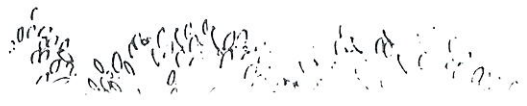
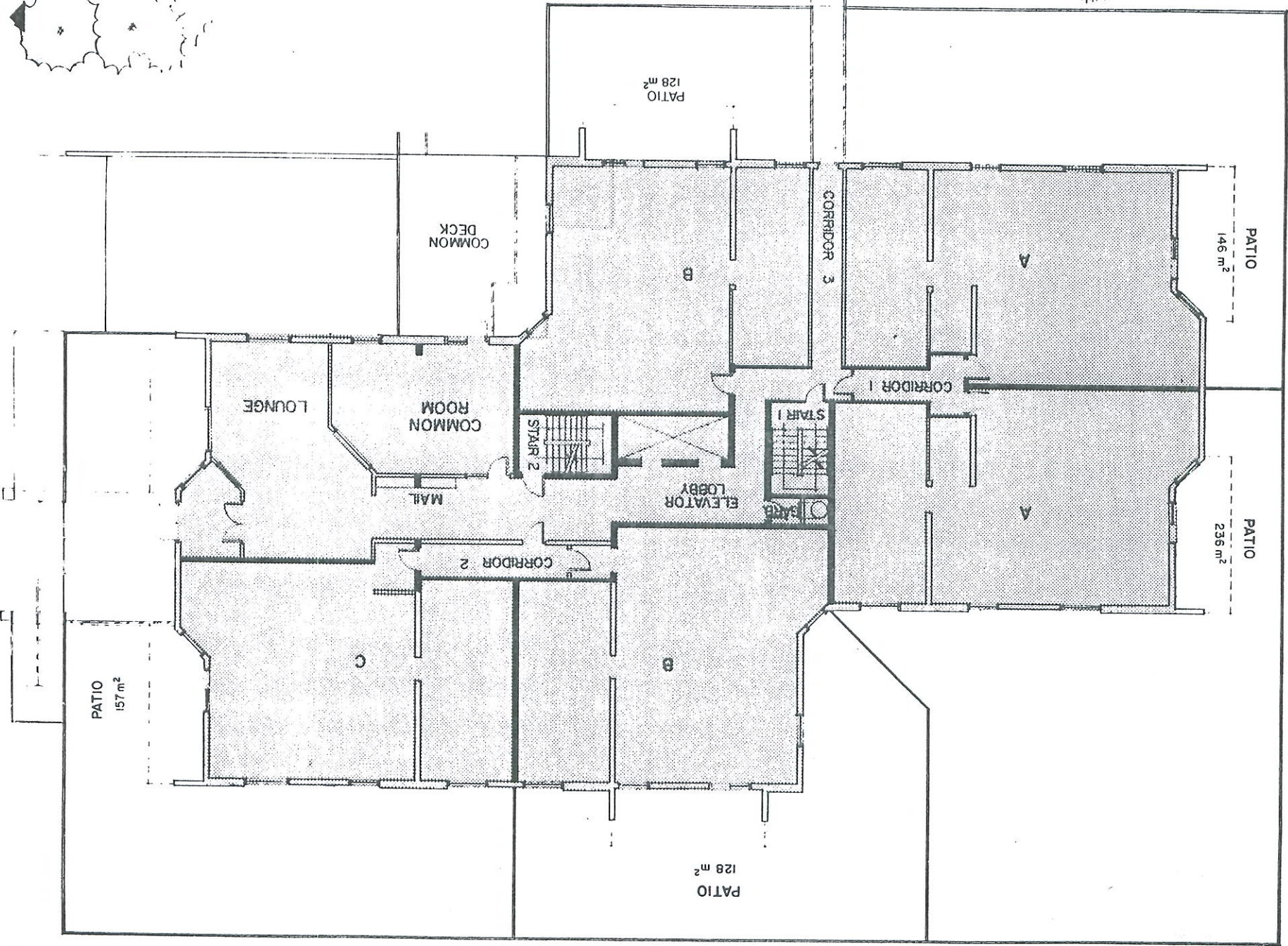
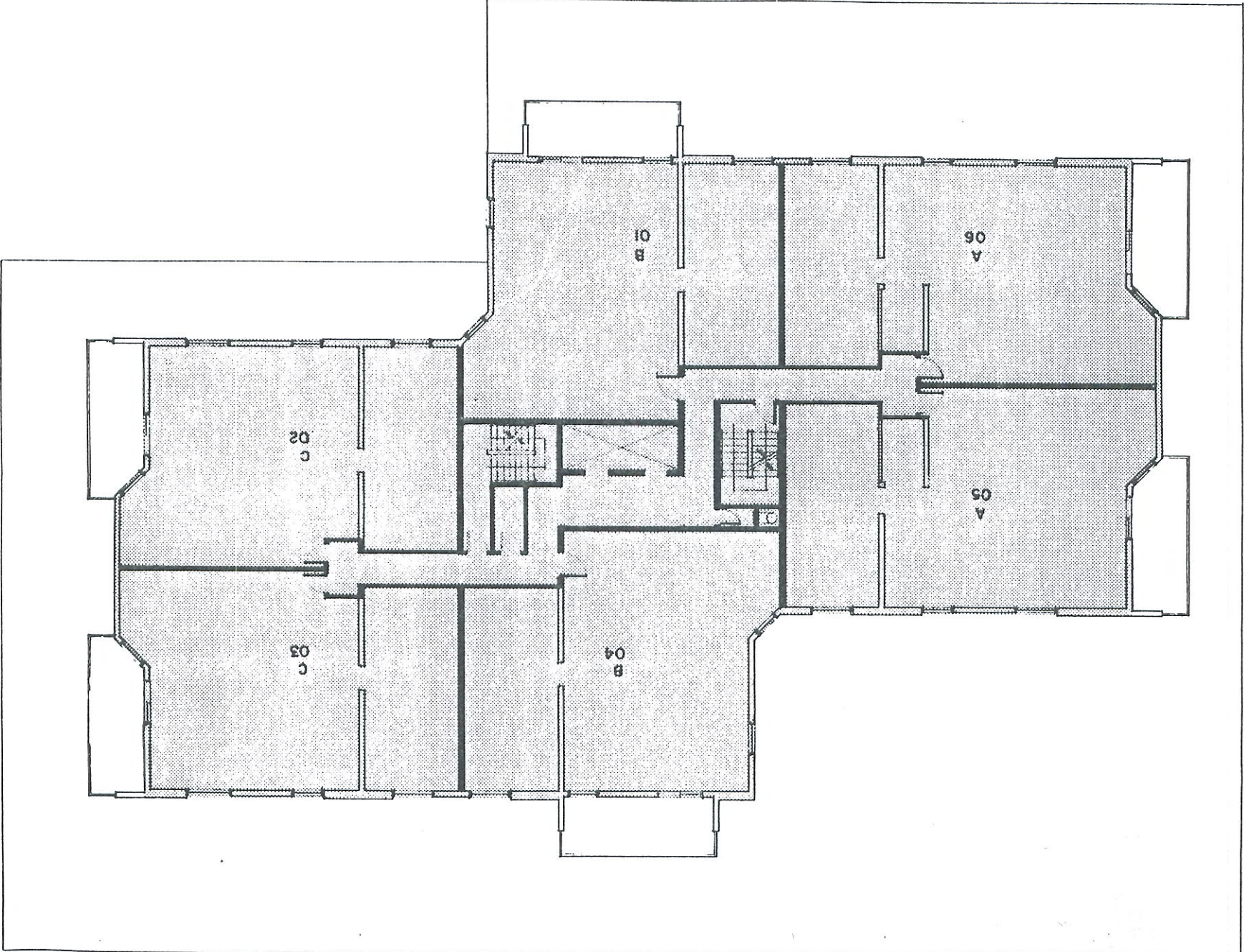


SITE PLAN

MAIN FLOOR PLAN



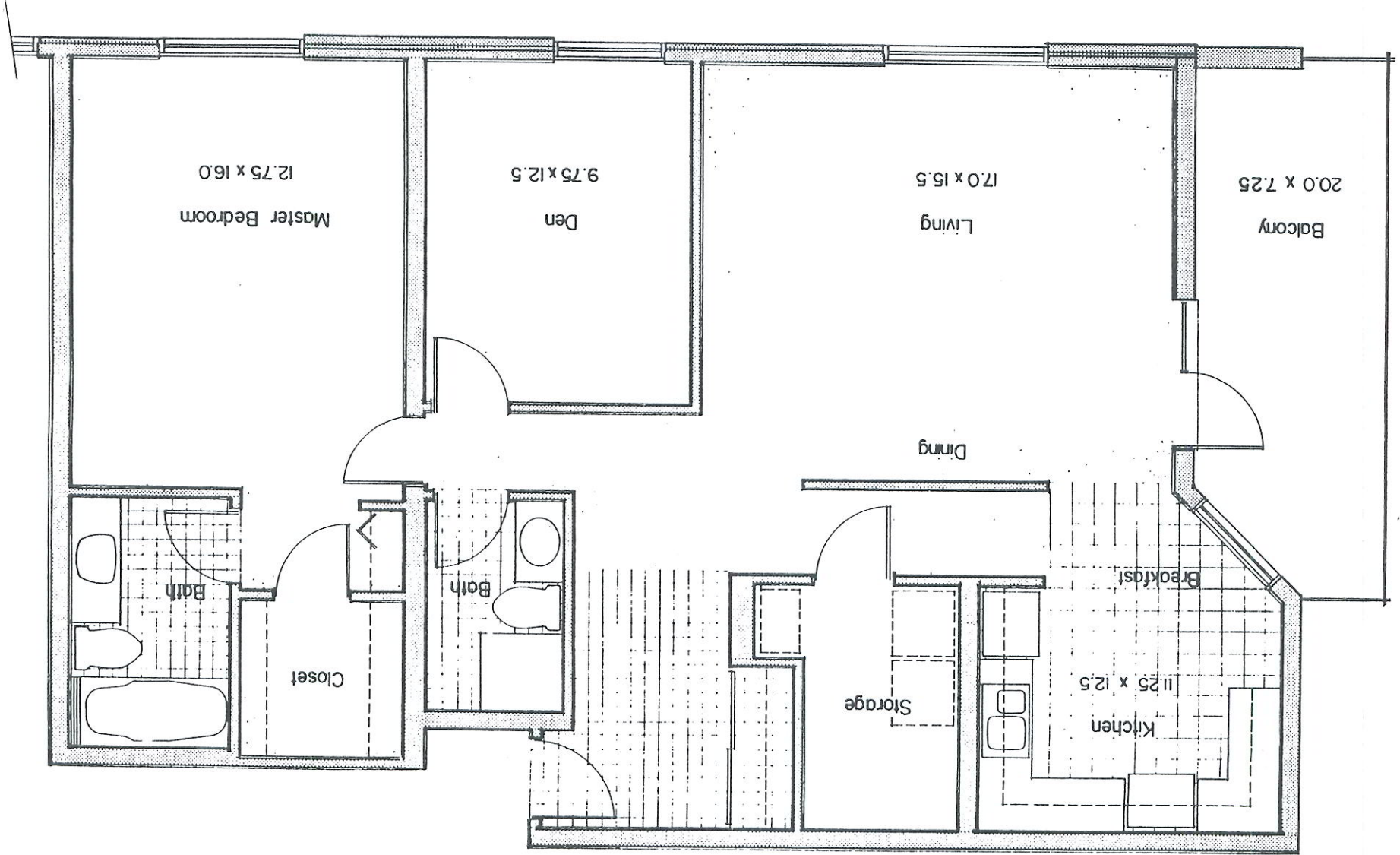
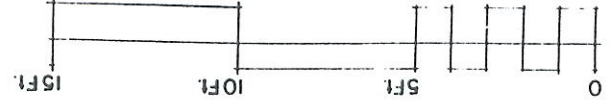
TYPICAL FLOOR PLAN

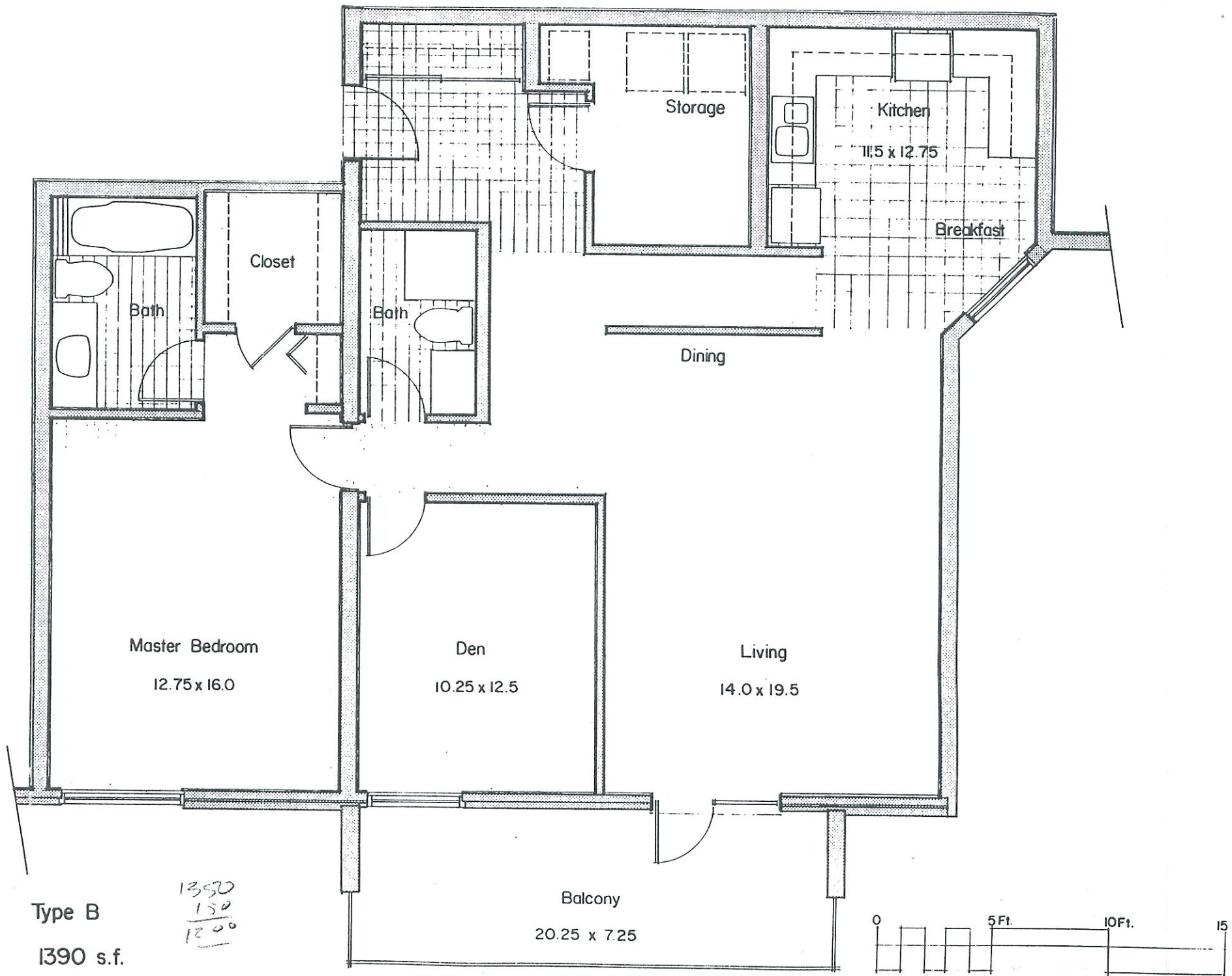


Balcony Included

1330 s.f.

Type C

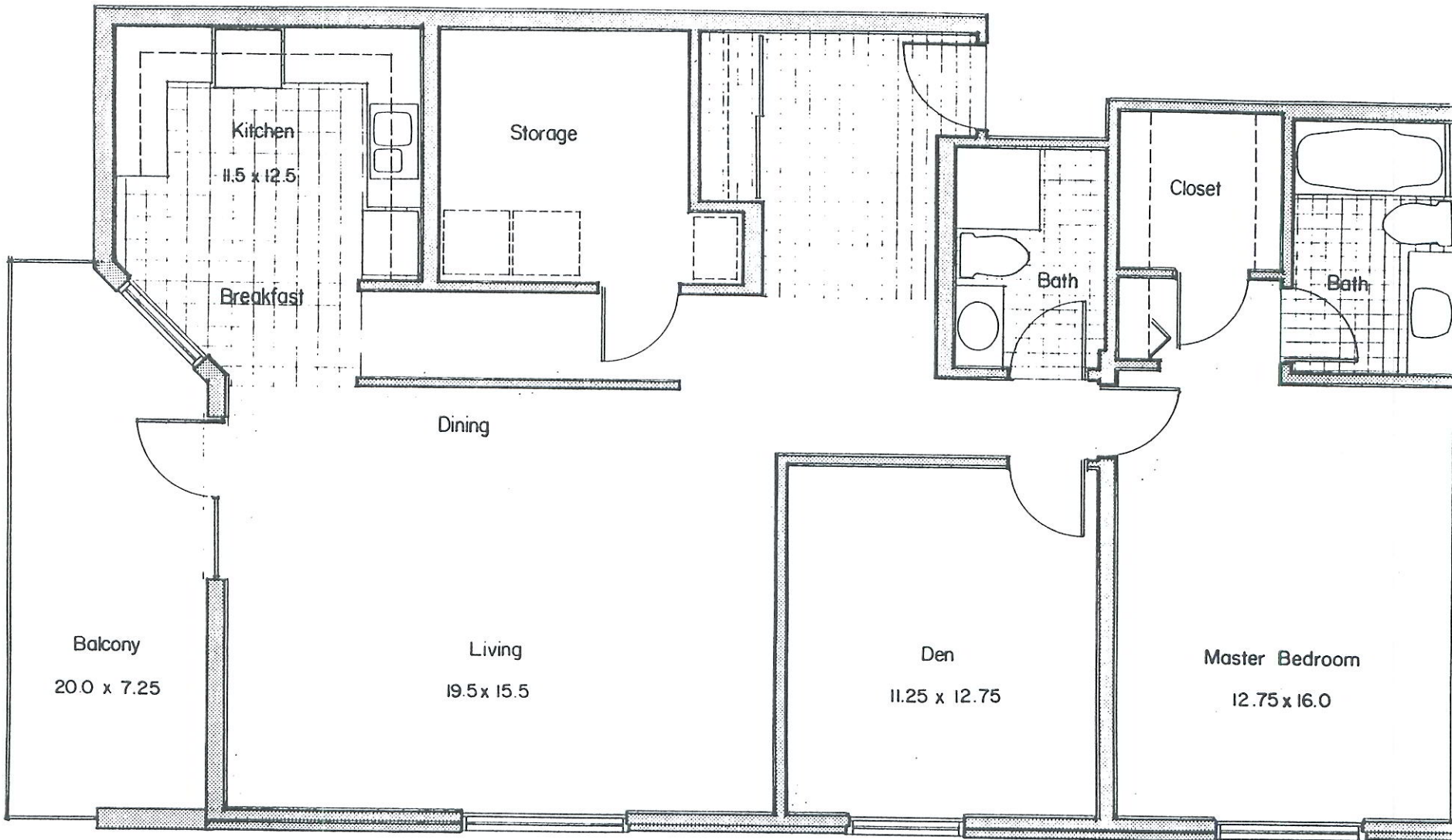




Type B

1390 s.f.

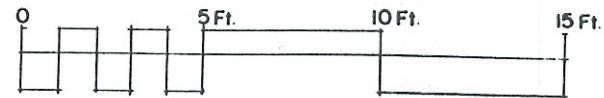
Balcony Included



Type A

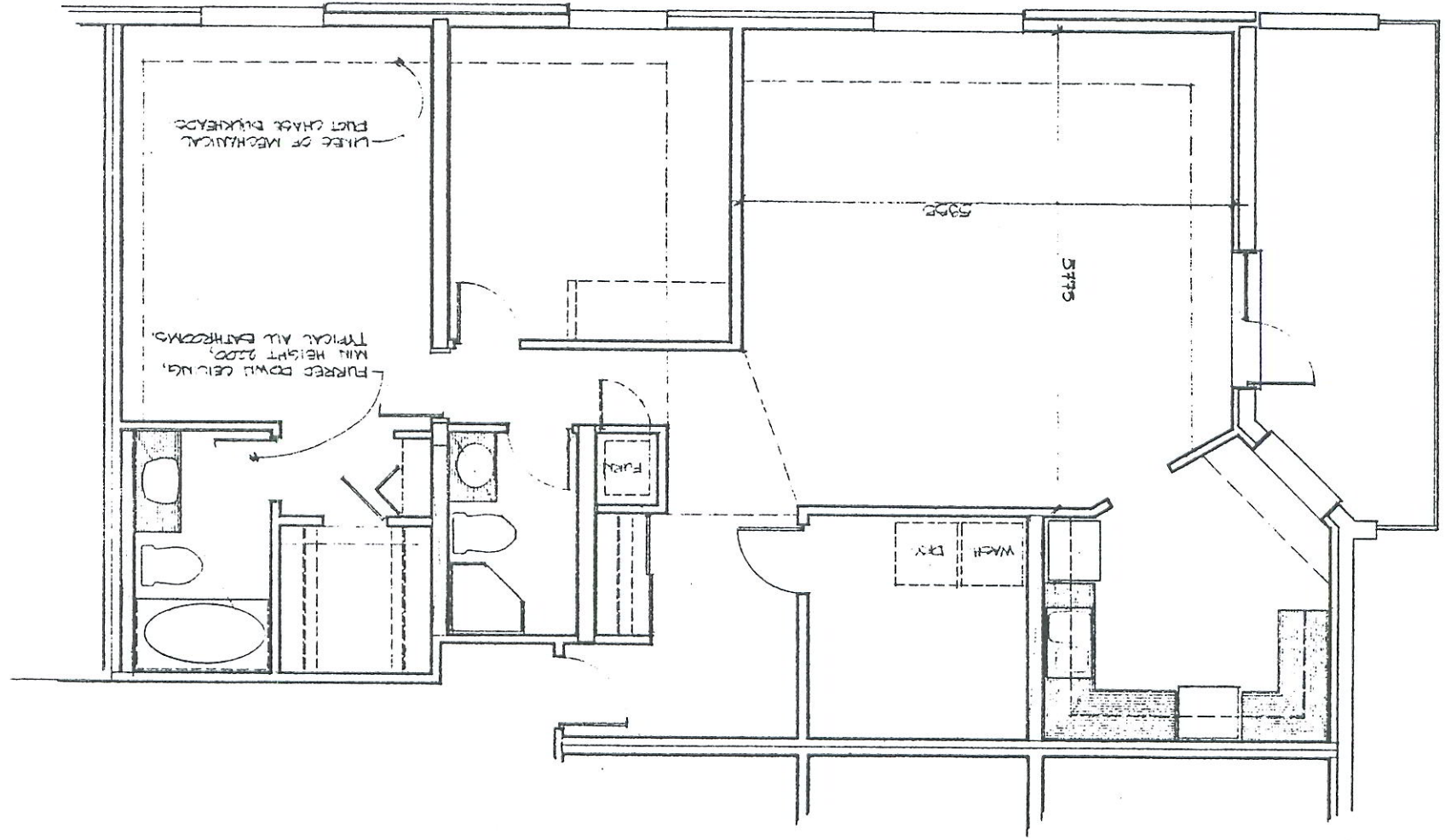
1445 s.f.

Balcony Included



ALTERNATE SUITE LAYOUT

TYPE A



HENDERSON ON THE RED

UNIT SQ. FT. (INCLUDING BALCONY)

A	1445
B	1390
C	1330

CONSTRUCTION HIGHLIGHTS:

- * Reinforced precast concrete piles & concrete slab floors
- * Concrete and masonry constructed building to maximize on fire safety and sound proofing
- * Most demising portions between unit types and corridor partitions to be concrete block construction or insulated and drywalled
- * Cast-in-place reinforces concrete underground parking garage
- * Suite entry doors to be solid core oak with first quality hardware
- * Each unit is heated by an individual electric forced air furnace with central air conditioning provided through same ductwork with central chiller system
- * Each unit to have individual Bathroom & Kitchen exhausts
- * All units equipped with individual 100 amp service panel
- * 8'2" extra high ceilings
- * Two high efficiency elevators

QUALITY ENERGY EFFICIENT FEATURES:

- * Energy efficient tri-pane wood casement windows with non maintenance metal exterior
- * R-20 insulated walls and roof
- * One tri-pane garden door per balcony
- * 6 mil polyethylene vapour barrier overlapped and to eliminate air infiltration

DECORATING AND FINISHING FEATURES:

- * Plush 40 oz. nylon carpet with 1/2 inch foam underlay
- * Ceramic tile entry ways
- * Quality no-wax sheet vinyl flooring
- * Interior trim to be 2 1/4 inch natural oak
- * Kitchen Craft Innovation European Kitchen cabinets or equivalent with oak valences top and bottom
- * Microwave rack *Oak shelf *Bread board *Hood fan enclosure
- * Master Bathroom equipment includes:
 - * Coloured whirlpool tub
 - * Coloured toilet
 - * Ceramic tile enclosure
- * Coloured coordinated vanity
- * Appliances:
 - * Stove (self clean) coloured
 - * Dishwasher coloured
 - * Garbuator
 - * Fridge (18 cu. ft. frost free) coloured
 - 3 door with ice maker
- * Washer *Dryer
- * Hardware "Weiser" or equivalent

SECURITY:

- * Manitoba Telephone Systems Enter Phone
- * Main floor Security Systems
- * 2nd. to 6th Floor pre-wired for security system
- * Individual Card Reader of Parkade

UNIT NO.

BUILDING 1

101	\$	155,000
103		145,000
104		157,000
105		162,000
106		163,000
201		160,000
202		145,000
203		145,000
204		157,000
205		162,000
206		163,000
301		162,000
302		148,000
303		147,000
304		159,000
305		164,000
306		165,000
401		164,000
402		150,000
403		149,000
404		161,000
405		166,000
406		167,000
501		166,000
502		152,000
503		151,000
504		163,000
505		168,000
506		169,000
601		168,000
602		154,000
603		153,000
604		165,000
605		170,000
606		171,000

TOTAL