



### **WELCOMING FIRST IMPRESSIONS**

- Tree-lined boulevards and exquisitely landscaped grounds create a friendly village ambiance
- Two-car side by side garage with remote door opener and keypad gives easy secure access
- Ample visitor parking for your guests convenience
- Shopping, recreation, and professional services are nearby

### **ELEGANT INTERIORS**

- Luxurious hardwood laminate on main living level blends beauty with durability
- Open, contemporary living spaces
- 9-foot ceilings throughout main living level
- Oversized windows with contemporary 2" faux wood blinds
- Oversized wood baseboards and custom moldings
- Energy-efficient electric fireplaces with polished porcelain tile and hand cast concrete surrounds
- Textured carpets with high density underlay

### **CUSTOM CHOICES**

- Customize your new home. Simply ask your sales representative for available options

### **PERSONAL SPACES**

- Full length mirrored closet doors
- Ensuites feature dual sinks and private walk-in rain shower with dual head shower
- Deep soaker tub in main and basement bathrooms
- Custom maple shaker bathroom cabinetry
- Full width and full height vanity mirrors with cosmetic light bars
- Granite countertops
- Quality designer fixtures

### **TECHNOLOGY TOUCHES**

- Newest Telus FTTH (Fiber To The Home) technology, providing the most advanced fiber optic broadband connection ready for the rapidly expanding requirements of telephone, cable and internet services
- Local Area Network (LAN) infrastructure pre-wired for high-speed Internet connection access in multiple locations
- An integrated smart home enclosure ensuring ease of distribution for your tel/cable/networking requirements
- Speaker wires roughed-in for multiple in-ceiling/wall speaker installation and theater surround sound
- Conduit raceway for over the fireplace installation of your Family Room TV

### **KITCHENS THAT SIZZLE**

- Granite countertops with designer tile back splash
- Custom maple shaker cabinetry
- Convenient kitchen island for extra storage and counter space complete with raised breakfast bar
- European design chimney hood fan
- Stainless steel Whirlpool appliance package

### **CONSTRUCTION EXCELLENCE**

- Full 2-5-10 warranty by National Home Warranty for your complete peace of mind
- Rain screen construction
- Durable fiber-glass front exterior door
- Water resistant Densshield Drywall board behind shower/tub surrounds
- Low maintenance durable fiber cement board and vinyl siding
- 30-year fiberglass laminated asphalt shingles
- Security system pre-wire for doors and windows plus multi keypad and motion detectors
- Central vacuum system rough-in
- BBQ outlet rough-in
- Roughed in central air conditioning
- High efficiency gas fired forced air furnace