
- Thanks to a highly practical casing configuration, airflow generated by the fan is distributed uniformly.
- Due to careful positioning of the vertical vane axis, air is blown evenly from the fan. This prevents mixing with secondary air and also suppresses condensation.

Closet & Storage Systems



Walk-In Closet Systems—*Personalize Your Space with \$1,000 Allowance*

- Custom designed closet systems by Harbour City Kitchens
- White Laminate storage systems for all Closets
- Walk-In Closets offer spacious layouts with mirrored entry door and birch wood pocket door for convenient access to laundry room
- Customize your closets with additional drawers, shelves, shoe cubbies, and more. Harbour City Kitchen's closet solutions give you the most out of your closet space. With a complete line of customizable options, their closet solutions will help you lose the clutter and keep you organized.

Available Accessories

- Belt Racks
- Shoe Racks
- Tie Racks
- Jewelry Trays
- Drawers & Baskets



Electronic Lifestyle

High Tech Wiring—

Customize with \$1,000 Allowance

- Carefully designed and fully integrated Telecommunications Cabling package planned in conjunction with Grohovac Installations, with optional upgrade packages for Home Theatre, Multi-Room Sound Systems and Home Components
- State-of-the-art design allows you to stay connected to entertainment and information technologies in almost every room with pre-wiring for 5.1 Home Theatre system in Media Room and speaker system including 1 volume control and 2 speakers in the living/dining room area (with the option for a regular volume control or upgraded A-Bus volume control system).
- Attractive, integrated “Multi-Media **Smart Box**” provides convenient connections for multiple phone, fax and modem lines, Cable modem and DSL high-speed Internet access, Digital Cable TV and in-home Local Area Computer Networking and fully installed in-home multi-zone Security System and Video surveillance at the lobby and displayed on a TV



In-Suite Computer

Networking

- Provides convenient wall connections throughout your home allowing you to easily connect several computers together, share a printer or surf the Web and supports wireless networking





Upgrade Price Summary

Appliances

Viking Wine Cooler DUWC141RSS	\$3,090
Viking Warming Drawer DEWD100SS	\$2,000

Customize Media & Sound Systems— Allowance provided:

\$1,000

Customize Closet Systems— Allowance provided:

\$1,000

Built-In Vacuum System

\$1,500

Main Bath—Chrome-Trimmed Glass Sliding Doors

\$825

Eliminate All Painted Accent Walls

\$100

Parking—Additional Secure Underground Stall (2 stalls included)

\$20,000

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