

CROSSBOW POINT  
STANDARD INSURABLE UNIT DESCRIPTION

**CONDOMINIUM COMPLEX**

<b>CONDOMINIUM PLAN NUMBER:</b>	<b>0310034, Redivision 0410395 / 0510165</b>
<b>NAME OF COMPLEX (IF APPLICABLE):</b>	<b>Crossbow Point</b>
<b>ADDRESS OF COMPLEX:</b>	<b>155, 165, 175 Crossbow Place, Canmore, Alberta</b>

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<b>Component</b>	<b>Location</b>	<b>Material</b>
Flooring	Kitchen, bathrooms, entry, laundry	Vinyl sheet – builder’s grade
	Living room, dining area, bedrooms	Loop pile nylon carpet

<b>Component</b>	<b>Location</b>	<b>Material</b>
Cabinetry	Kitchen	Flat panel maple or knotty alder cabinetry. Single level units: 30” upper and lower cabinets, 15” over fridge and microwave hood fan. Loft units: 36” upper and 30” lower cabinets, 21” over fridge and 18” over microwave hood fan. 3 <sup>rd</sup> floor non loft units: 40” upper cabinets.
	Bathrooms	Flat panel maple or knotty alder cabinetry. 30” lower cabinets
Countertops	Kitchen, bathrooms	Laminate countertops

<b>Component</b>	<b>Location</b>	<b>Material</b>
Wall Finish		Painted drywall throughout with rounded corners. 12” x 12” ceramic tile kitchen backsplash, one row 6” x 8” ceramic tile shower surround and vanity backsplash. Fireplace surround: 1 <sup>st</sup> and 2 <sup>nd</sup> floor units: Cultured stone to mantle. 3 <sup>rd</sup> floor units: Cultured stone to ceiling.

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<b>Component</b>	<b>Location</b>	<b>Type</b>
Ceiling Finish		Knockdown textured drywall throughout, except painted drywall non-walk in closets. Suspended ceiling tile in laundries.
Trim/ Mouldings		5 ¼" pine baseboards, 3 3/8" pine door and window casings with 5 ¼" headers.
<b>Component</b>	<b>Location</b>	<b>Type</b>
Plumbing Fixtures and Controls:	Kitchen	Delta chrome single lever pullout faucet – modern equivalent model 470-DST. Kindred double stainless steel sink.
	Bathroom	Delta chrome single lever vanity faucet – model 580LF or equivalent. Ceramic drop in vanity sinks. Hytec fibreglass tub/ shower stalls. Delta chrome Monitor 13 series tub/ shower trim. Delta chrome roman tub filler – Classic model T2709-H20 or equivalent. Mansfield single flush toilets.
	Laundry	Hot and cold utility faucets
<b>Component</b>	<b>Location</b>	<b>Type</b>
Lighting/ Electrical Fixtures	Kitchen	1 <sup>st</sup> and 2 <sup>nd</sup> floor units: Two three-bulb curved stainless steel track lights. 3 <sup>rd</sup> floor units: 4" pot lights plus island pendant lights.
	Living room	Lamp switch only. 3 <sup>rd</sup> floor units have a ceiling fan.
	Dining area	Five bulb hanging pendant fixture
	Bedrooms	12" dome flush mount fixtures, except 3 <sup>rd</sup> floor and loft unit bedrooms may have a hanging light fixture where ceiling design permits, or no fixture at all.
	Entry, hallways	1 <sup>st</sup> and 2 <sup>nd</sup> floor units: 12" dome flush mount fixtures. 3 <sup>rd</sup> floor units: hanging pendant fixtures with bowl shaped shades.

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Component	Location	Type
	Bathrooms	Three bulb wall mount fixture in silver.
	Stairwells and lofts (where applicable)	Wall sconces
	Laundry room	Twin tube fluorescent

Component	Location	Type
Internal Doors	Room entries, closets	Six panel solid knotty pine passage doors and pocket doors

Component	Location	Type
Closets/ Storage Installations	Closets	Wire shelving

Installations	Description	Comment
<b>Provision of Water:</b>	Water system	Yes
	Sewer system	Yes
	Water lines (eg. fridge)	No
	Toilets	Yes
	Sinks	Yes
	Water heaters	No
<b>Provision of Gas:</b>	To Appliances	No
	To Heating Equipment	No
	Other gas lines (eg. BBQ, fireplace)	Fireplace and BBQ gas lines
<b>Provision of Electricity:</b>	Electrical system	100amp panel with breakers. Copper wiring.
	Electrical outlets	Decora light switches, GFI bathroom outlets, 220 volt outlets to range and dryer.
	Telecommunications wiring	Cable in living room, bedrooms and loft. Phone jacks in kitchen, living room, bedrooms and lofts.
	Electric baseboard heating	Loft areas
<b>Cooling / Ventilation</b>		
Air Conditioning		No
Air Exchanger		No
Air Humidifier		No

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<b>Other Installations</b>		<b>Comment</b>
Smoke Detectors		Within 10ft of each bedroom and in lofts
CO Detectors		No
Washing Machine Drainage		Yes
Clothes Dryer Outlet		Yes
Exhaust Outlet		Kitchen and bathroom exhaust outlets.
Built-in Vacuum System		No
Built-in Appliances		Black GE microwave hood fan – JVM1430BDC01. Black GE dishwasher – VSD3706J00BB.
Built-in Devices		Napoleon 32” gas fireplace. Honeywell manual thermostat control. Broan bathroom exhaust fans.

**REVISION LOG**

REVISION No.	DATE	APPROVED BY:	REVISION DETAILS
0	APR 2, 2020	BOARD	Original issue of document FILE: Crossbow Point - SIUD Standard Insurable Unit Description FINAL-b.1 (table).docx