

**YOUR HOME**

- 3-bedroom rowhomes w/ two exterior architectural style options:
- Scandinavian Modern or Transitional Modern
- 1-bedroom secondary suite in basement
- Single-car garage & two exposed aggregate single-parking pads
- Landscaped front yard w/ personal entry gate & private fenced rear yard
- Foundation damp proofing system w/ 35-year manufacturer warranty
- Conduit for future photovoltaic solar system from mechanical room to attic
- Built Green Gold & EnerGuide Zero Carbon Step Code 4

**SUITE LIVING**

- Durable cabinetry w/ chrome hardware
- Double-basin stainless steel kitchen sink w/ laminate countertops
- Durable waterproof vinyl plank flooring throughout; carpet on stairs
- Tub/shower acrylic unit in bathroom
- Chrome plumbing & lighting fixtures; nickel door hardware
- Independent 40-gallon hot water tank & electric baseboard heating
- 100-amp electrical service (duplex meter)
- Stainless steel Samsung appliances: electric range, OTR microwave/ hood fan, ENERGYSTAR dishwasher, ENERGYSTAR 33" refrigerator & ENERGYSTAR 24" washer/heat pump dryer

**INVITING INTERIORS**

- Two interior design schemes curated by Spaciz Design Company
- Spacious open-concept main floor living w/ 9' ceilings & large windows
- Vaulted ceilings at the front of the house on the second floor\*
- Durable laminate plank flooring in main living areas & soft carpeting in bedrooms, hallways & on stairs
- Powder room on main floor
- Room to grow w/ main floor flex space & additional second floor bonus room\*

**GOURMET KITCHENS**

- Finely crafted 42" upper cabinets
- One or two-tone modern slab cabinets w/ nickel or matte black hardware\*\*
- Large format backsplash tile, quartz countertops & under-cabinet lighting
- Stainless steel Samsung appliances: electric range, microwave with integrated hood fan, ENERGYSTAR rated dishwasher & ENERGYSTAR 36" fridge w/ interior water & ice maker
- Single-basin stainless sink w/ Moen pull-down spray faucet in stainless steel or matte black\*\*

**BEAUTIFUL BATHROOMS**

- High-quality Moen plumbing fixtures in nickel or matte black finishes,\*\* large format tiled floors & durable quartz countertops
- Ensuite shower w/ large format tile surround & acrylic shower base; acrylic tub/shower combo in main bath
- Dual undermount sinks in ensuite\* & pedestal sink in powder room

**THOUGHTFUL CONVENIENCES**

- High-efficiency system for air conditioning & heating w/ units on main & second floors; baseboard heat in secondary spaces
- Interior lighting package w/ nickel or matte black finishes\*\*
- Designer light fixture in dining area & pot lights in kitchen
- Samsung ENERGYSTAR 27" washer & dryer on upper floor
- High-performance dual pane vinyl windows w/ screens
- Fire sprinkler system, smoke detector & carbon monoxide detector
- White wire shelving in closets

**OPTIONAL UPGRADES**

- Electric fireplace great room
- Ensuite wall rain head shower trim package
- Roller shade package
- Laminate flooring on the second floor
- Vinyl flooring on stairs in secondary suite
- Irrigation → rear yard
- EV rough-in → detached garage

\*Available in select units / plans only

\*\* Scheme dependent

The Developer/Builder reserves the right to make modifications or substitutions to building design, specifications, features, plans, options, materials and drawings before or after a Disclosure Statement is filed. Any measurements provided are approximate only. Renderings shown (interior and exterior) are for general illustration purposes only and should not be relied upon to accurately represent the actual final product. E.&O.E.